

# FOR LEASE El Presidio at Pinnacle Peak

8700 East Vista Bonita Drive | Scottsdale, AZ



For additional information, please contact:

**Gordon Raguse**

Managing Director  
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# 8700 EAST VISTA BONITA DRIVE



## Building Features:

- New/Renovated Lobbies and Common Areas
- Property Type: 2-Story Class “A” Office
- Property Size: ±59,635 SF
- Parking Ratio: 3.8:1,000 SF
- Zoning: C-2, City of Scottsdale
- Move-in Ready Suites
- Lease Rate: \$21.00/SF Full Service
- Tenant Improvements: Negotiable
- Covered Parking Available

## Area Amenities:

- Can accommodate medical, dental and office occupiers
- Surrounded by the upscale, master-planned communities of Troon, Estancia and DC Ranch
- High visibility frontage on Pinnacle Peak Road
- Quality improvements with an appeal oriented towards the high-image corporate user
- Located in North Scottsdale in the prestigious Pinnacle Peak market
- Dog friendly building

## Availability:

### First Floor:

- Suite 116 - 1,042 RSF\*
- Suite 124 - 901 RSF\*

### Second Floor:

- Suite 260 - 4,881 RSF

\*Contiguous = 1,943 RSF

For more information, contact us

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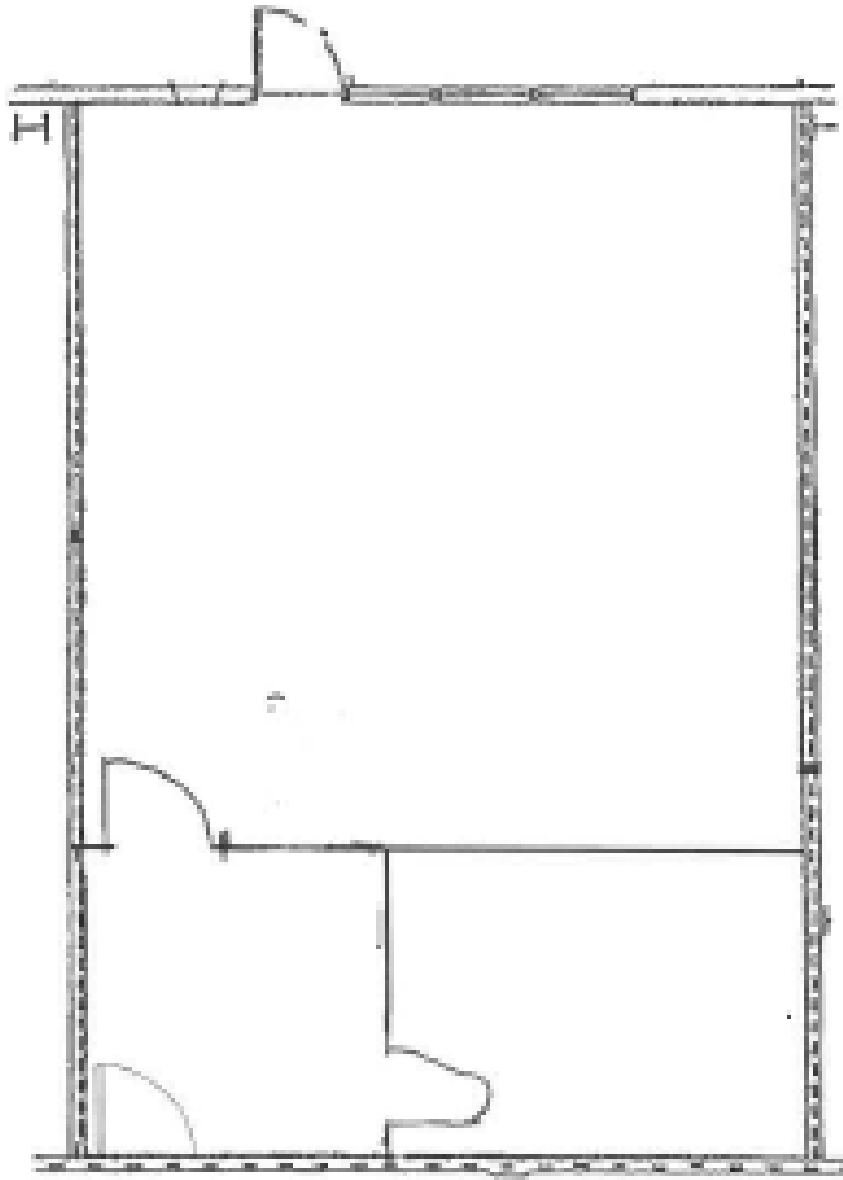
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## Suite 116 - ±1,042 RSF

\* Floor plan not to scale

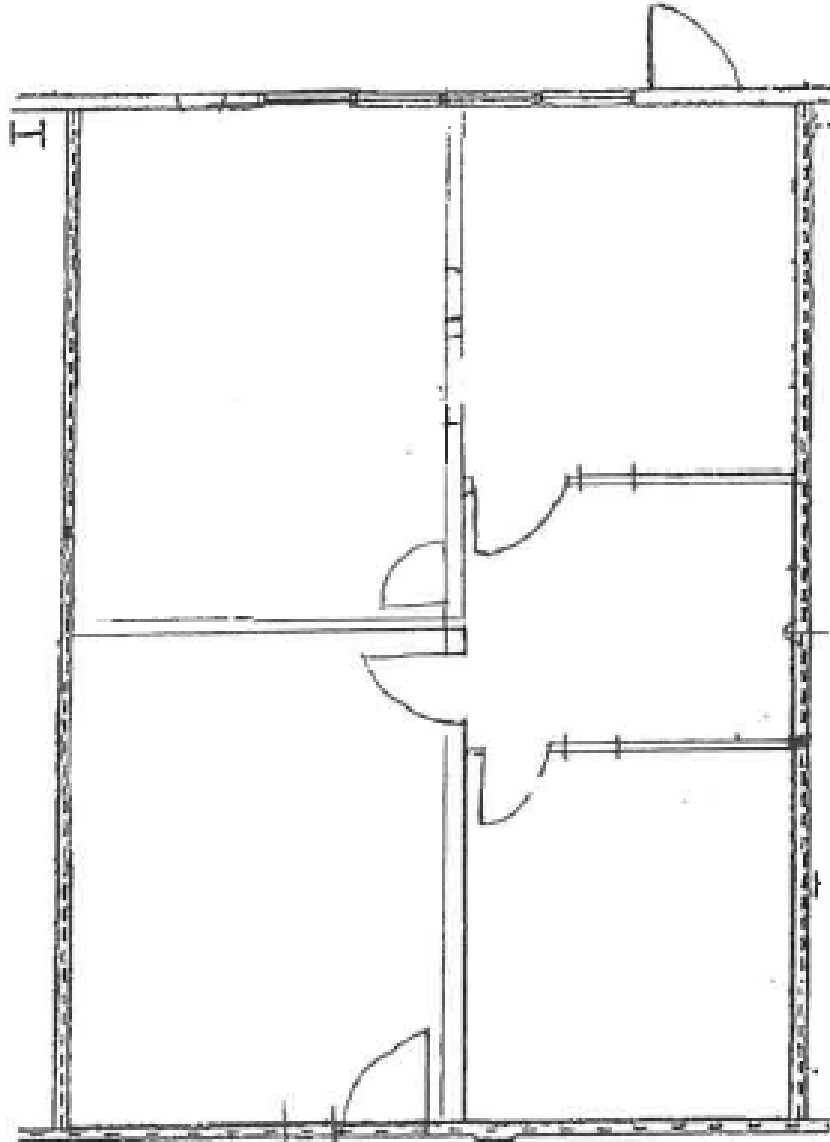


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## Suite 124 - ±901 RSF

\* Floor plan not to scale



# El Presidio at Pinnacle Peak

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## Suite 260 - ±4,881 RSF

\* Floor plan not to scale

