

AVAILABLE FOR LEASE

# 1095 W RIO SALADO PKWY A102 TEMPE, AZ 85281

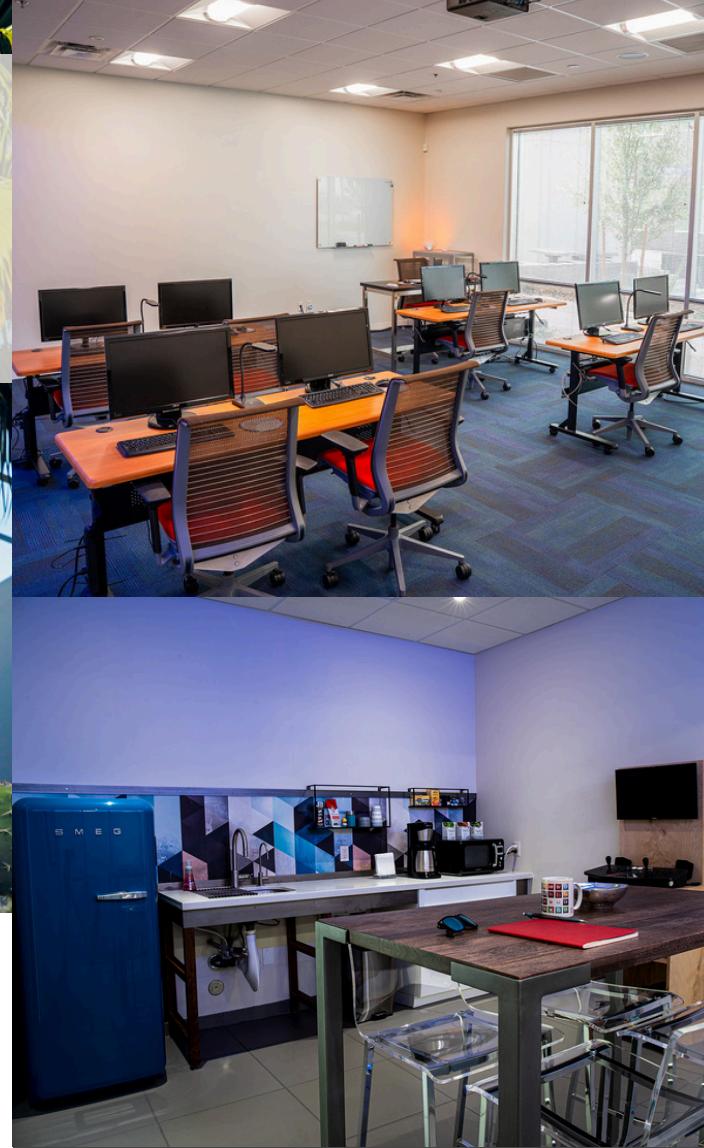


## Prime Turnkey Office Space Available in Tempe

Lease a fully built-out, move-in-ready professional office space featuring floor-to-ceiling windows and a modern, contemporary design.

### PROPERTY HIGHLIGHTS

- Spacious open-concept layout with abundant natural light and accent lighting.
- Elegant kitchen area, welcoming lobby, and professional conference room.
- Modern restroom and dedicated storage space.
- First-floor location with serene views of a waterfall and reflection pond.



### Additional Benefits:

- One reserved covered parking space + ample additional parking.
- Signage opportunities on the building directory and office entrance.
- 24/7 roaming security officers for enhanced safety.
- Independent HVAC system with 24/7 climate control.

### CONTACT

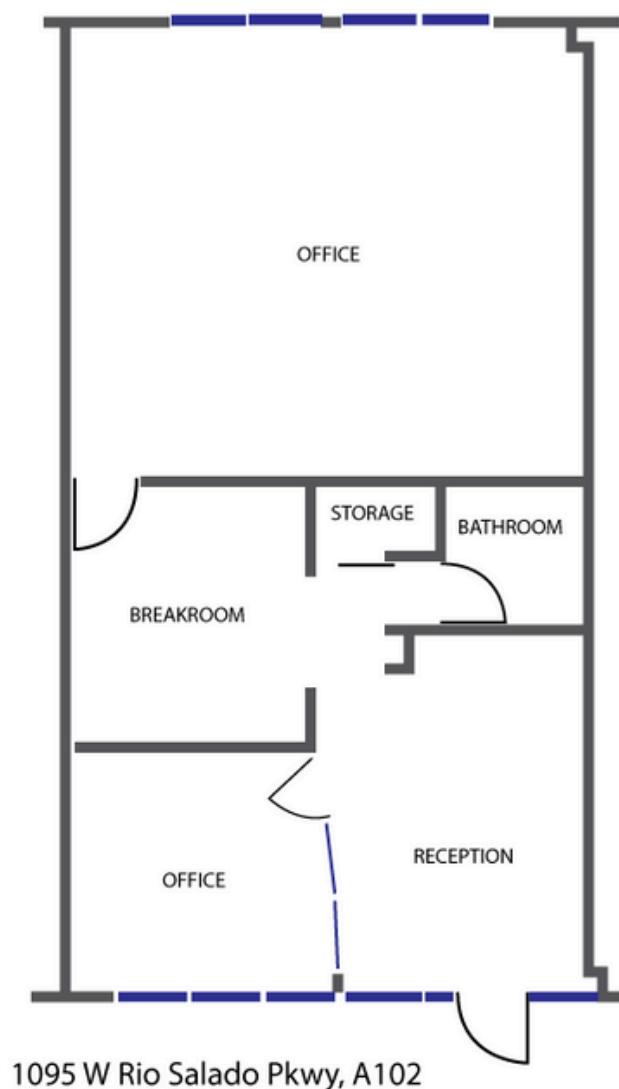
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[MORE PHOTOS AND DETAILS ON CREXI](#)

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# FLOOR PLAN

1239 SQ FT



## Notes:

- Utilities not included.
- Existing sublease in place that can be transferred to new tenant to reduce cost of leasing.

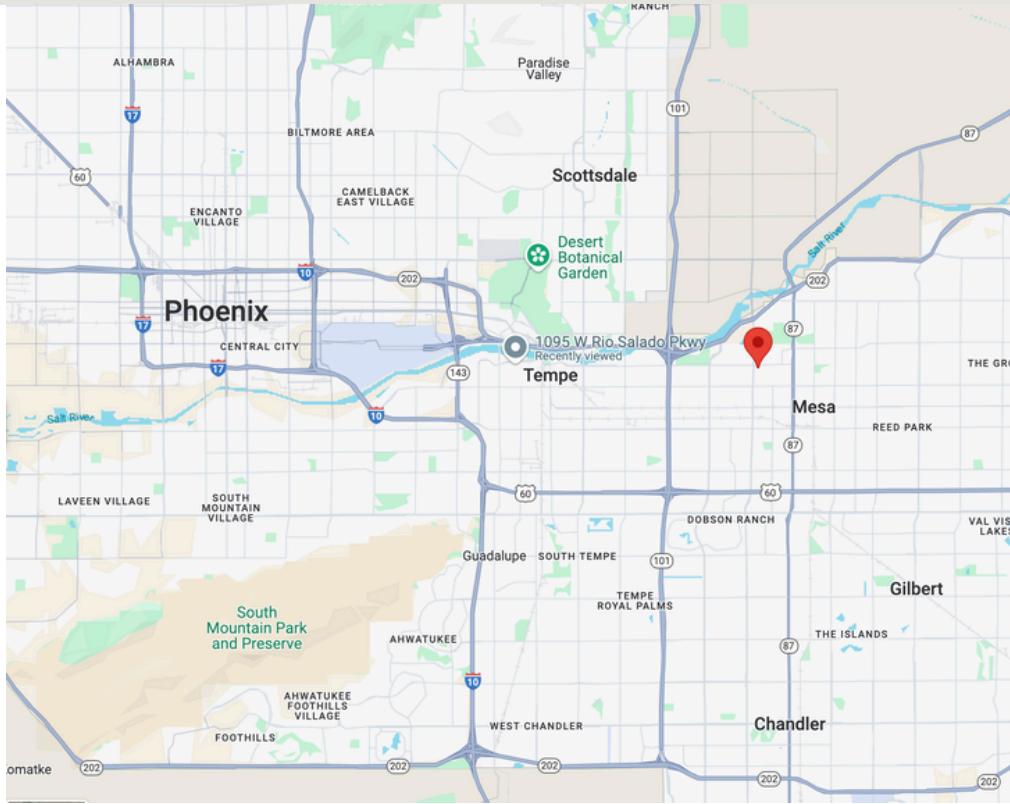


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# LOCATION

1239 SQ FT



## LOCATION HIGHLIGHTS

- Situated on Rio Salado Parkway in the heart of Tempe, surrounded by restaurants, hotels, and local attractions.
- Join a dynamic professional community with neighboring Fortune 500 companies and other established businesses.



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