

ARIZONA  COMMERCIAL  
REAL ESTATE

# 6752 INTER CAL WAY

PRESCOTT, AZ 86301

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ARIZONA COMMERCIAL REAL ESTATE



**FOR LEASE BROCHURE: \$15.28 | NNN**

# PROPERTY SUMMARY



## PROPERTY DESCRIPTION

The suite features an open-plan layout allowing for maximum flexibility in design and functionality, including the ability to accommodate private offices, executive suites, conference rooms, reception areas, collaborative workspaces, break rooms, or call center operations. Ideal for corporate satellite offices, aviation-related businesses, executive suite concepts, or co-working environments, the space can be tailored to fit a variety of operational needs.

## PROPERTY HIGHLIGHTS

- Prime location in industrial park.
- Modern and adaptable office space.
- High ceilings and ample natural light.
- Easy access to major transportation routes.
- On-site parking for employees and visitors.
- Customizable layout to fit tenant needs.
- Professional property management in place.

## OFFERING SUMMARY

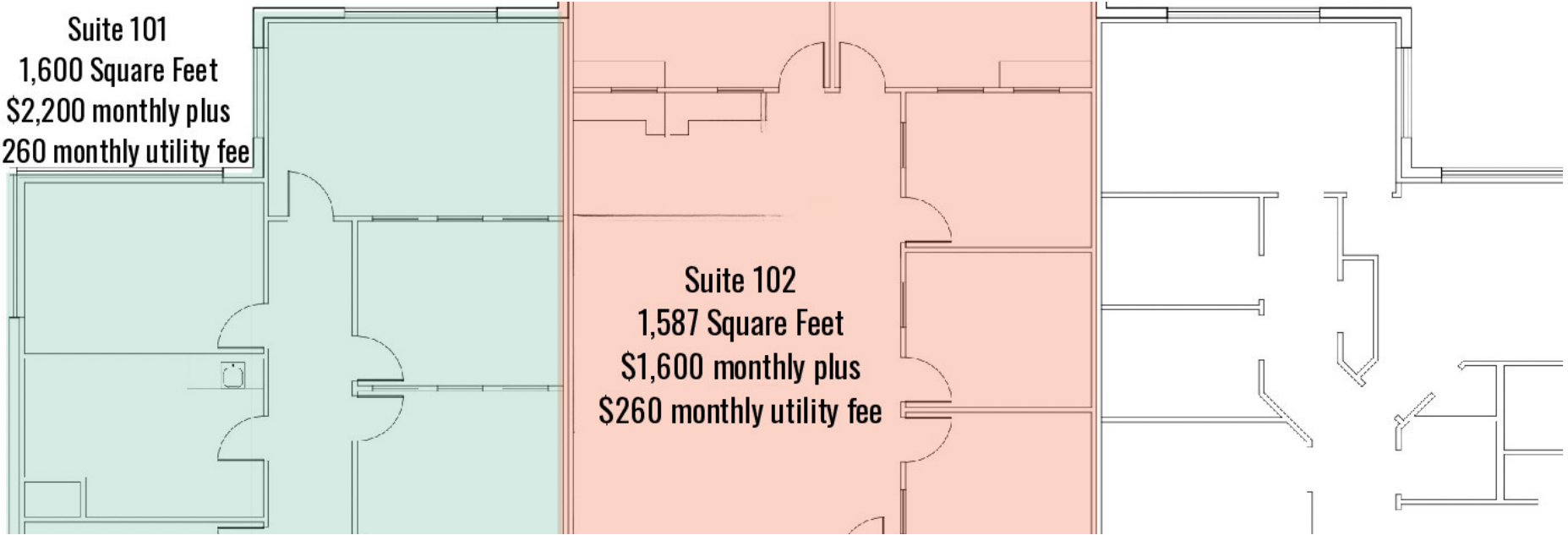
Lease Rate:	\$14.40 - 18.45 SF/yr (NNN)
Number of Units:	3
Available SF:	1,587 - 1,600 SF
Lot Size:	0.89 Acres
Building Size:	11,544 SF

## DEMOGRAPHICS

	1 MILE	5 MILES	10 MILES
Total Households	256	10,859	53,341
Total Population	524	25,104	120,657
Average HH Income	\$86,389	\$98,636	\$91,568

# LEASE SPACES

**Suite 101**  
**1,600 Square Feet**  
**\$2,200 monthly plus**  
**\$260 monthly utility fee**



**Suite 102**  
**1,587 Square Feet**  
**\$1,600 monthly plus**  
**\$260 monthly utility fee**

## LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	1,587 - 1,600 SF	Lease Rate:	\$14.40 - \$18.45 SF/yr

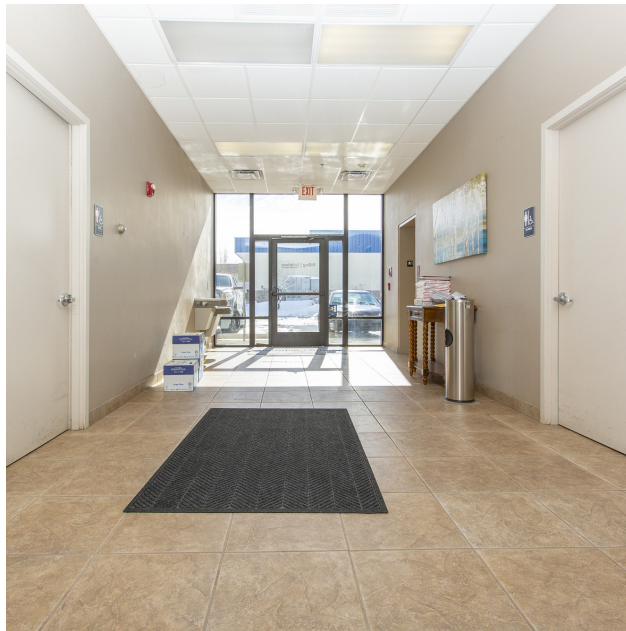
## AVAILABLE SPACES

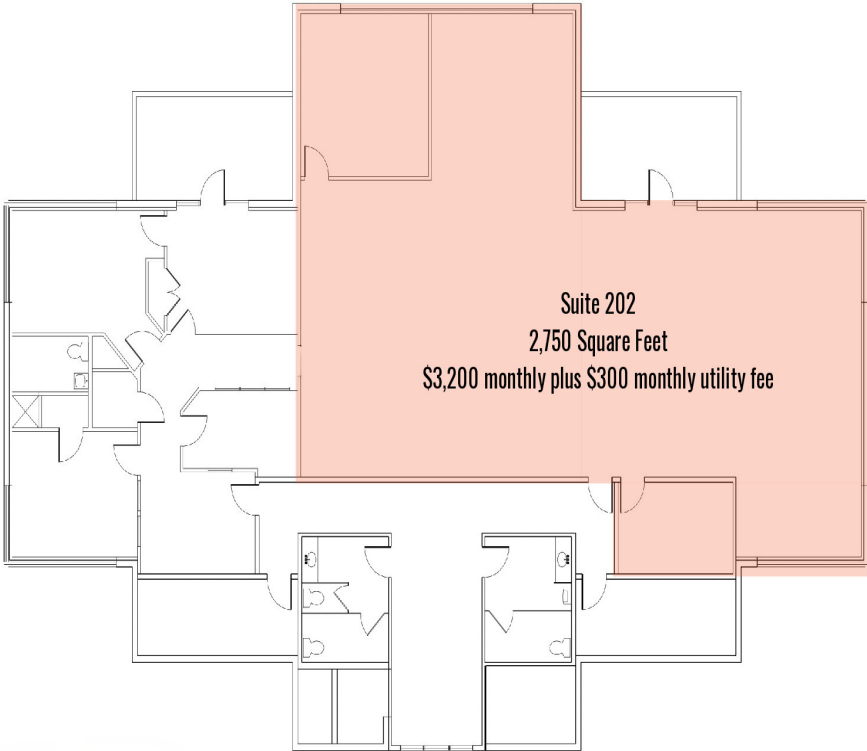
SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
Suite 101	Available	1,600 SF	NNN	\$18.45 SF/yr	Suite 101 offers ±1,600 SF of professional office space in the highly sought-after Prescott Airpark business corridor. The suite features an efficient layout ideal for professional or administrative users, with convenient access to Highway 89A, Prescott Regional Airport, and surrounding amenities. Available for lease at \$18.45/SF/year plus NNN.
Suite 102	Available	1,587 SF	NNN	\$14.40 SF/yr	Suite 102 offers ±1,587 SF of professional office space located in the desirable Prescott Airpark business corridor. The suite provides a functional layout suited for a variety of office users, with easy access to Highway 89A, Prescott Regional Airport, and nearby services and amenities. Available for lease at \$14.40/SF/year plus NNN.
Suite 202	-	2,750 SF	NNN	\$16.68 SF/yr	Suite 202 offers ±2,750 SF of professional office space in the desirable Prescott Airpark business corridor. This well-appointed suite features a functional layout ideal for a variety of office users, with convenient access to Highway 89A, Prescott Regional Airport, and nearby amenities. Available for lease at \$16.68/SF/year plus NNN.

# LOCATION MAP



# ADDITIONAL PHOTOS





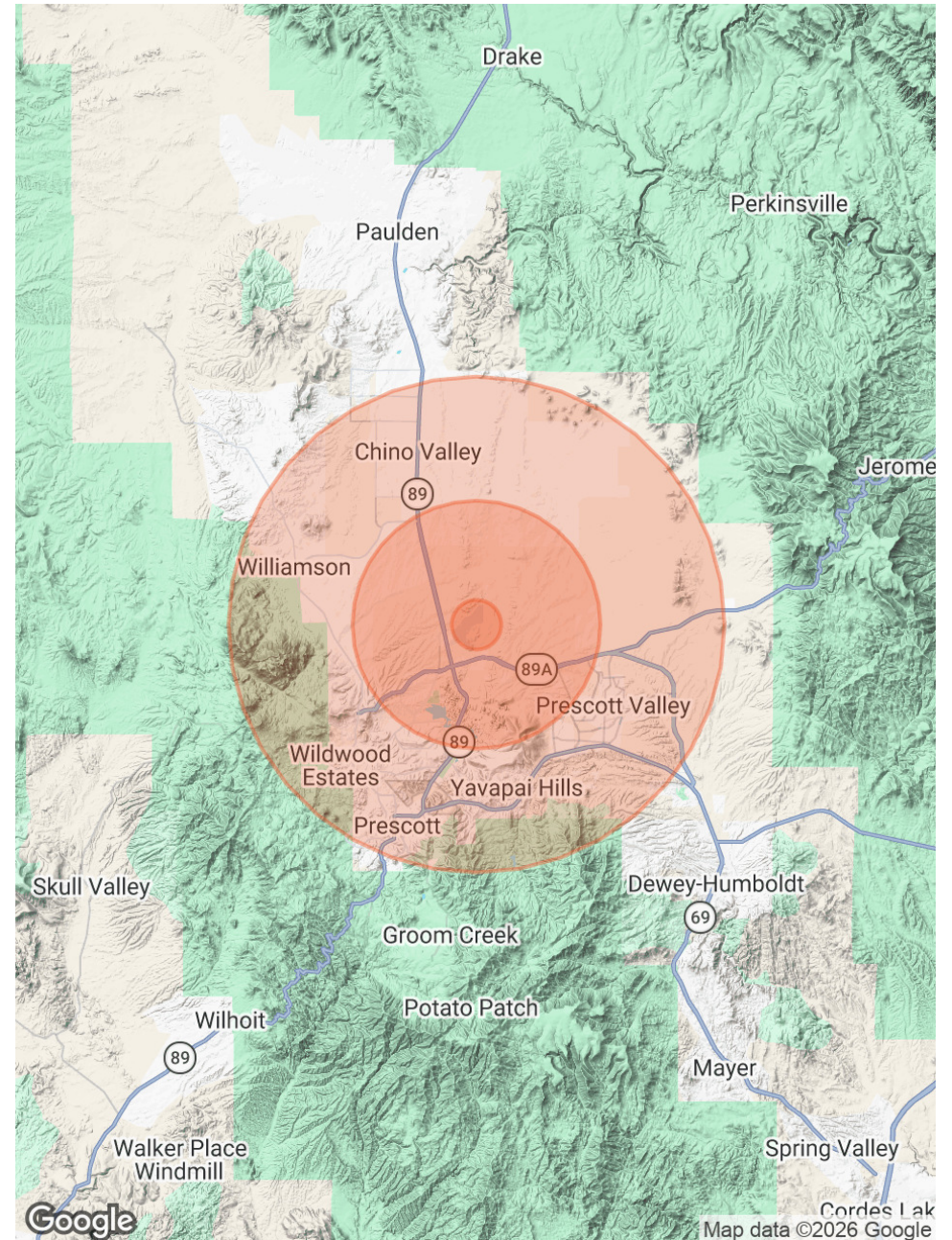
# DEMOGRAPHICS MAP & REPORT

<b>POPULATION</b>	<b>1 MILE</b>	<b>5 MILES</b>	<b>10 MILES</b>
Total Population	524	25,104	120,657
Average Age	52.1	49.0	50.4
Average Age (Male)	57.2	48.8	49.6
Average Age (Female)	44.0	52.0	52.0

<b>HOUSEHOLDS &amp; INCOME</b>	<b>1 MILE</b>	<b>5 MILES</b>	<b>10 MILES</b>
Total Households	256	10,859	53,341
# of Persons per HH	2.0	2.3	2.3
Average HH Income	\$86,389	\$98,636	\$91,568
Average House Value	\$472,774	\$502,315	\$460,658

2023 American Community Survey (ACS)



# MEET THE TEAM



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