

PINNACLE PARK BUSINESS CENTER

1125 West Pinnacle Peak Road
Phoenix, Arizona

Voit

REAL ESTATE SERVICES

Real People. Real Solutions.®



Westport Capital Partners LLC



PROPERTY HIGHLIGHTS

TOTAL PARK SIZE:	123,544 SF in four (4) buildings
SPACE TYPE:	Flex office to general industrial
ZONING:	CP-BP, City of Phoenix
PARKING RATIO:	Up to 6:1,000
YEAR BUILT:	2006
LOADING:	Grade

**FLEX / INDUSTRIAL BUILDING FOR LEASE
UP TO 21,000 SF**



DISTANCE FROM SUBJECT PROPERTY	
INTERSTATE 17	1.4 Miles
SHOPS AT NORTERRA	1.4 Miles
HAPPY VALLEY TOWNE CENTER	1.7 Miles
USAA	1.8 Miles
HILTON GARDEN INN	0.9 Miles
DRURY INN SUITES	1.2 Miles



DARREN TAPPEN
Senior Vice President
dtappen@voitco.com
602.513.5112

ARIC ADAMS
Vice President
aadams@voitco.com
602.513.5119

MIKE KASULAITIS
Vice President
mkasulaitis@voitco.com
602.513.5111

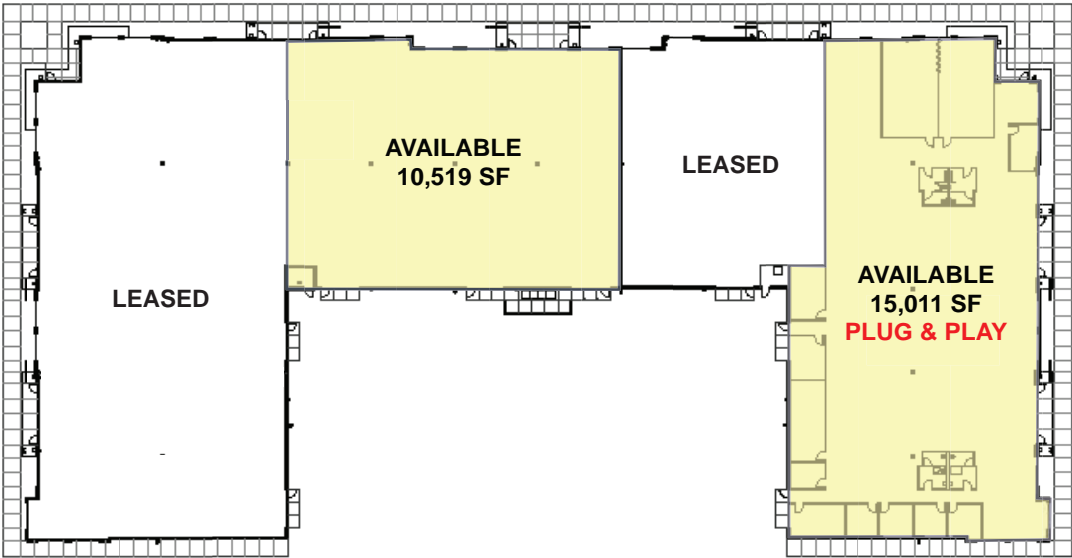
Voit
REAL ESTATE SERVICES

2375 East Camelback Road., Suite 150, Phoenix, AZ 85016 • 602.952.8648 • 602.952.8649 Fax • Lic # CO0638277000 | www.voitco.com

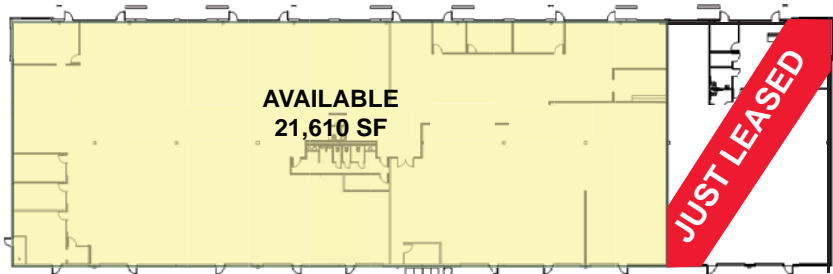
The information contained herein has been obtained from sources we deem reliable. While we have no reason to doubt its accuracy, we do not guarantee it. ©2011 Voit Real Estate Services, Inc. All Rights Reserved. Real People. Real Solutions.® is a registered trademark of Voit Real Estate Services.



BUILDING 1 FLOOR PLAN



BUILDING 4 FLOOR PLAN



**Buildings 2 & 3 are 100% leased.*

DARREN TAPPEN
Senior Vice President
dtappen@voitco.com
602.513.5112

ARIC ADAMS
Vice President
aadams@voitco.com
602.513.5119

MIKE KASULAITIS
Vice President
mkasulaitis@voitco.com
602.513.5111





AVAILABLE SUITES

	SUITE	SIZE
BUILDING 1	100 -104	15,011 SF, Plug & play
BUILDING 1	107-110	10,519 SF, Divisible
BUILDING 2	116-123	100% Leased
BUILDING 3	124-133	100% Leased
BUILDING 4	134-143	27,041 SF, Divisible to 9,582 SF

LOCATION HIGHLIGHTS

- Situated in the I-17 corridor which is home to the largest concentration of corporate users in the Phoenix area
- Deer Valley Submarket is one of the most premier areas in the Phoenix area along with Scottsdale
- Convenient access to the I-17, Loop-101, SR-51 Freeways
- Dozens of retail amenities including banks and restaurants within one mile
- Close proximity to Happy Valley Towne Center, Shops at Norterra and USAA Real Estate Company

DARREN TAPPEN
Senior Vice President
dtappen@voitco.com
602.513.5112

ARIC ADAMS
Vice President
aadams@voitco.com
602.513.5119

MIKE KASULAITIS
Vice President
mkasulaitis@voitco.com
602.513.5111

Voit

REAL ESTATE SERVICES

DEER VALLEY SUBMARKET

