

SCOTTSDALE OFFICE FOR LEASE

8102 E MCDOWELL RD | SCOTTSDALE, AZ 85257



LEVROSE
COMMERCIAL REAL ESTATE



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PROPERTY DETAILS

LISTING ADDRESS	8102 E McDowell Rd Scottsdale, AZ 85257
LEASE RATE	\$20/SF Full Service
AVAILABILITY	Suite 2C: ±584 SF
BUILDING SF	±5,032 SF
ZONING	C-S

HIGHLIGHTS

- Efficient Office Space Ideal For a Variety of Businesses
- Covered Parking Available
- Scottsdale Location Near Numerous Retail and Dining Options
- One Mile From Loop 101





Located along the high-traffic Scottsdale Road corridor, the site is surrounded by strong national anchors, major employers, and top entertainment destinations. With ASU, Tempe Marketplace, SkySong, and the Phoenix Zoo minutes away, this area offers exceptional visibility and steady daily traffic.



SCOTTSDALE DEMOGRAPHICS

Scottsdale, Arizona, is a dynamic city renowned for its upscale lifestyle, thriving culinary scene, and breathtaking desert landscapes. The city is a haven for food enthusiasts, offering a diverse array of top-notch restaurants that range from gourmet dining to trendy eateries. Alongside its rich cultural heritage, Scottsdale boasts modern amenities, luxury resorts, golf courses, and vibrant shopping districts, all set against a backdrop of stunning natural beauty.

243K 
POPULATION

Scottsdale's consistent population growth underscores its appeal as a prime destination for living, working, and leisure. Spanning 31 miles from north to south, Scottsdale covers 184.5 square miles, making it the seventh-largest city in Arizona.

\$100,636 
MEDIAN INCOME

Scottsdale is renowned for its affluent population, with nearly half of its households earning over \$100,000 annually. This high income level contributes to the city's reputation for luxury living and upscale amenities.

+11M 
ANNUAL VISITORS

In 2023, visitors to Scottsdale generated an annual economic impact of \$3.5 billion through local spending, which directly and indirectly supported over 34,000 jobs in the hospitality industry and related sectors.

\$540K 
MEDIAN HOUSING
VALUE

Scottsdale tops the Valley's large cities with the highest median housing price. The city has a total of 134,918 residential units, with 55.9% are owner-occupied.

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This information has been secured from sources believed to be reliable, but no representations or warranties are made, expressed or implied, as to the accuracy of the information. References to square footage are approximate. Buyer and tenant must verify the information and bears all risk for any inaccuracies. All quoted prices are subject to change without notice.

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State Farm

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