



ONE PRINCESS AVAILABLE FOR LEASE

8501 E PRINCESS DR | SCOTTSDALE, AZ 85255

Professional Office Suites

Located in the prestigious Perimeter
Center Business Park 1/4 mile from
Loop 101 Freeway



Exclusive Contacts

Ken Elmer
D 480.522.2778
M 480.818.2142
kelmer@cpiaz.com



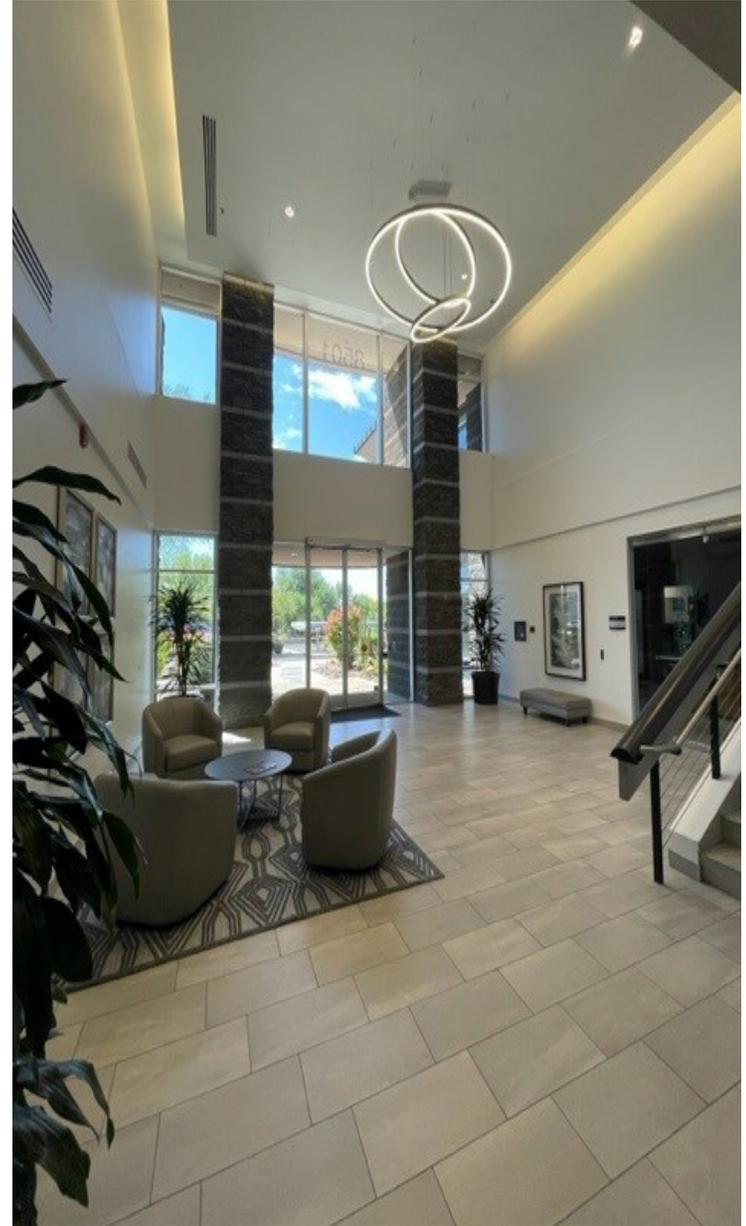
COMMERCIAL PROPERTIES INC.

Locally Owned. Globally Connected. CORFAC INTERNATIONAL

TEMPE: 2323 W University Drive, Tempe, AZ 85281 | 480.966.2301
SCOTTSDALE: 8767 E Via de Commercio, Suite 101, Scottsdale, AZ 85258 | www.cpiaz.com

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01 27 26



professional office suites **FOR LEASE**

Property Overview

Address:	8501 E Princess Dr Scottsdale, AZ 85255
Building Size:	±48,100 SF
Stories:	2-Story Office Building
Year Built:	2001
Zoning:	I-1
Internet:	Cox
Parking:	4:1,000 USF

Availability Overview

Lease Rate/SF/Year:	\$31.00 FS
Suite 200:	±4,690 SF
Suite 220:	<i>Available 04/2026</i> ±3,963 SF

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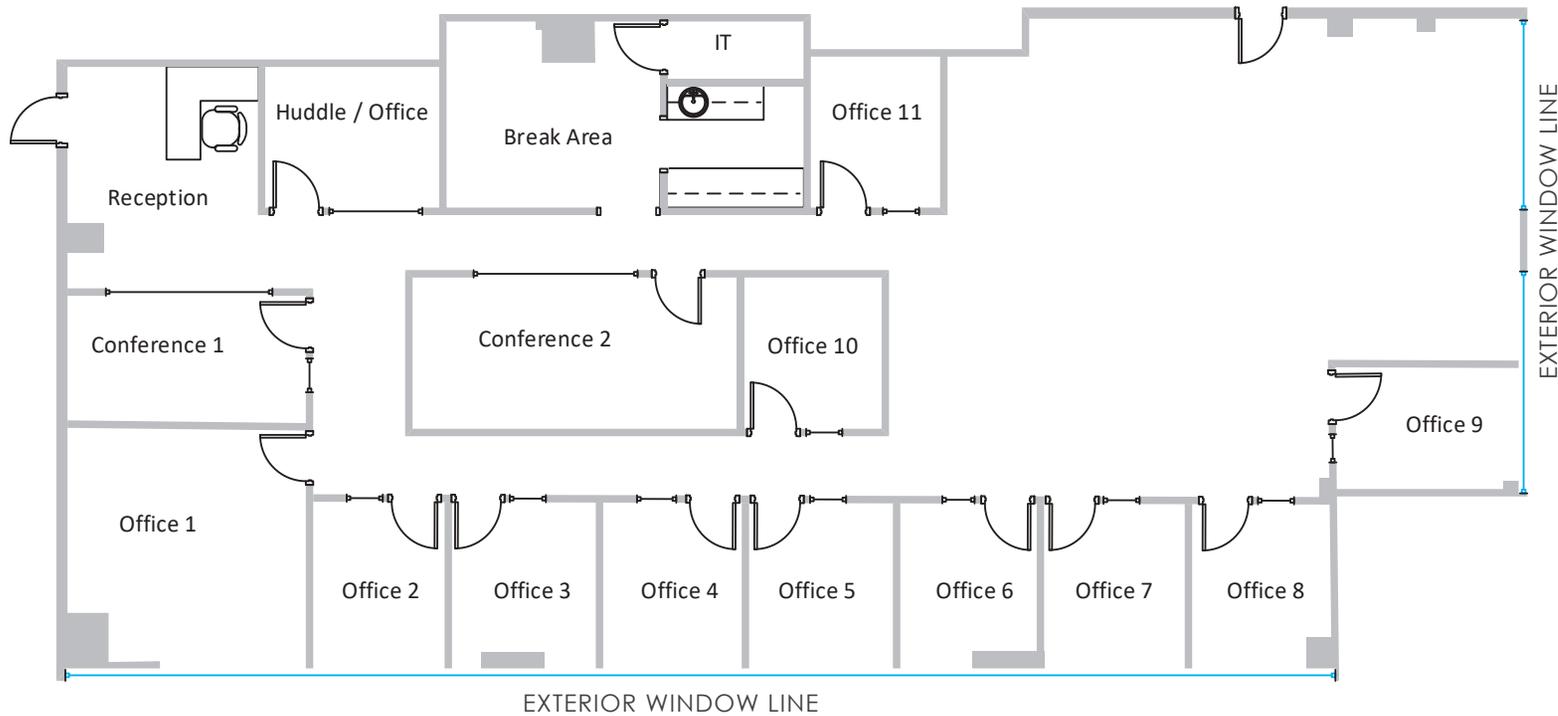


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01 27 26

suite 200



- ### Suite Amenities
- ±4,690 SF
- Reception
 - 9 Private Offices
 - 1 Executive Office
 - 2 Conference Rooms
 - Huddle Room
 - Break Area
 - IT Room
 - Copy Room
 - Open Area

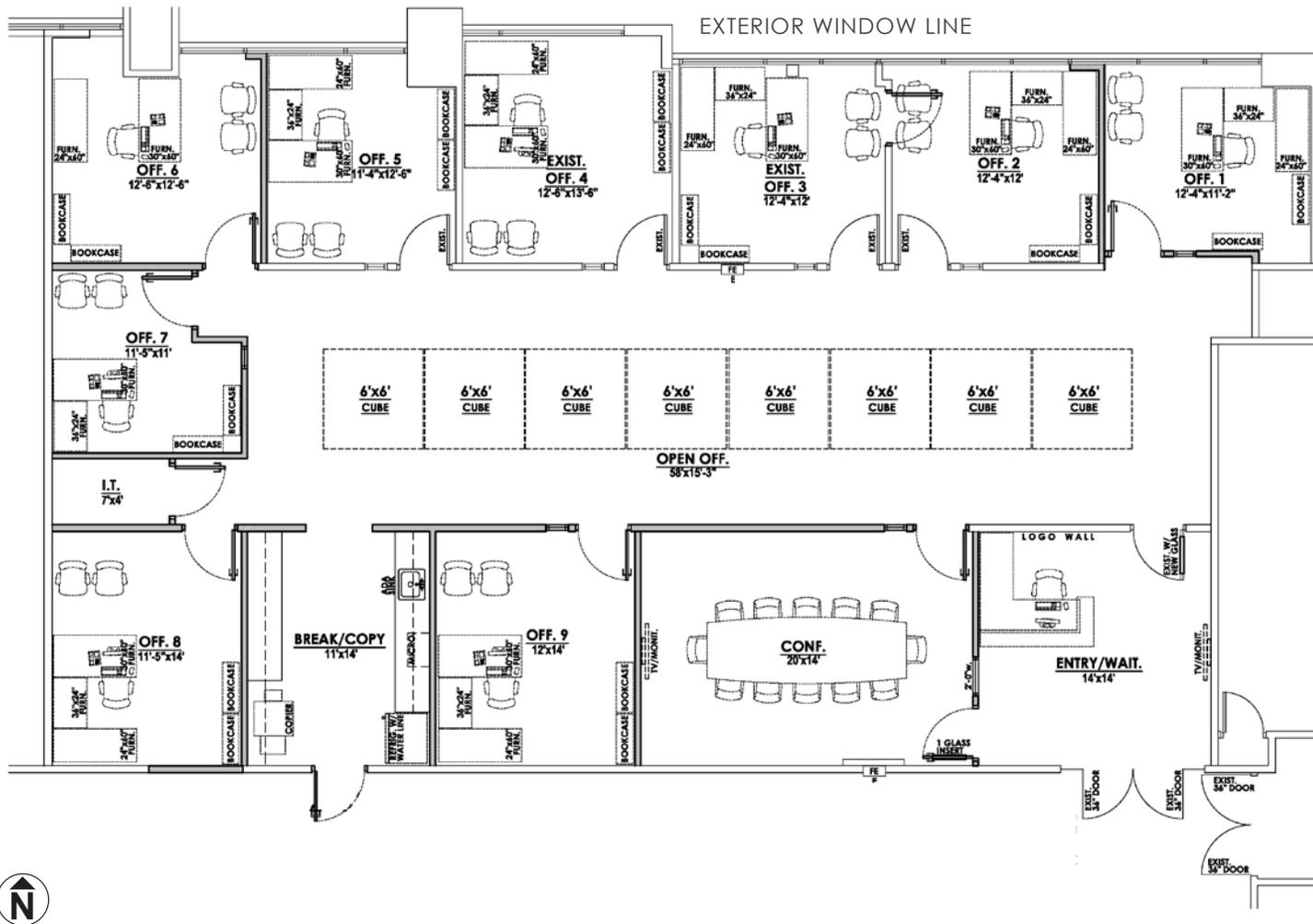


suite 220

Suite Amenities

±3,963 SF

- Reception
- 9 Private Offices
- Conference Room
- Break/Copy Room
- IT Room
- Open Area
- Available 04/2026

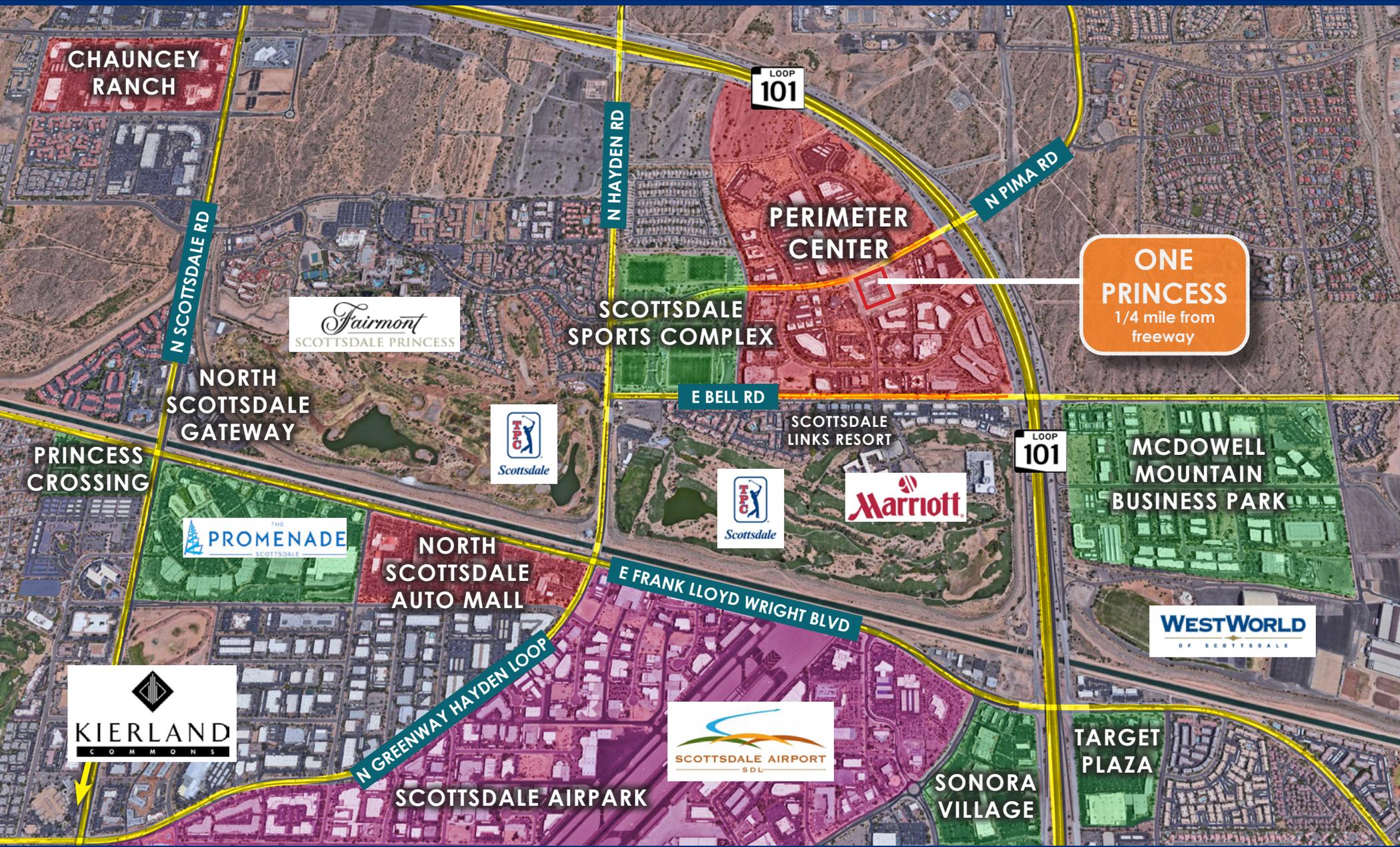


Note: All scale, characteristics, dimensions and square footages indicated are approximate. Furniture, shelving, equipment, appliances, etc. (represented w/dashed lines) shown as general sizes only to illustrate potential usability of the space and are not included.

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aerial & amenities



ONE PRINCESS
1/4 mile from freeway

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freeway proximity



Demographics

 Population
4,115 (1M)
61,232 (3M)
141,144 (5M)

 Households
1,950 (1M)
28,328 (3M)
61,130 (5M)

 Avg HH Income
\$121,061 (1M)
\$133,651 (3M)
\$137,655 (5M)

Source: CoStar



Nearby Premier Golf Courses



Luxury Nearby Resort Hotels



Premier Shopping & Retail



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