



CHAPARRAL

BUSINESS CENTER



CHAPARRAL
BUSINESS
CENTER

SRD 
SALT RIVER DEVCO

CBRE



CHAPARRAL BUSINESS CENTER

Chaparral Business Center is the most flexible office park in South Scottsdale. The six building complex ranges from one story to three story product making it an ideal choice for corporate and back office users alike. The plentiful parking ratio and signage visibility to the 101 freeway are unique to this submarket. The freeway proximity provides ease of access to a large employee base and thriving amenity cores of Old Town Scottsdale and the Talking Stick Entertainment District.

PROJECT OVERVIEW



LOOP
101

PHASE I - SINGLE STORY
8900 E CHAPARRAL ROAD

PHASE II - THREE STORY
8800 E CHAPARRAL ROAD

CHAPARRAL ROAD

CLASS A OFFICE

SINGLE STORY OFFICE

ON-SITE AMENITY

- 6 BUILDING CAMPUS, TOTALING ±450,000 RSF
- CORPORATE & BACK OFFICE SPACES AVAILABLE
- 5.0/1,000 PARKING RATIO
- BUILDING SIGNAGE OPPORTUNITIES
- FULL DIAMOND INTERCHANGE @ CHAPARRAL ROAD & LOOP 101 FREEWAY
- "HIGH TECH HIGHWAY" LOCATION CONNECTING SCOTTSDALE / TEMPE / CHANDLER





LOBBY / LOUNGE RESTAURANT



MAIN ENTRANCE



OUTDOOR FIRE-PIT



CONFERENCE CENTER



STARBUCKS BARISTA



RESORT STYLE POOL

ON-SITE HOTELS

The Courtyard Marriott & Residence Inn at Salt River are the newest additions to Chaparral Business Center. With 269 total guest rooms, over 5,000 RSF of meeting / conference space and complimentary wifi it is the perfect amenity for your business.

The Bistro at Courtyard by Marriott Salt River is open for breakfast, lunch, happy hour, and dinner.

The Agave Lounge at Residence Inn is open for happy hour and dinner, featuring live entertainment.

CHECK OUT THE MENU!



Residence INN
BY MARRIOTT
COURTYARD
BY MARRIOTT

CHAPARRAL BUSINESS TENANTS RECEIVE 20% DISCOUNT ON FOOD AND BEVERAGE AND RECEIVE A FREE MEAL AFTER 10 MEAL PURCHASES



CLASS A OFFICE

CLASS A FINISHES

SINGLE STORY OFFICE

COMMUNITY CORPORATE NEIGHBORS

onsemi realtor.com®

zelle

Harkins
THEATRES

ONE
OPEN NETWORK EXCHANGE

nextiva



EQUALITY HEALTH.

AREA AMENITIES

DUNKIN'
DONUTS®

babb
italian eatery



BUFFALO
WILD
WINGS

White
Castle

THE
Parlay
KITCHEN + COCKTAILS

Blazin'
Mongolian BBQ™



REWIND
CRAFT SOFT SERVE + TEA



SPINATO'S
PIZZERIA & FAMILY KITCHEN

PICK N' ROLL

Red Robin
GOURMET BURGERS AND BREWS



SALT RIVER PIMA AMENITIES

Easy Access to Talking Stick Entertainment District including:

- Salt River Fields
- Talking Stick Resort, Casino, & Golf Club
- The Spa at Talking Stick
- Top Golf
- The Pavilions Shopping Center



TALKING STICK RESORT & CASINO



BUTTERFLY WONDERLAND



THE PAVILIONS SHOPPING CENTER
±20 RESTAURANTS & RETAIL



ODYSSEY AQUARIUM



TOP GOLF



SALT RIVER FIELDS

OLD TOWN SCOTTSDALE AMENITIES



±19 HOTELS IN THE SOUTH
SCOTTSDALE DISTRICT



±16 GOLF COURSES IN
SCOTTSDALE



SPRING TRAINING AT
SCOTTSDALE STADIUM



±20 HEALTH AND
FITNESS CLUBS



5 LIVE MUSIC LOUNGES



LARGEST MALL IN THE SOUTHWEST-
SCOTTSDALE FASHION SQUARE ±225
STORES AND RESTAURANTS



5 BREWERIES IN THE SCOTTSDALE
ENTERTAINMENT DISTRICT AREA





CHAPARRAL

BUSINESS CENTER

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CBRE



SRD



SALT
RIVER
DEVELOPMENT
COMPANY

