

OPEN TO
ONE-YEAR TERMS
Contact Broker for Details.

FOR LEASE > MEDICAL/OFFICE SPACE

McCormick Ranch Office Plaza

9449 N. 90TH STREET, SCOTTSDALE, ARIZONA

PHILIP WURTH, CCIM | 480 655 3310 | philip.wurth@colliers.com | www.colliersEVoffices.com
MICHAEL MILIC | 602 222 5050 | michael.milic@colliers.com | www.colliers.com/greaterphoenix

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Building Size

- ±29,252 RSF, 2-Story, Garden style office building

Rate

- $15.00 per SF/Year, Full Service - Moving allowance available.

Availability

- Suite 100: ±5,658 SF
- Suite 107: ±1,495 SF
- Suite 201: ±1,940 SF

Parking

- 126 Parking Spaces (4.27/1,000).
- Covered Parking Ratio 1/1,000.
- Covered, Reserved Parking $35.00 per space, per month.

Building Features

- Building Signage available
- C-0 Zoning, City of Scottsdale
- Full Diamond Interchange at Loop 101 & Shea Blvd.
- Recently rennovated Courtyard, Landscape, Exterior Paint & Signage





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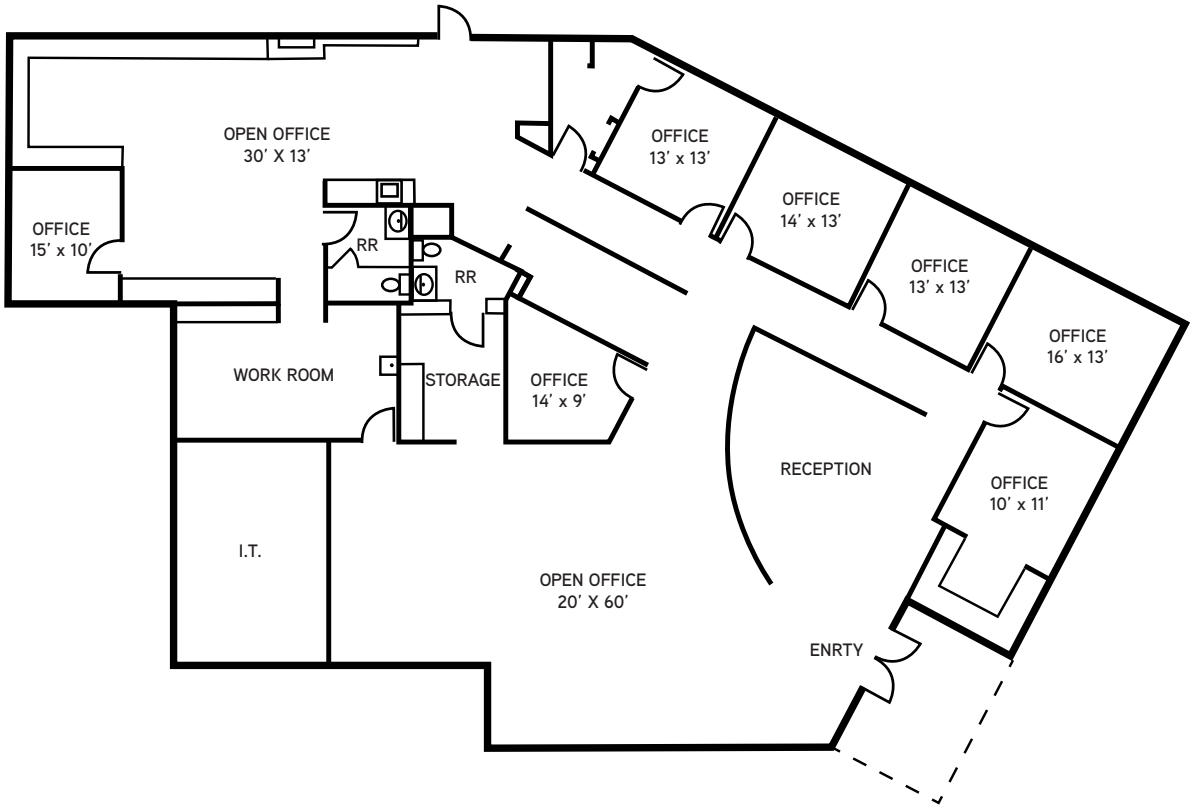
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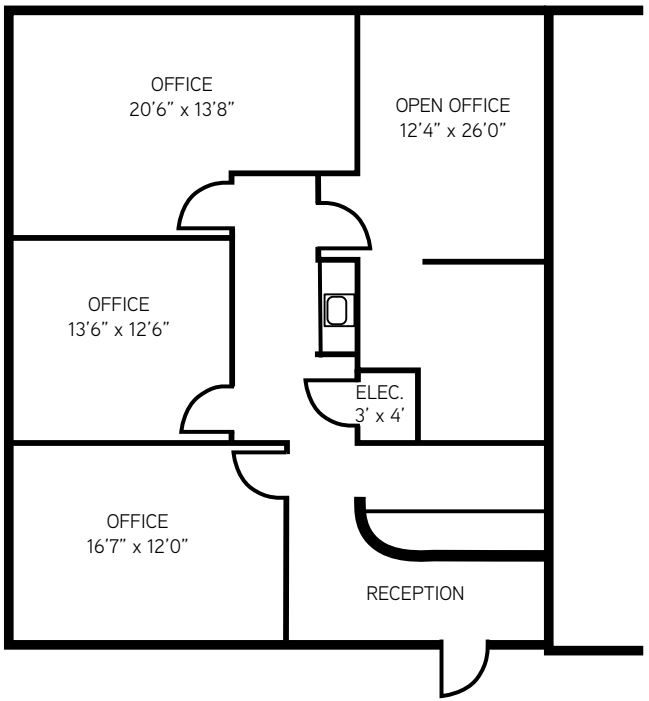
McCormick Ranch Office Plaza > Floor Plan

9449 N. 90TH STREET, SCOTTSDALE, ARIZONA

Suite 100: ±5,658 RSF



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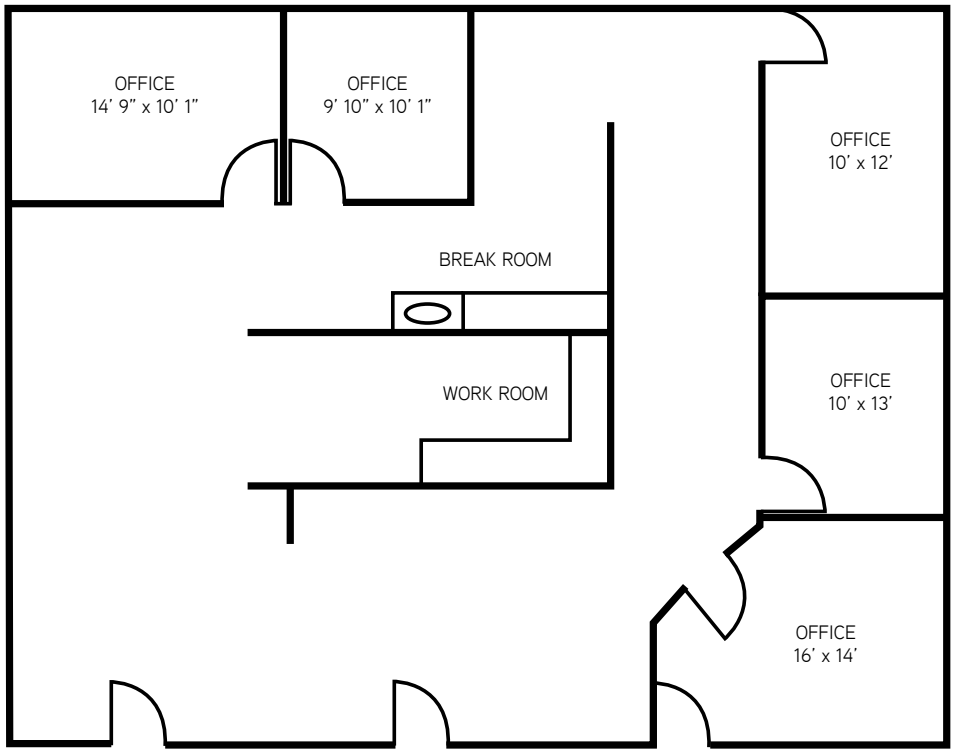
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2017 ESTIMATED POPULATION

8,064
within 1 mile

62,753
within 3 miles

144,253
within 5 miles

DAILY TRAFFIC COUNTS

20,900 VPD
at 90th Street and 90th Place

34,915 VPD
at Via Linda and

25 minute drive to Phoenix Sky Harbor International Airport

Property Area

Great location close to McCormick, Scottsdale and Gainey Ranch master-planned residential communities. Near the Shea Corridor with convenient access to Loop 101. Adjacent to shopping, dining and medical facilities including HonorHealth Scottsdale Shea Medical Center.

Contact

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