



# Camelback Corridor Office Space

5070 N. 40TH STREET | PHOENIX, AZ 85018

**LEVROSE**  
COMMERCIAL REAL ESTATE



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# Available For Lease

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## AVAILABLE

Suite 220: ±1,812 SF

## LEASE RATE

\$25.00/SF/YR Full Service

## PROPERTY HIGHLIGHTS

- Parking : 4.00/1,000
- Strategically located in the heart of Camelback Corridor.
- Accessible to the finest shopping at Scottsdale Fashion Square Mall and Biltmore Fashion Square Mall.
- Located in the heart of Arcadia neighborhood, with great access to Biltmore, Paradise Valley, and Scottsdale.
- Walking distance to upscale restaurants including North, Vincent's, Chelsea's Kitchen, and La Grande Orange.
- 10 minutes to Phoenix Sky Harbor Airport.
- Beautiful common area courtyard with luxuriant landscaping throughout.
- Easy access to Route 51 and Loop 202.





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