



quadrum
TEMPE



CUSHMAN &
WAKEFIELD



quadrum

TEMPE

A newly renovated 150,000 square foot office space centrally located near Downtown Tempe, Quadrum boasts brand new modern finishes, a multi-level parking structure, and a fully remodeled lobby and common areas.



COMPLETED INTERIOR &
EXTERIOR RENOVATIONS



3 STORIES, 75,000 SF
CONTIGUOUS SPACE AVAILABLE



6.3/1000 PARKING RATIO WITH
COVERED AND UNCOVERED SPACES



CONVENIENT ACCESS TO
FREEWAYS & AMENITIES





RENOVATED COMMON LOBBY



brand new features



LARGE EFFICIENT FLOOR PLATE



750 KW BACK UP GENERATOR



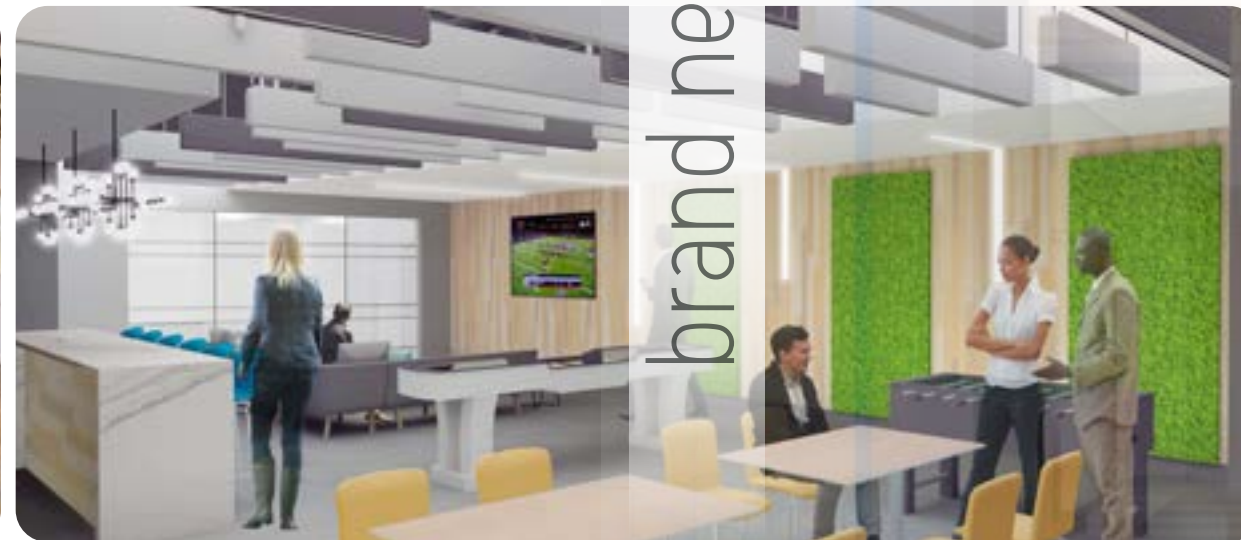
10 FOOT FINISHED CEILINGS



ON-SITE AMENITY LOUNGE



NEW AMENITY LOUNGE



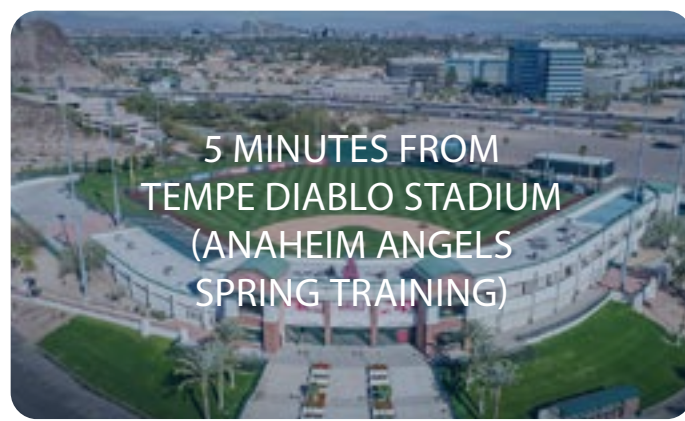
exterior renovations

- New building accent colors
- New entrance façade with exterior architectural elements accentuating the building entrance
- New hardscape and landscaping around the building
- New wayfinding and signage package
- Parking lot and landscaping upgrades
- Outdoor break area

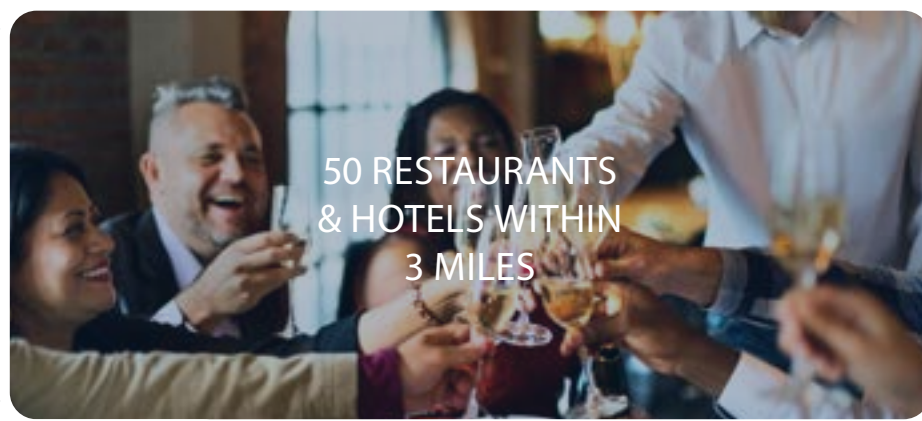
interior renovations

- New two-story building atrium lobby
- New modern finishes including flooring, walls and lighting
- Feature stairwell
- New passenger elevator
- Second story view landing
- New ceiling tiles and lighting in tenant areas
- Refreshed common area restrooms.





5 MINUTES FROM TEMPE DIABLO STADIUM (ANAHEIM ANGELS SPRING TRAINING)



50 RESTAURANTS & HOTELS WITHIN 3 MILES



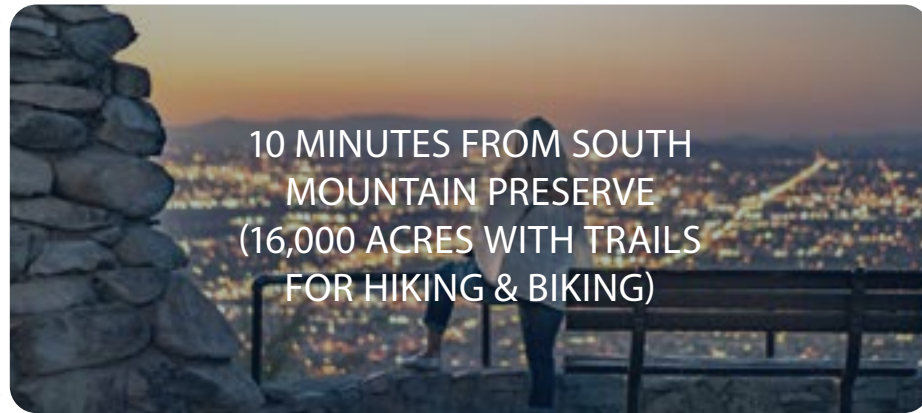
10 MINUTES FROM MILL AVENUE ENTERTAINMENT DISTRICT



7 GOLF COURSES WITHIN 10 MILES



10 MINUTES FROM SKY HARBOR INTERNATIONAL AIRPORT



10 MINUTES FROM SOUTH MOUNTAIN PRESERVE (16,000 ACRES WITH TRAILS FOR HIKING & BIKING)



central location

JOIN OTHER QUADRUM TENANTS



1.2 MILLION WORKERS WITHIN 30 MINUTES

5
MINUTES
TO US 60 AND I-10 FREEWAYS

10
MINUTES
TO SKY HARBOR INTL. AIRPORT

10
MINUTES
TO DOWNTOWN TEMPE/ASU



quadrum

TEMPE

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