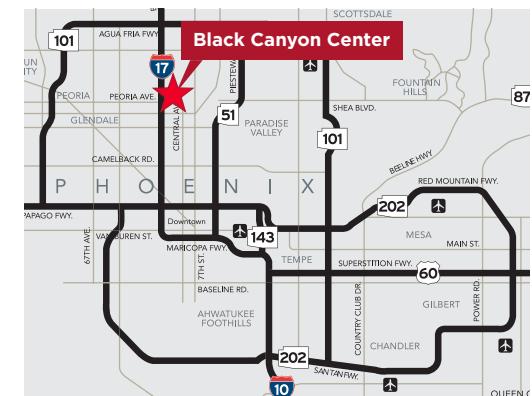


**AVAILABLE FOR SUBLLEASE**



## Property Highlights

- \$18.00/SF FSG
- ±39,207 SF
  - ±14,367 SF on First Floor
  - ±24,840 SF on Second Floor
- 3 Story Building
- Sublease Expires 2/28/2024  
(longer term lease with ownership is available)
- 5.70/1,000 Parking
  - 244 Covered Spaces
- Plug & Play opportunity



### Brad Anderson

Vice Chairman

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### Mike Strittmatter

Managing Director

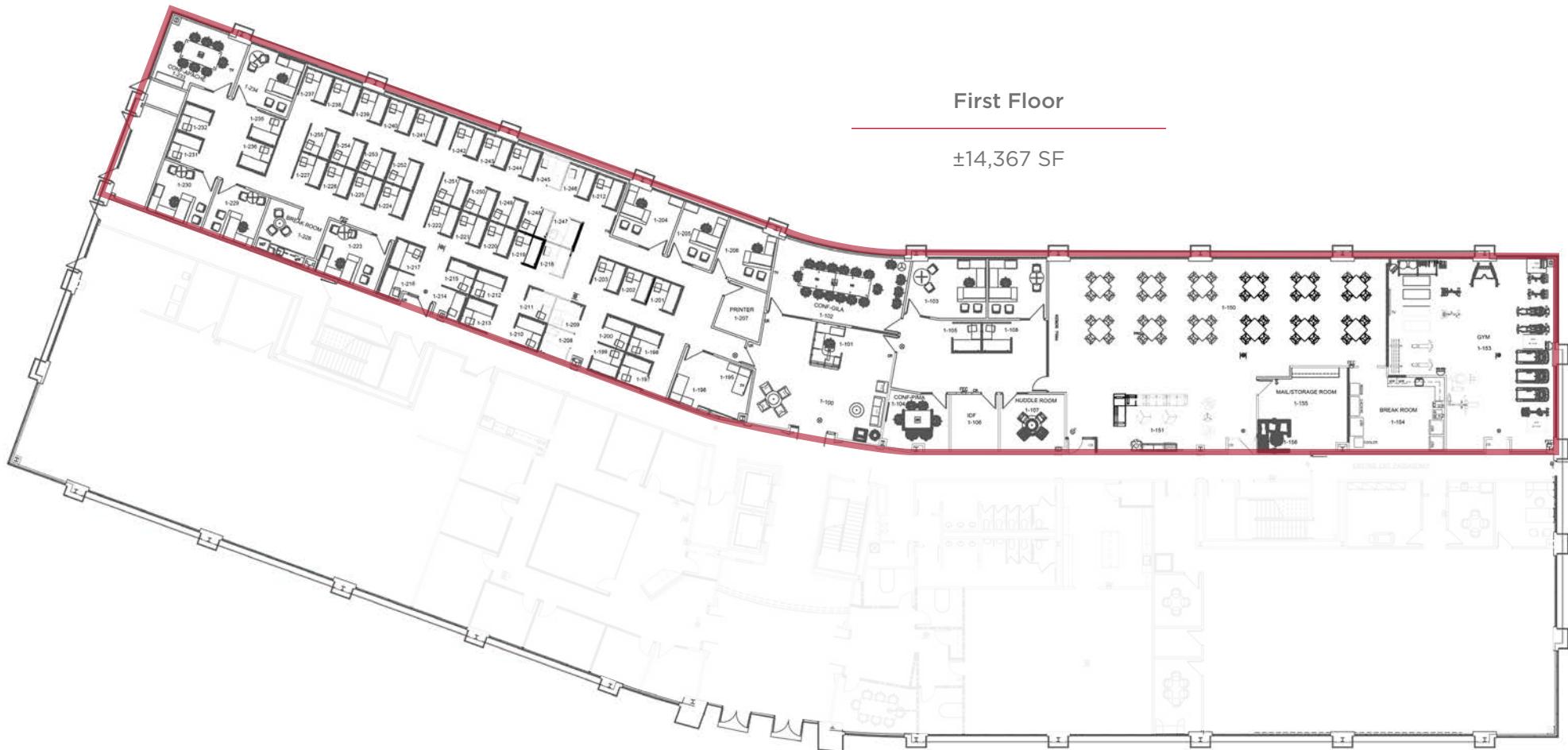
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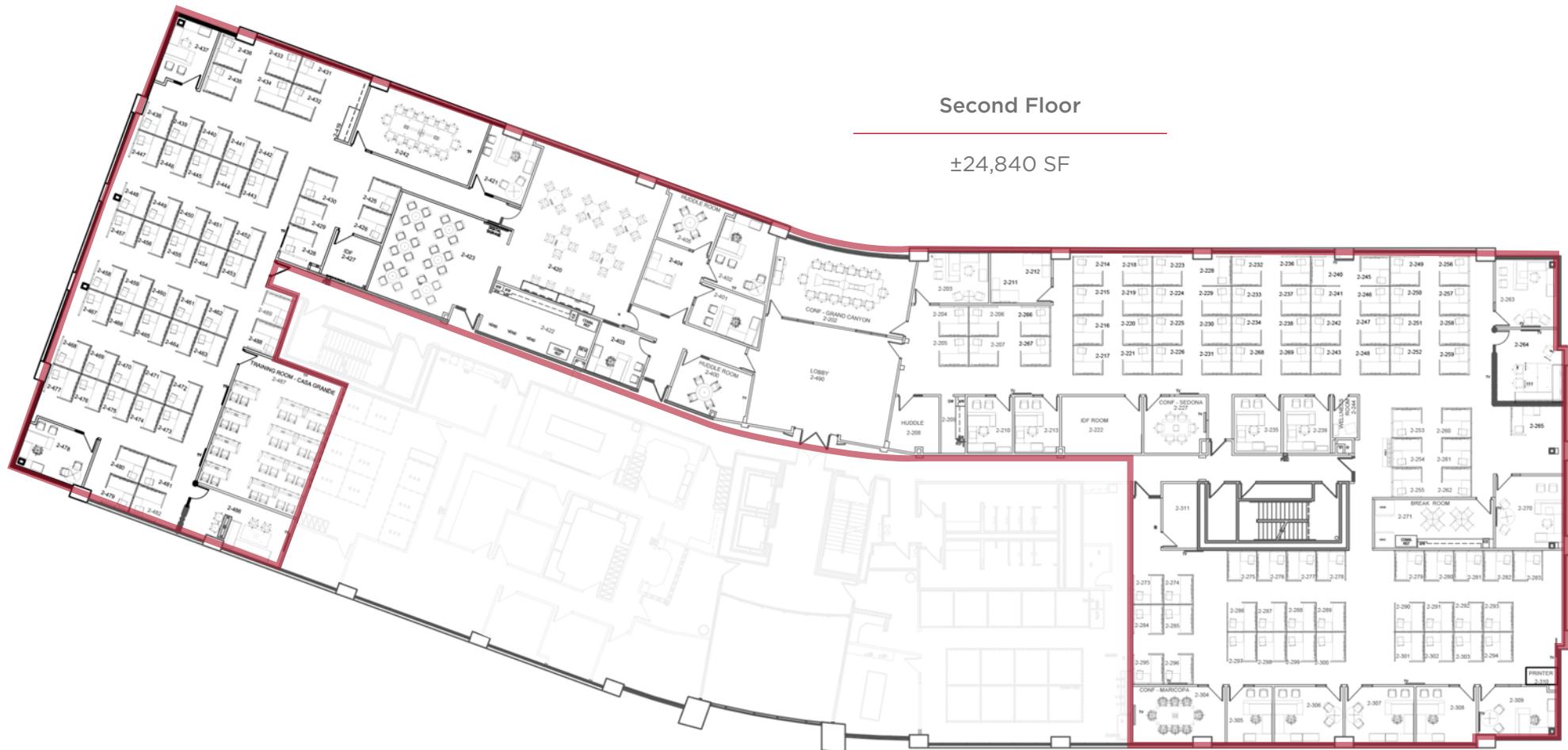
2555 East Camelback Road, Suite 400, Phoenix, AZ 85016 | USA

+1 602 954 9000 | [cushmanwakefield.com](http://cushmanwakefield.com)

## Floor Plans



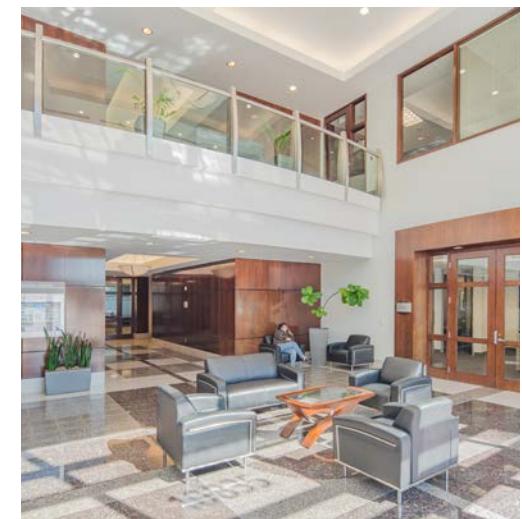
## Floor Plans





# Black Canyon Center

10835 N 25th Ave, Phoenix, AZ 85029

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