

CLASS 'A' INDUSTRIAL OFFICE FOR LEASE

16420 N 92nd Street | Suite E100 | Scottsdale, Arizona 85260

1,346± SF



McDowell Mountain
Business Park III



For additional information or to schedule a tour please contact



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 **SHELL**
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www.shellcommercial.com

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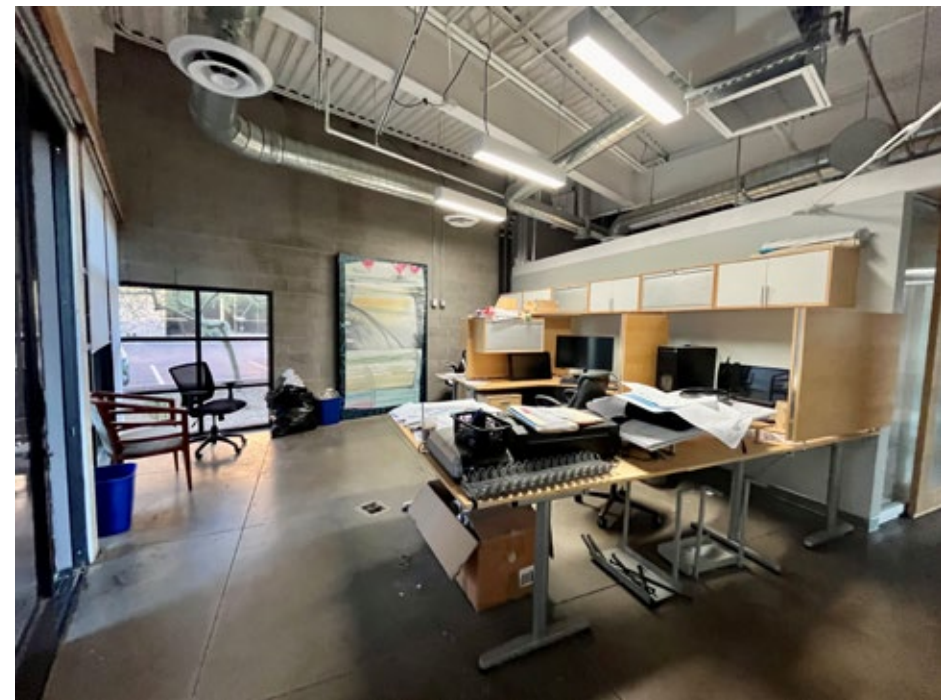
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CLASS 'A' FIRST FLOOR INDUSTRIAL OFFICE FOR LEASE LOCATED IN THE PRESTIGIOUS MCDOWELL MOUNTAIN BUSINESS PARK

FEATURES:

- Contemporary ±1,346 SF Industrial Office In Garden-like Setting
- Quiet End Unit
- Exposed Ductwork
- Upgraded Suspended Ceiling
- Concrete Floors
- Reception/lobby Area
- Two Open Workspace Areas
- Two Offices – Or One Office w/ One Nice Large Conference Room
- Kitchenette
- Private Restroom
- Lots Of Windows For Natural Light
- Common outdoor patio right off of the unit
- Covered parking - \$45/mo./stall
- Easy access to the Loop 101

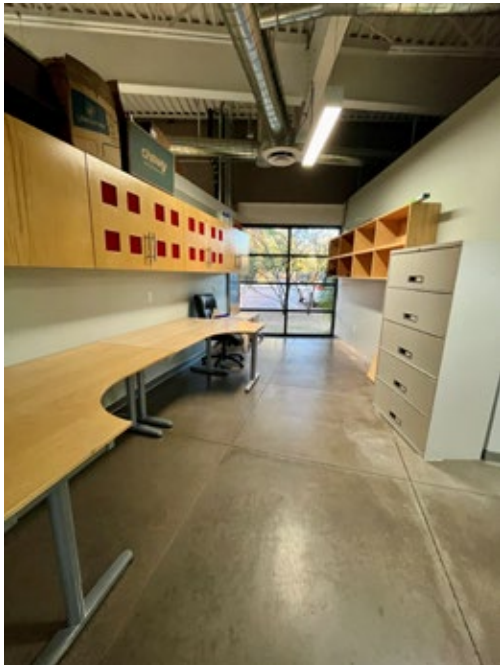


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COMMON OUTDOOR PATIO RIGHT OFF THE UNIT!



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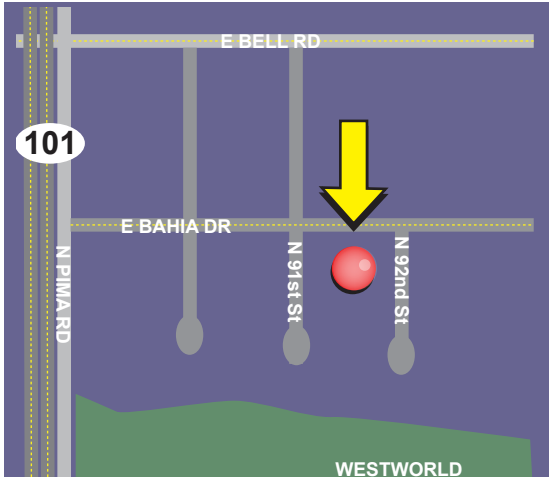
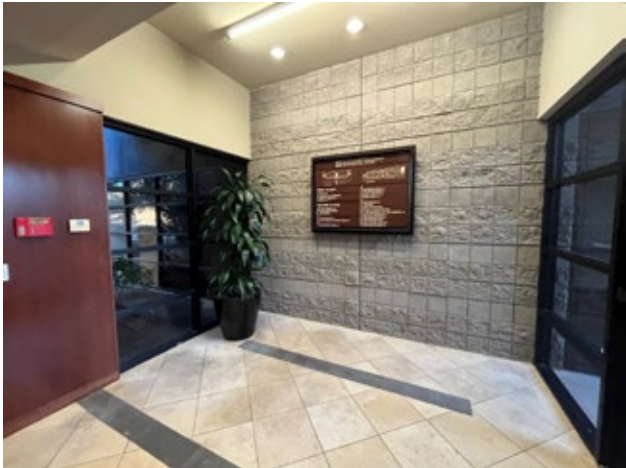
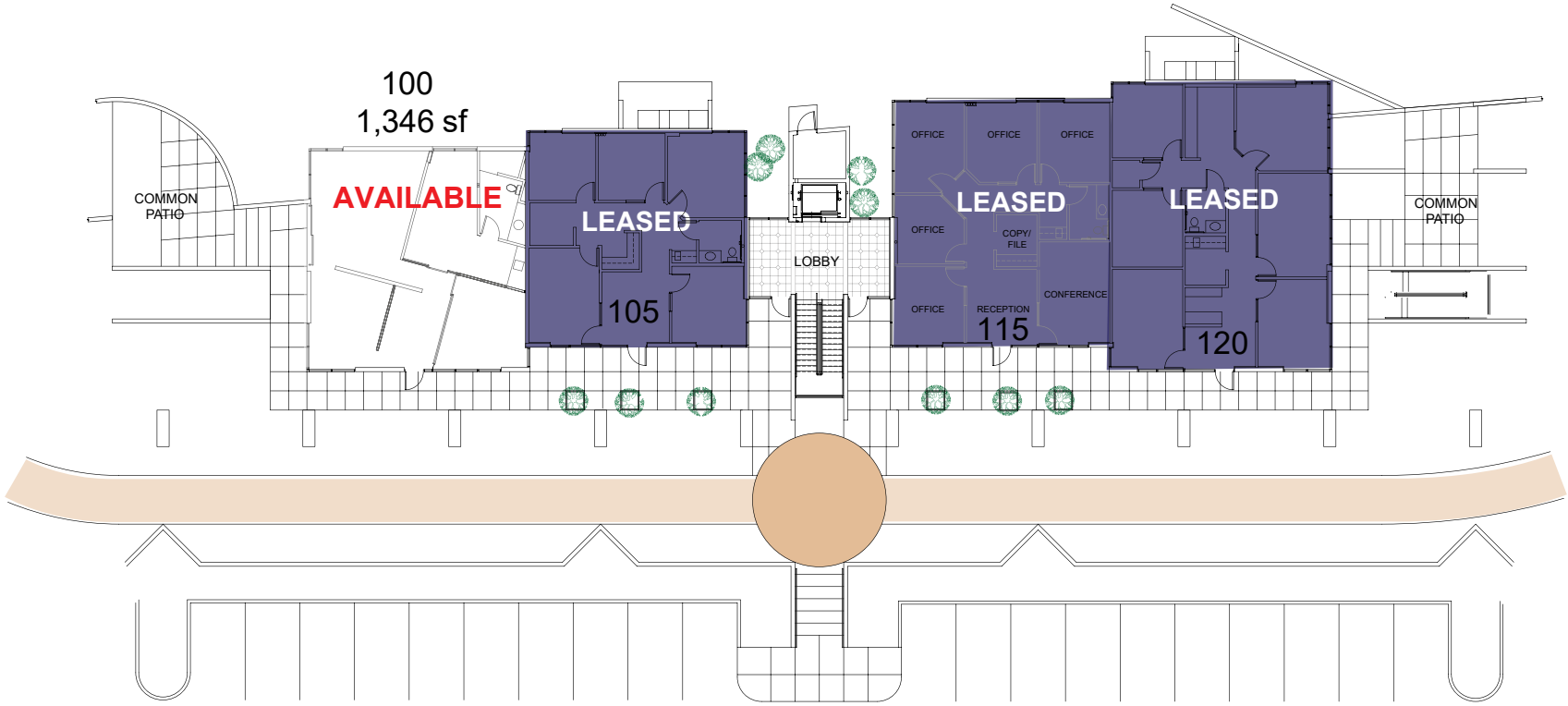


NOT TO SCALE

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FIRST FLOOR SITE PLAN

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