



# THE PARK AT SAN TAN

3075 W RAY ROAD, CHANDLER, AZ



## FACT SHEET

### BUILDING FEATURES

**Square Footage:** ±222,577 SF

**Floors:** 5

**Year Built:** 2007

**Lease Rate:** \$40.00/SF

**Parking Ratio:** 5.0/1,000 SF

Garage stalls at \$65.00/month

Detached 4-story parking garage w/ ±783 stalls

### PROPERTY HIGHLIGHTS



Tenant Amenity Lounge, “The Park”, with conference center, free wi-fi, open collaboration, gaming, & dining areas  
-Grab and Go Micro-Market by Fresh & Easy



Adjacent to 20,000 SF retail center with 6 fast casual restaurants



5-minute drive to 1.3 million SF Chandler Fashion Center Mall



Excellent access to Loop 101 Freeway via full-diamond interchange at Ray Road



20 minutes to Sky Harbor International Airport and Arizona State University



Excellent visibility along 101 freeway



Tesla super charging station on-site

### AVAILABLE SUITES

**SUITE 104** ±2,025 SF (Available Immediately)

**SUITE 111** ±3,393 SF (Available July 2026)

**SUITE 120** ±4,959 SF (Available Immediately)

**SUITE 300** ±44,985 SF (Available Immediately)

**NEWMARK**



**HARRISON STREET**  
ASSET MANAGEMENT

EXCLUSIVE ADVISORS

**MIKE GARLICK**

+1 602 952 3825

mike.garlick@nrmk.com

**PAT DEVINE**

t 602-952-3859

patrick.devine@nrmk.com