FOR LEASE

DREAMY DRAW OFF SIXTEENTH

TTE

11 Des A ±158,964 SF, class B office building with scenic views of Piestewa Peak

7500 N DREAMY DRAW, PHOENIX, AZ

KIDDER.COM

km Kidder Mathews

±158,964 SF OF CLASS-B OFFICE SPACE NEXT TO PIESTEWA PEAK

Dreamy Draw Off Sixteenth, a dynamic gathering location featuring indoor and outdoor spaces that bring the workplace community together in a collaborative, creative, inspiring, and relaxed way.

±158,964

CLASS B

TWO stories

2018 Year renovated

 $\pm 4/1,000$ overall parking ratio

 $\pm 1.5/1K$ covered parking spaces

C-O zoning







CENTRALLY LOCATED

Easy access to State Hwy 51, I-10, Loop 202 and Loop 101 Freeways. Access and visibility on desired 16th Street. Close proximity to Pointe Hilton Squaw Peak Resort and a short drive to Camelback Cooridor and Downtown Phoenix.

HIGH END FINISHES

Large flexible floorplates to accomodate large or small users. Significant tenant improvements and spec suites are available. Spanish-Mediterranean architecture featuring large open atriums and lobbies.

EMPLOYEE COLLABORATION

Mature landscaping with open meeting space. Improve your skills on various putting greens, team build on the bocce ball court or relax in the tenant lounge or one of the eight courtyards onsite.



LOCAL MANAGEMENT

team can help scheduling conference centers or answer any questions for tenant ease of mind.

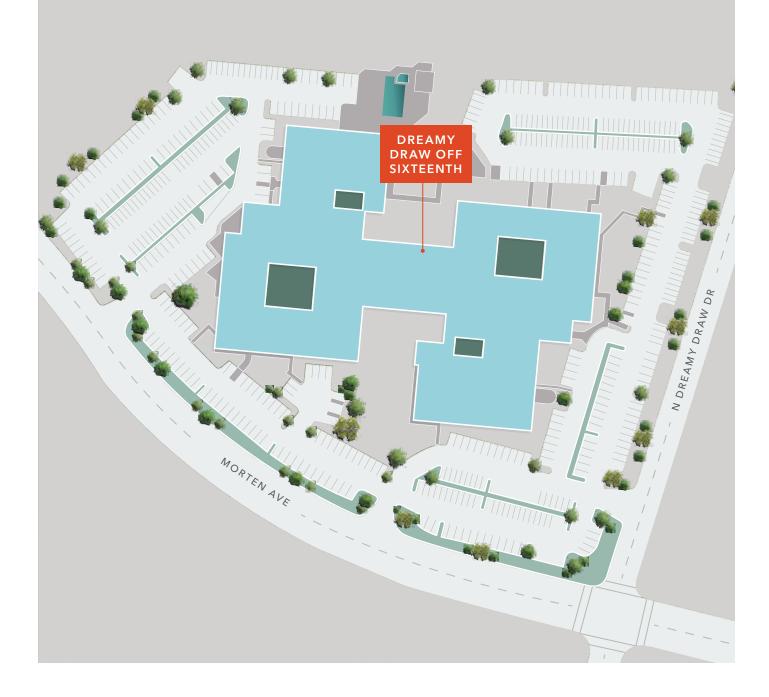
LUSH SURROUNDING VIEWS

The local management and concierge Enjoy hiking or biking on the nearby trails within 5 minutes of the property. Beautiful mountainside views of Piestewa Peak.



STABLE LONG-TERM OWNERSHIP

BH Properties is a privately-held, vertically-integrated real estate investment and management company with offices in Los Angeles, Phoenix, and Dallas. Founded nearly 30 years ago, BH Properties owns and operates its properties without third-party investors, allowing them to retain maximum flexibility and react quickly to changing circumstances. Today, BH Properties owns and operates approximately 10 million square feet of commercial property across 18 states.







DREAMY DRAW OFF SIXTEENTH

For more information contact

DAVE CARDER 602.513.5192 dave.carder@kidder.com CHRIS JANTZ 602.513.5153 chris.jantz@kidder.com

SCOTT ISACKSEN 602.513.5143 scott.isacksen@kidder.com KURT KERNER 602.513.5171 kurt.kerner@kidder.com

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.



