



# MILL AVENUE

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BUSINESS PARK

OFFICE SPACE FOR LEASE

NEW Move-in-Ready Spec Suites



40 WEST BASELINE ROAD | TEMPE, AZ 85283

NEWLY RENOVATED



SUITE RANGES  
±1,558 SF - ±3,498 SF

FRONTAGE ON  
MILL AVENUE

LEASE RATE  
\$19.00/SF  
FULL SERVICE

EXCELLENT  
ACCESS TO US-60, I-10 &  
LOOP 101

ON-SITE  
RESTAURANT

HIGHLY  
VISIBLE

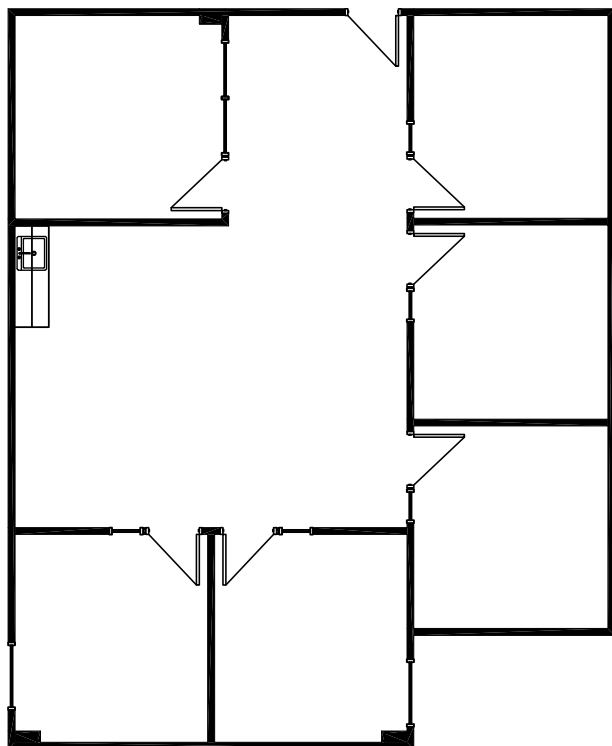
5.0/1,000  
(1.0/1,000 COVERED)

FULL BUILDING  
RENOVATIONS

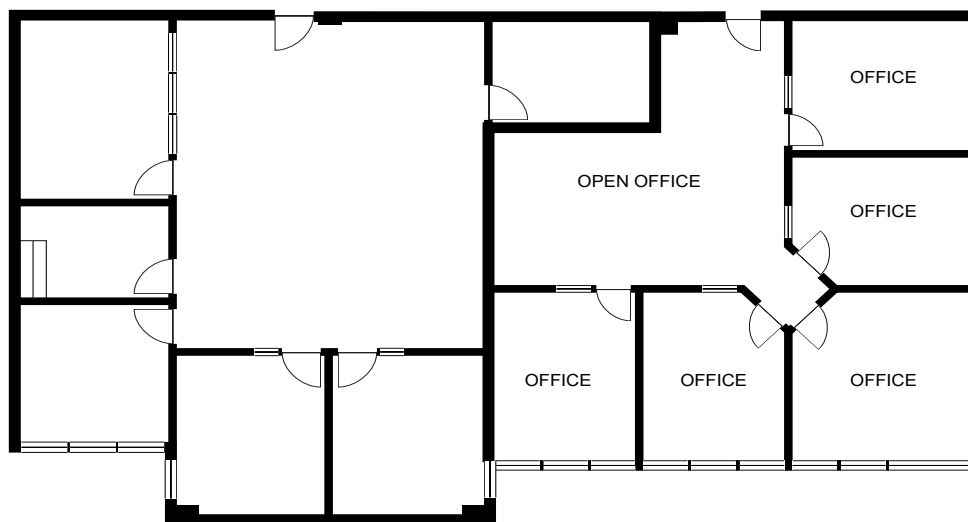


BUILDING FEATURES

## FLOOR PLANS - 2ND FLOOR



**SUITE 208**  
±1,766 RSF



**SUITE 218**

**SUITE 220**

**SUITE 218**  
±1,940 RSF

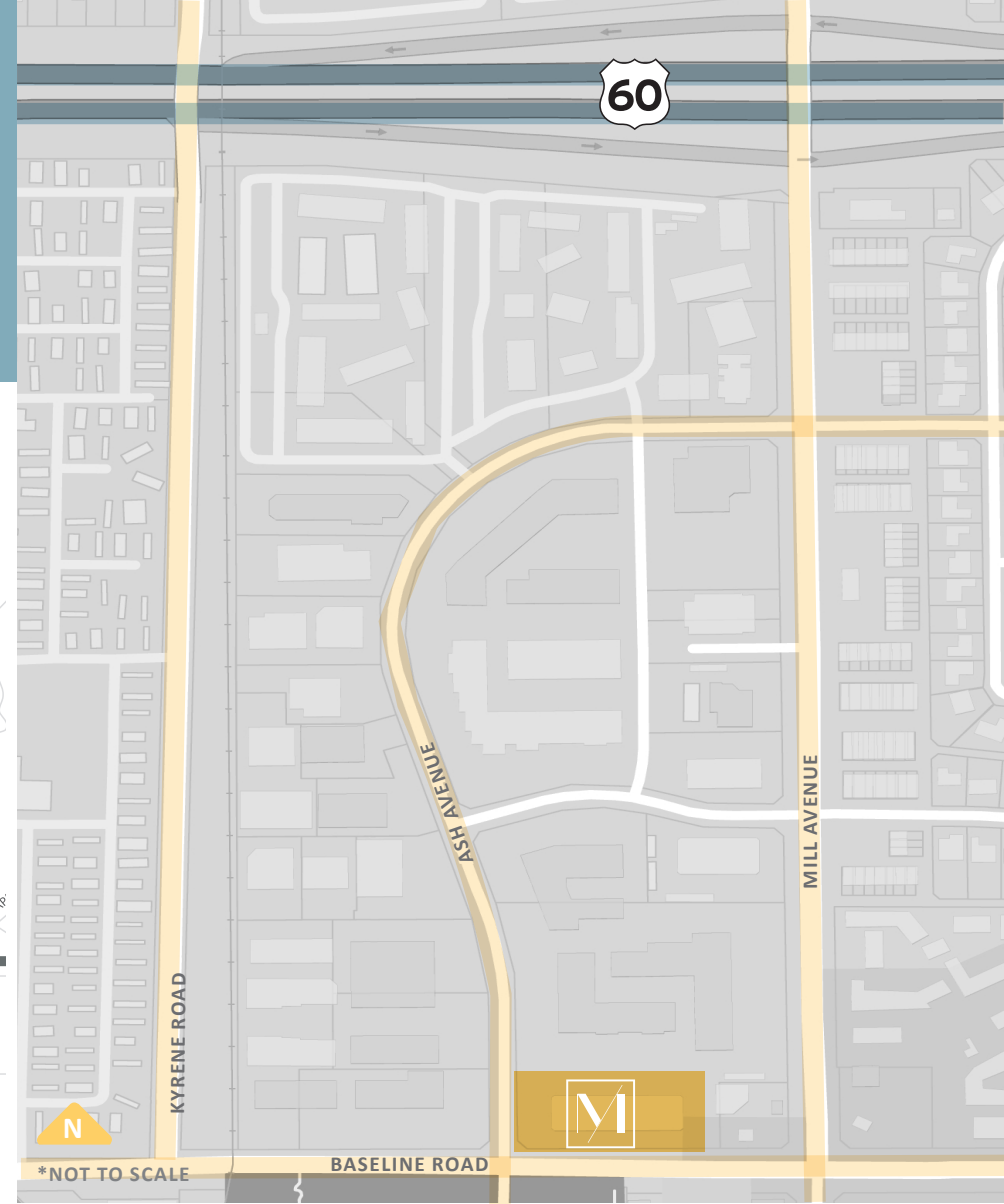
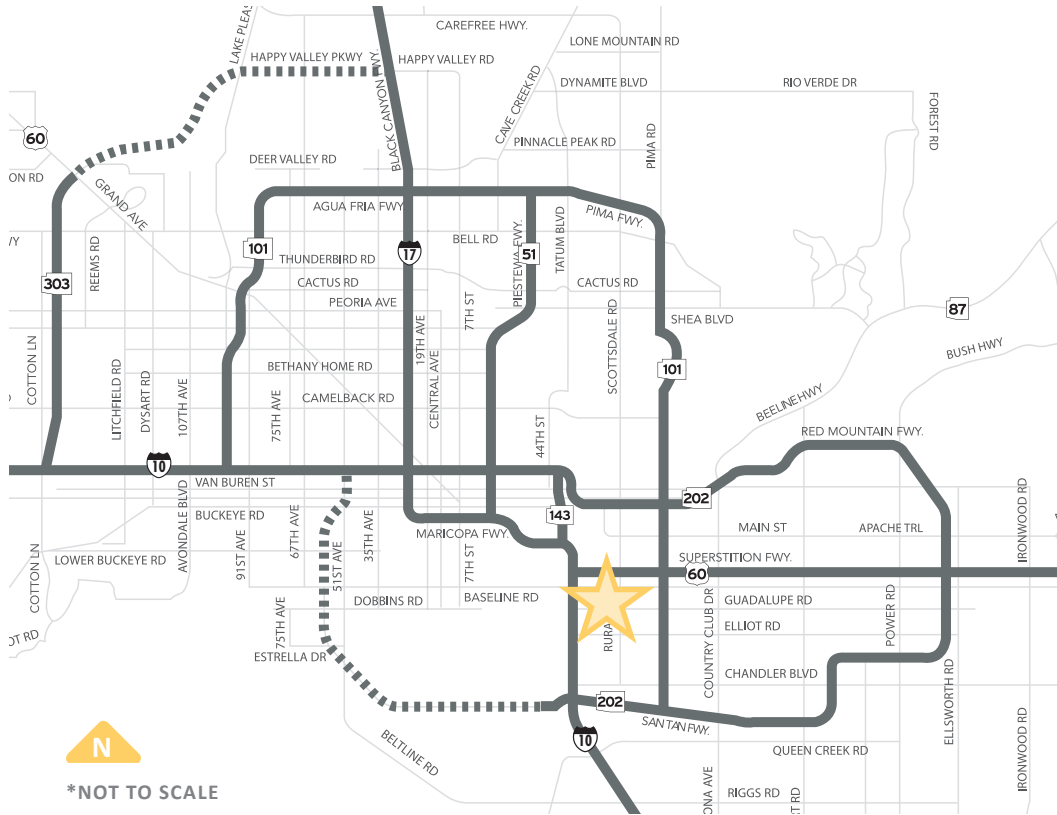
**SUITE 220**  
±1,558 RSF

**SUITES 218/220  
CONTIGUOUS**  
±3,498 RSF





# MILL AVENUE BUSINESS PARK



## FOR MORE INFORMATION, PLEASE CONTACT:

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