

Creative Loft Office/Industrial Condo

16410 N 91st Street | Suite 110 | Scottsdale, Arizona 85260

100% HVAC

3,675± sf

FOR SALE

\$675,000

*Exceptional Location with Bell Road
& Loop 101 Freeway Access*

- *Class "A" Build-out*
- *Reception, Five (5) Offices*
- *Conference Room, Bullpen*
- *Bar/Break Area*
- *Two (2) Restrooms*
- *Contemporary Design with
Nice Architectural Finishes!*
- *Furnishings Negotiable*

For additional information please contact



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 **SHELL**
Commercial Investment Real Estate
480.443.3992
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16410 N 91st Street | Ste 112 | Scottsdale, AZ 85260



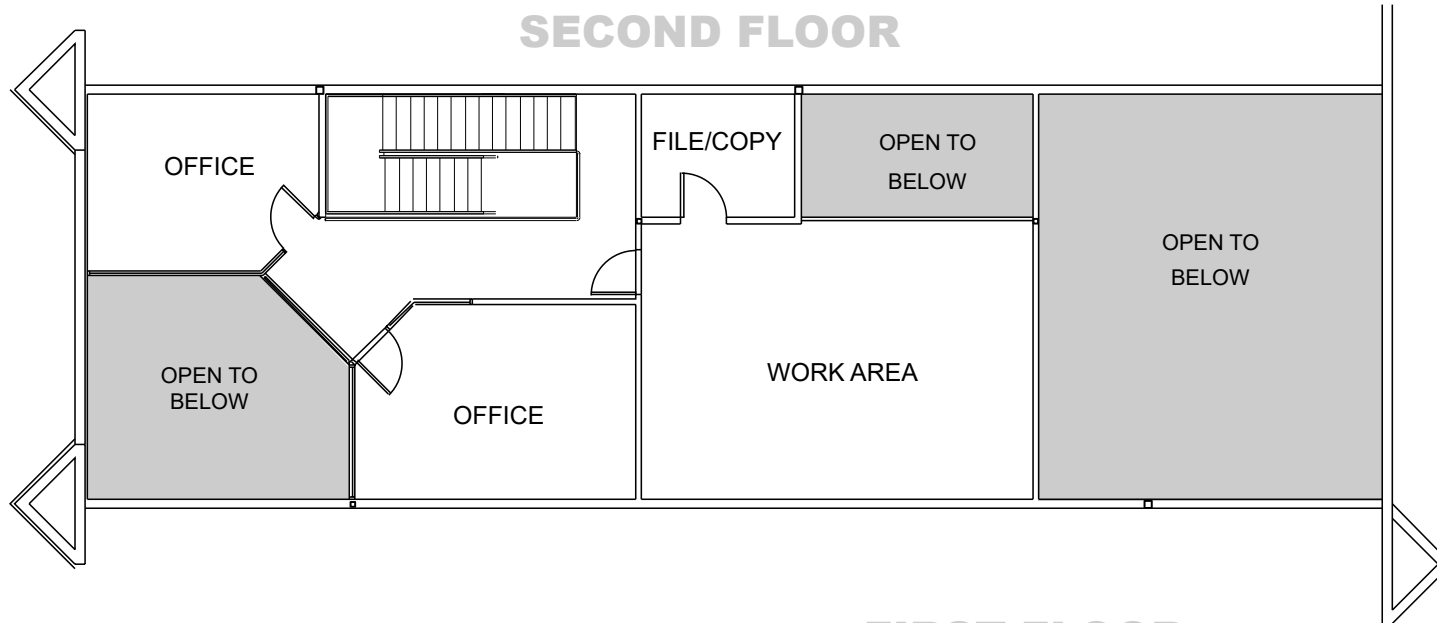




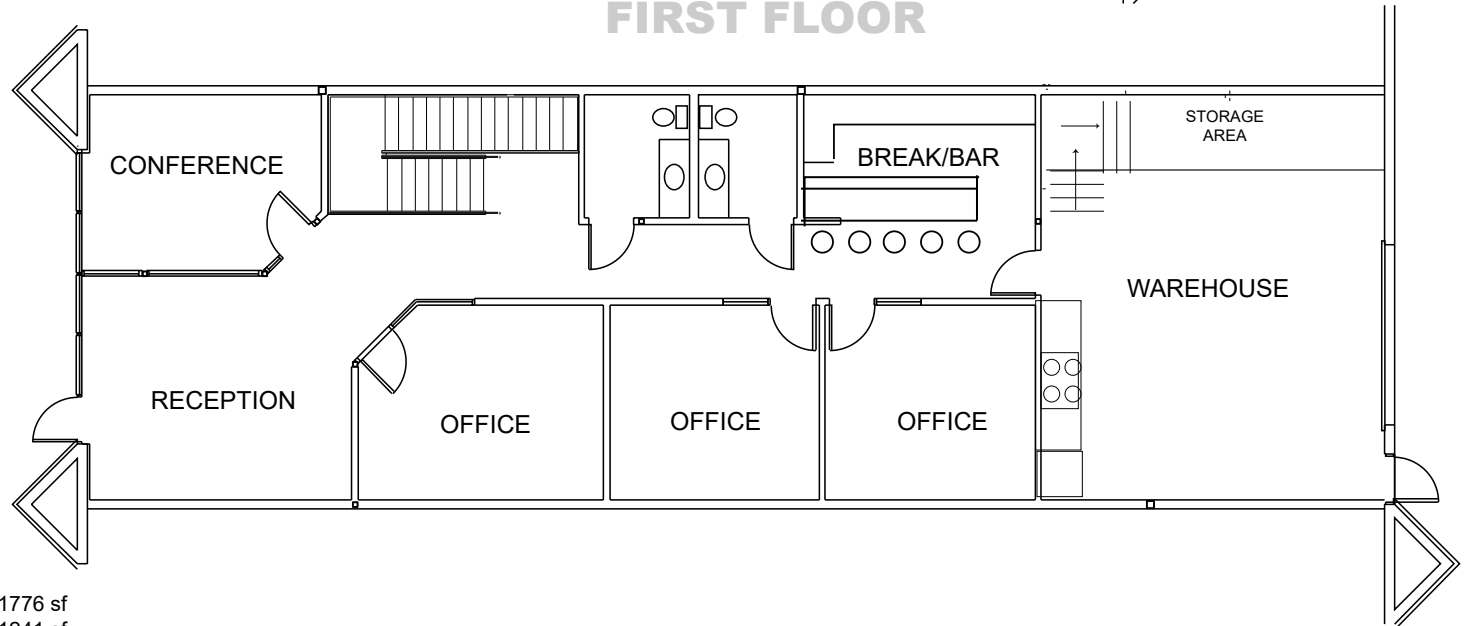
Beautiful View from Suite!

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SECOND FLOOR



FIRST FLOOR



OFFICE - 1st FLOOR	1776 sf
OFFICE - 2nd FLOOR	1241 sf
WAREHOUSE	658 sf
TOTAL	3675 sf

NOT TO SCALE

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions, prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein. This information has been secured from sources deemed reliable, however, we make no warranties as to its accuracy.