



- 2750 SF Office
- Class B
- North Scottsdale
- Easy Freeway Access
- Close to all the Scottsdale Restaurant and Service Amenities
- Plenty of Parking
- Full Service Lease
- Only \$26/sf/yr

## Office Space, Scottsdale

Great opportunity to lease 2,750 sf of office space in a great Scottsdale Airpark Submarket location. The building features an expansive glass line, providing an abundance of natural light, and an efficient layout that accommodates a wide range of office or medical users. Situated within the desirable Perimeter Center and offering direct access to Loop 101, the property boasts convenient connectivity and is surrounded by numerous retail and dining options, all just a short drive away. Nearby attractions such as Scottsdale Quarter, Kierland Commons, and TPC Scottsdale, home of the Waste Management Open, further enhance the appeal of this location for businesses seeking a versatile and strategically located office space in Scottsdale.



## Floorplan / Suite 101

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- Suite 100: ±4,060 SF (Occupied)
- Suite 101: ±2,750 SF (Vacant)
- Common Area



# ALL BUSINESS

## COMMERCIAL PROPERTY

8326 E Hartford Dr, Scottsdale, AZ



## Demographics

### Households

	2 mile	5 mile	10 mile
2020 Households	11,512	65,653	204,979
2024 Households	14,571	73,269	223,286

### Income

	2 mile	5 mile	10 mile
Avg Household Income	\$140,165	\$143,734	\$130,067
Median Household Income	\$111,835	\$113,944	\$99,638



Dan McClure, Associate Broker  
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Each office is independently owned and operated.

Keller Williams Realty Sonoran Living, 5301 N Pima Rd, Scottsdale, AZ 85250

The above is subject to prior sales and leasing. This information originated from sources we believe to be reliable, but we make no representation or warranties, expressed or implied as to the accuracy of this information

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## Photos



**KW** KELLER WILLIAMS, REALTY  
SONORAN LIVING

**KW** COMMERCIAL<sup>SM</sup>

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