

OFFICE FOR LEASE

40

40 W
BASELINE RD

TEMPE, AZ 85283

CBRE



OFFICE FOR LEASE

PROPERTY HIGHLIGHTS

- › ±42,880 SF
- › 2-story office building
- › Restaurant on site
- › Full building renovations
- › Lease Rate \$16.25/SF/YR FS
- › Available Suites
 - » Suite 114 ±1,534 SF
 - » Suite 201 ±2,328 SF
 - » Suite 218 ±1,940 SF



Easy access to
US-60
I-10
LOOP 101 & 202



Highly visible
frontage on
Mill Ave &
Baseline Rd



Parking Ratio
5.00/1,000 SF

OFFICE FOR LEASE

MILL AVENUE BUSINESS PARK



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FLOOR PLANS

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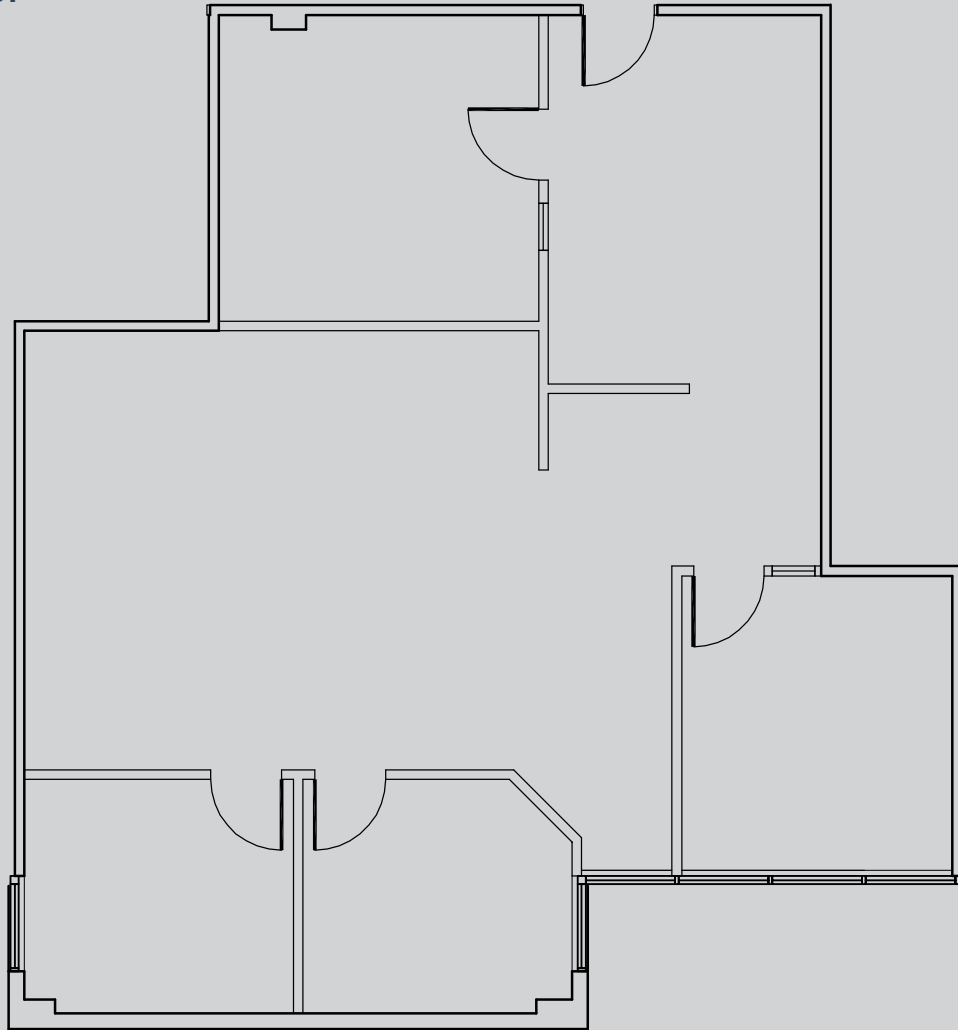


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AVAILABLE FLOOR PLANS

SUITE 114
±1,543 SF



[Click Here
for Virtual Tour](#)



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BASELINE RD

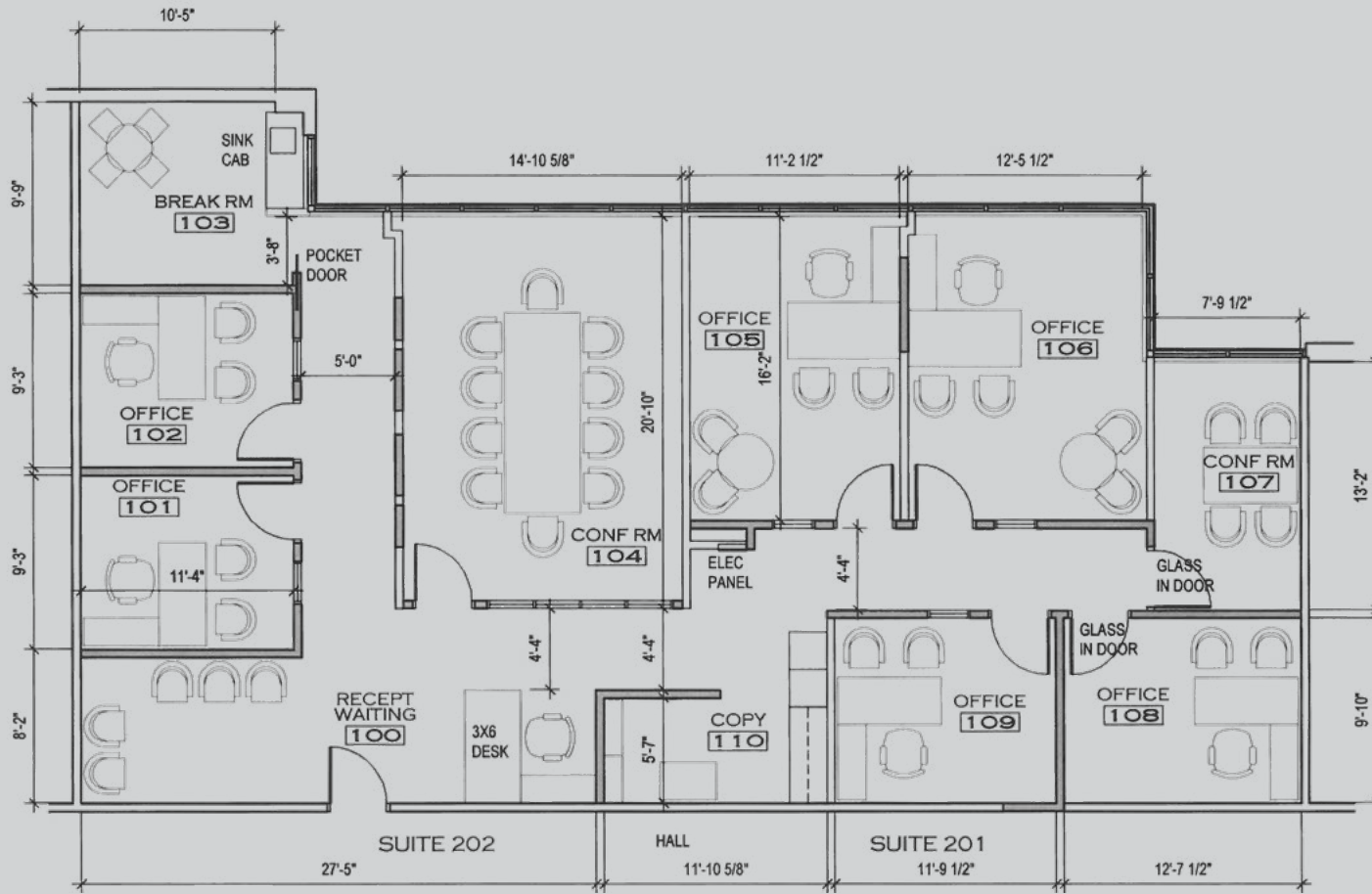
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AVAILABLE FLOOR PLANS

SUITE 201 ±2,328 SF



Not to Scale



40 W
BASELINE RD

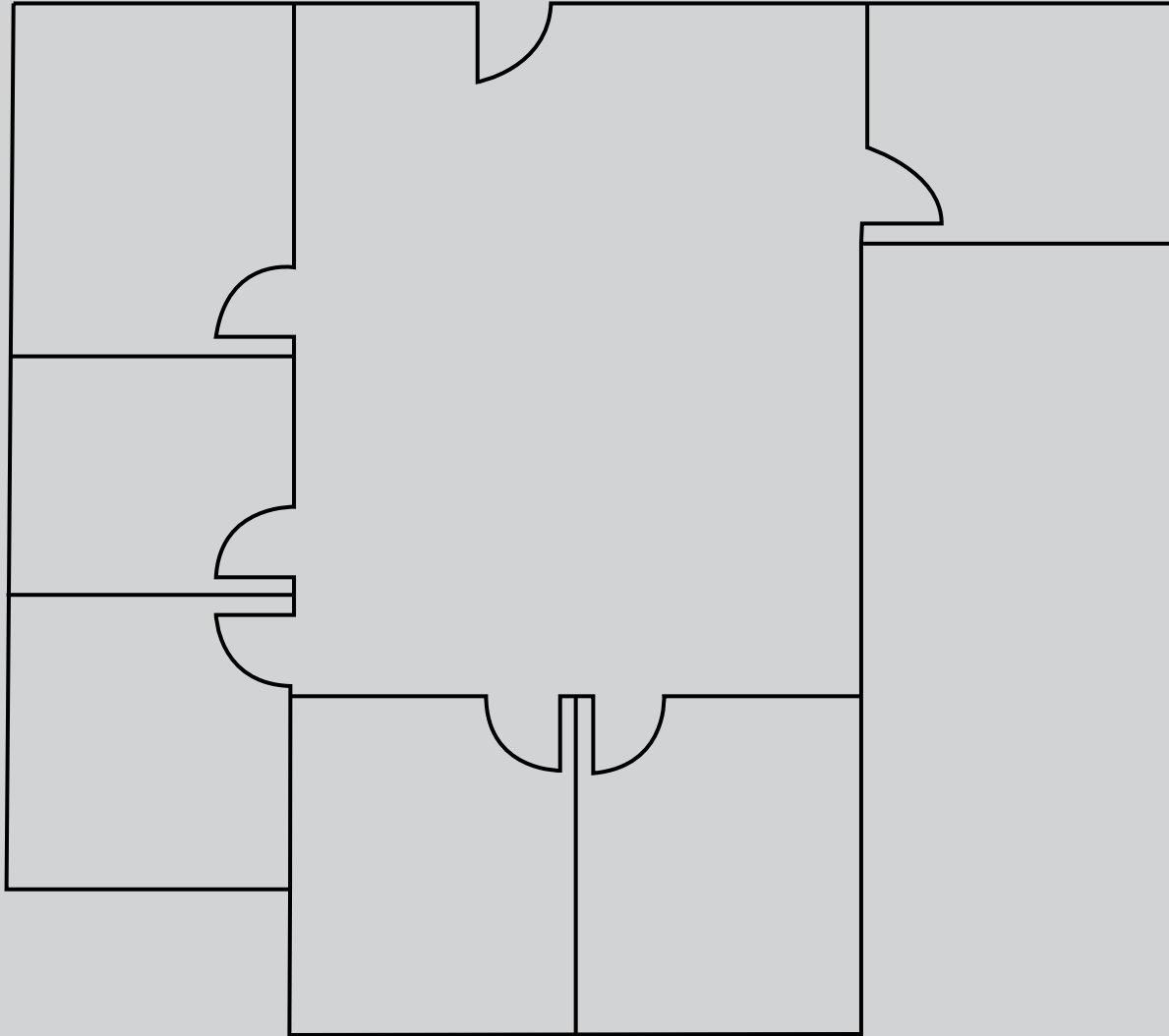
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AVAILABLE FLOOR PLANS

SUITE 218
±1,940 SF



Not to Scale



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LOCATION



40 W
BASELINE RD
TEMPE, AZ 85283

W Baseline Rd

S Mill Ave

S Mill Ave

S Ash Ave

OFFICE FOR LEASE



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