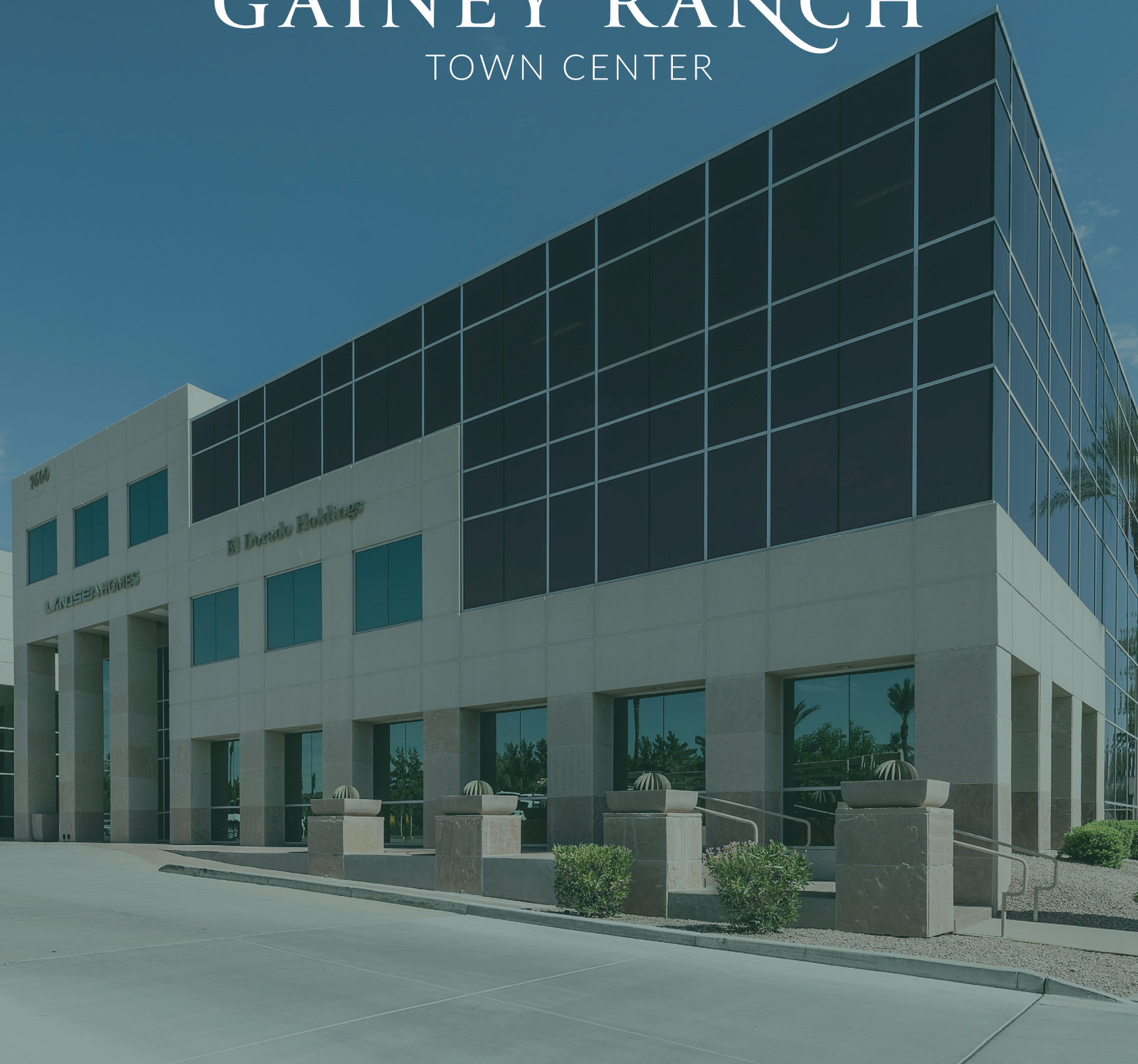




GAINNEY RANCH

TOWN CENTER



CLASS A OFFICE SPACE FOR LEASE

7600 & 7702 E. DOUBLETREE RANCH ROAD, SCOTTSDALE, ARIZONA

WHERE THE RESORT MEETS THE OFFICE

Get the lifestyle perks and the upscale workspace you want in the affluent, laid-back community of Gainey Ranch. With golf course and mountain views, flexible spaces, and a location less than 10 minutes from Old Town Scottsdale, Gainey Ranch Town Center is where you can have it all.

PROPERTY FEATURES

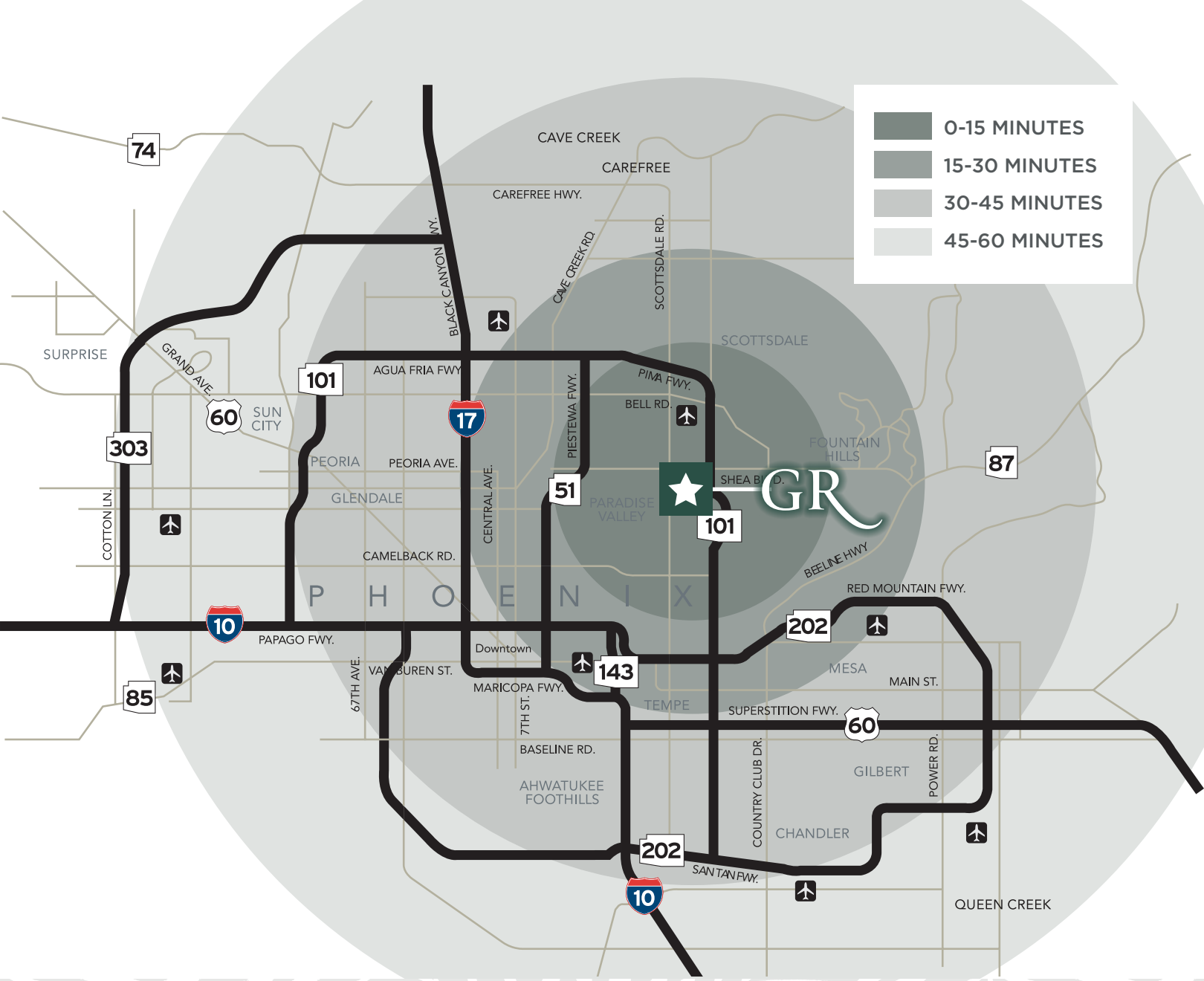
- 2 Class A Office Buildings Totaling ±125,364 SF
- Recently Renovated Lobbies
- 2-Level Underground Parking Garage
 - 7702 Parking Ratio - 3.3/1,000
 - 7600 Parking Ratio - 4/1,000
 - \$75.00 Reserved, \$50.00 Unreserved
- Stunning Golf Course and Mountain Views
- 30,000 SF On-Site Shopping and Dining
- Signage Opportunities
- 7702 - LEED Certified Silver 2018
- 7600 - LEED Certified 2012

OPEN, MODERN, LIGHT-FILLED
SPACES OFFER BUSINESSES A
PLACE TO THRIVE AND GROW.



AMENITIES

YOUR GATEWAY TO THE BEST OF SCOTTSDALE



THE SHOPS AT GAINEY VILLAGE

POMO FAMOUS48 KOIBITO POKE
LUNA ROLFS SOI4
Lure SPROUTS Hash Kitchen
bryn WALKER Panera CLUB PILATES
DIVA PEI WEI at-ease
CUSTOM INK VILLAGE TAVERN

GAINEY RACH FINANCIAL CENTER

Ameriflex PNC National Bank OF ARIZONA Edward Jones NORTHROP LAW FIRM
VOYA 72 EVEREST avenue north Integrated Design, LLC Blueink

THE SHOPS AT GAINEY RANCH

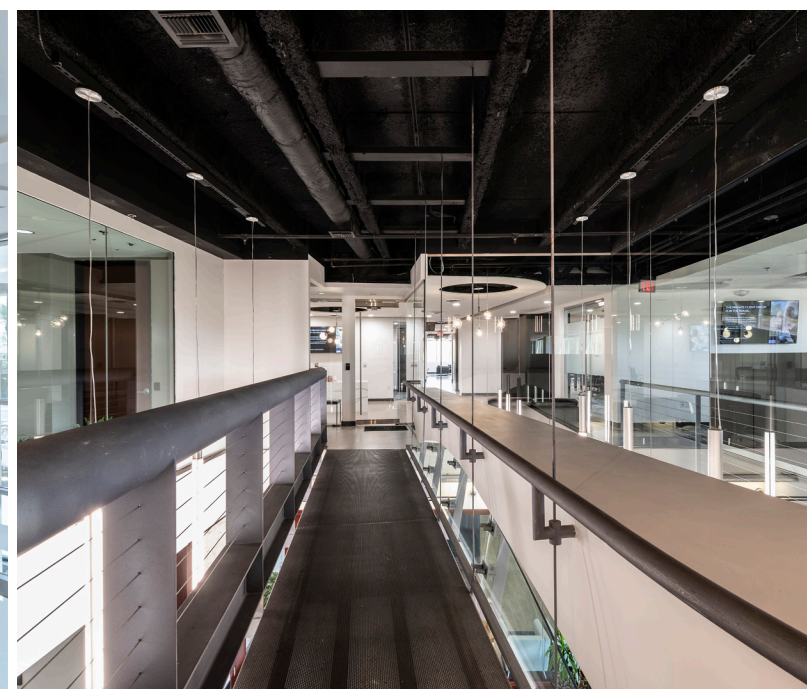
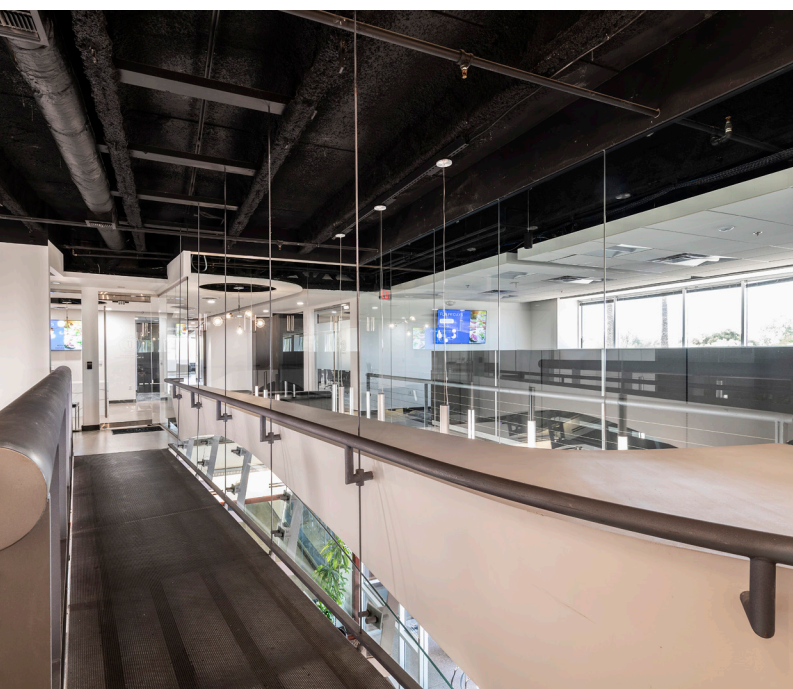
SWB a southwest bistro Hertz Starbucks SPA AVANIA WALLY'S Yama
hi FINEMARK NATIONAL BANK & TRUST MY SALON AREVON

THE PERFECT MIX OF
CONVENIENCE
AND CONNECTIVITY

7 MINUTES TO THE 101	11 MINUTES TO OLD TOWN	17 MINUTES TO 51	20 MINUTES TO THE 202	21 MINUTES TO SKY HARBOR INTL AIRPORT
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INTERIORS

GR TOWN
CENTER





GAINNEY RANCH

TOWN CENTER

FOR MORE INFORMATION, PLEASE CONTACT:

SCOTT BOARDMAN

Executive Director

+1 602 224 4446

scott.boardman@cushwake.com

PAIGE BLANZY

Associate

+1 602 224 4484

paige.blanzy@cushwake.com



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