

Office Condo for Sale

1,360± sf

8080 E Gelding Drive | Suite 104 | Scottsdale, Arizona

Reduced!

~~\$286,960~~ **\$279,500**
~~(\$211/sf)~~ **(\$206/sf)**

FEATURES

- Great signage exposure on Gelding Drive
- Bright & light | Open floor plan
- Two to three offices | Kitchen/break | Flex space
- Two (2) covered reserved parking stalls
- I-1 Zoning, City of Scottsdale

FOR ADDITIONAL INFORMATION OR TO SCHEDULE A SHOWING
PLEASE CALL OR EMAIL:



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The above is subject to prior sales and leasing. This information has been secured from sources we believe to be reliable, but we make no representation or warranties, expressed or implied as to the accuracy of this information.

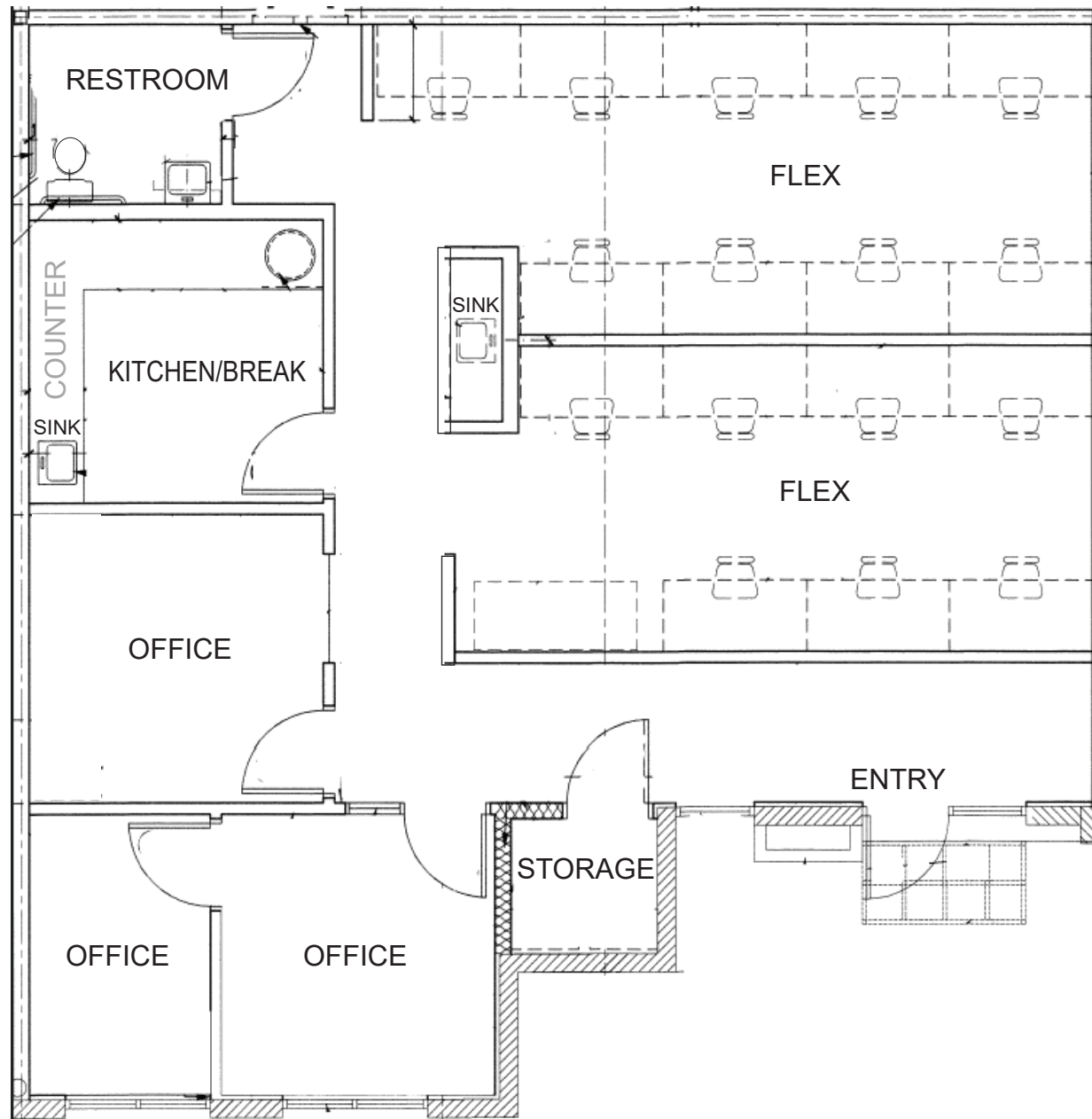


Improvement budget needs to be considered in the acquisition price

HAYDEN CROSSING OFFICE PARK

8080 E Gelding Drive | Suite 104 | Scottsdale, AZ 85260

1,360± sf



NOT TO SCALE

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8080 E GELDING

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AREA AMENITIES



Scottsdale Quarter

Ideally situated at the northeast corner of Scottsdale Road and Greenway-Hayden Loop in the Greater Scottsdale Airpark. First-class 28-acre, ±450,000 square foot retail, restaurants and entertainment district in an open-air lifestyle center offering destination retailers including iPic Gold Class Theaters, Apple Store, Armani AX, H & M, Narcisse, Nike, Pottery Barn, West Elm, Brio, Stingray Sushi and True Food Kitchen. Amid elegant, diverse architecture and lush landscape, hotel and residential components are developed as well, independently from the retail and office space. This area has been referred to as “the Beverly Hills of the Desert”. (www.scottsdalequarter.com)



KIERLAND
COMMONS

Kierland Commons

Kierland Commons incorporates retail, restaurant, office and residential components within the 730-acre Kierland master-planned community, dispersed throughout the Commons in one-, two- and three-story buildings fronting Main Street and interior roadways. With a highly admired, innovative environment, Kierland Commons is a 324,018 gross leasable square foot destination with retailers including the Apple Store, Morton's of Chicago, Crate & Barrel, Anthropologie, BCBG Max Azaria, Chico's, Coldwater Creek, Coach, J Crew, J.Jill, Lucy, Sur la Table, Tommy Bahama's Tropical Café and Emporium and Z Gallerie. (www.kierlandcommons.com)

Scottsdale Quarter and Kierland Commons are among the variety of upscale amenities within and around the Greater Scottsdale Airpark area. TPC Golf Course and the Princess Resort are just a hop, skip and jump north of the Airpark in the prestigious Perimeter Center. **Acoma Business Center** is minutes from the Scottsdale Promenade, McDowell Mountain Business Park, and of course the Scottsdale Municipal Airport. Easy access to Loop 101 makes **Acoma Business Center** the ideal location and environment for any new, growing, or established business or corporation.

