



NORTE

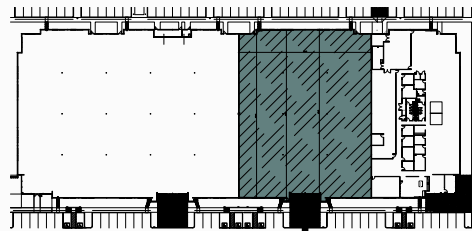
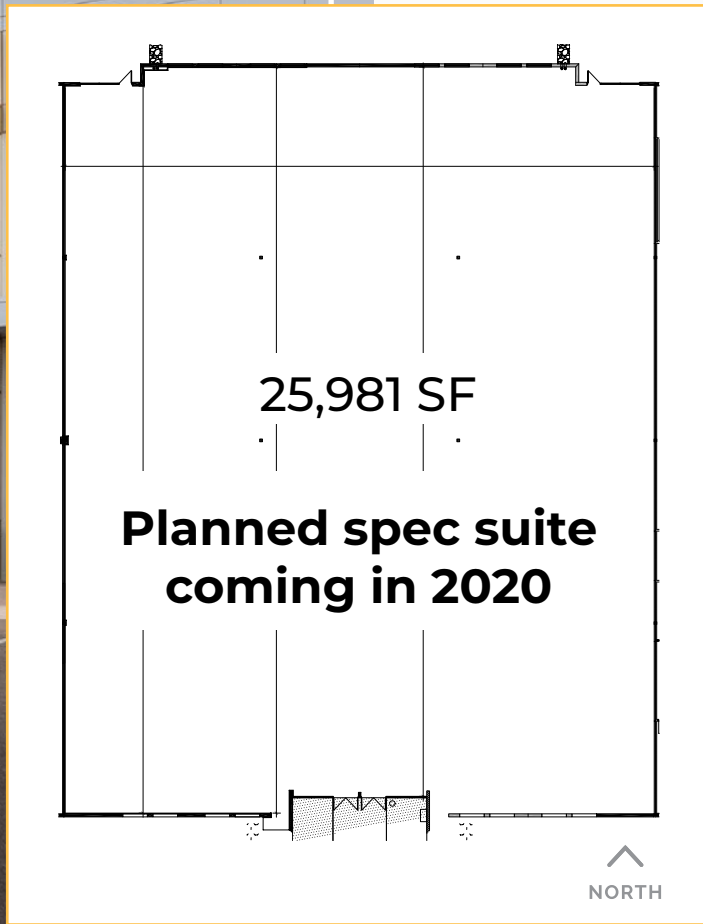
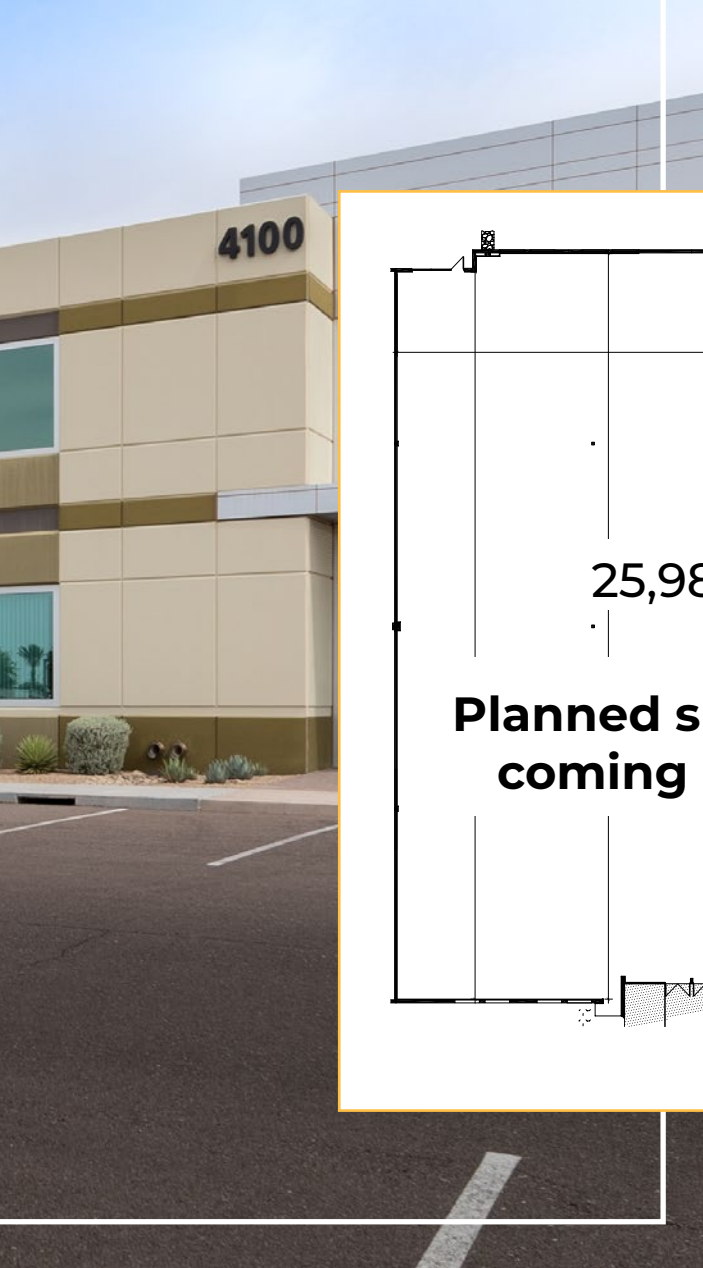
AT CHANDLER CORPORATE

4100 W Galveston Street | Chandler, AZ

Jones Lang LaSalle Americas, Inc.
License #: CO508577000



BUILDING SPECS



4100

West Galveston Street | Chandler, Arizona



85,797 SF

Total square feet



SPEC SUITE

Planned spec suite



±25,981 RSF

square feet available



\$16.95 PSF

NNN Lease rate



6.1/1,000

Covered parking available



THE LOCATION

CORPORATE NEIGHBORS

Norte at Chandler Corporate Center is within close proximity to many of Arizona's most prestigious and growing corporations.



NEARBY AMENITIES



LOCATED IN THE HEART OF CHANDLER

Norte at Chandler Corporate Center is the perfect place for your business, with convenient location to all your desires.

Within walking distance to a variety of restaurants and shops, and central to Chandler Fashion Center.

Easy accessibility to Loop 101 and Loop 202.



**Photos represent possible tenant build out*



**Photos represent possible tenant build out*



10 minutes
175,661
population



20 minutes
944,810
population



30 minutes
1,934,012
population

CENTRAL LOCATION



1,055,948

people 25+ years old living within 30 mins



39.5%

of Metro Phoenix's total population can access the site within 30 min

HIGHLY EDUCATED WORKFORCE



1 MILLION

people 25+ years old living within 30 min



\$90,967

average household income within 30 min



37.2%

of population 25+ within 30 min has a bachelor's, graduate or professional degree



HOTELS

33 HOTELS

within 5 miles



MULTI-FAMILY

35,494

multi-family units within 5 miles



RETAIL

OVER 6.9 MILLION

s.f. retail amenities within 3 miles



NO

RTF



Leasing by:



Owned by:



MARK GUSTIN SIOR CCIM

Managing Director

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DAVE SEEGER

Managing Director

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