

QUARTER VILLAGE

A PREMIER KIERLAND MIXED USE OPPORTUNITY

15444 NORTH GREENWAY HAYDEN LOOP | SCOTTSDALE, ARIZONA



±4,124 SF AVAILABLE



For more information, please

Michael Kitlica

Senior Director

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Building Features:

- ±245 SF of Greenway Hayden Frontage
- Building size: ±22,293
- Parcel size: 1.59 acres
- Year built: 2006
- Parking: 4.40 per 1,000 SF
- Covered parking: forty five (\$45) per stall per month
- Zoning: C-3, City of Scottsdale
- Can accommodate all uses including medical, office and retail

Available Suite:

- Suite 102
- ±4,124 SF
- Former salon
- Vaulted ceilings
- Open floorplan
- Move-in ready
- Existing bathroom
- Greenway-Hayden frontage and signage
- **Lease Rate: \$45.00 NNN**
- **Tenant Improvements Negotiable**
- **DO NOT DISTURB TENANT**

Property Features:

- 1 mile to the Loop 101 Pima Freeway with direct access to the northwest and southeast valley labor markets
- Close proximity to executive housing, including DC Ranch, Troon North, Desert Highlands, and Silverleaf
- Excellent freeway access via a full diamond interchange on the Loop 101 at Frank Lloyd Wright boulevard and Hayden Road
- Located in the heart of Scottsdale Airpark and 30 minutes to Sky Harbor International Airport
- Abundant retail amenities with over 50 restaurants and 4 hotels within 2 miles



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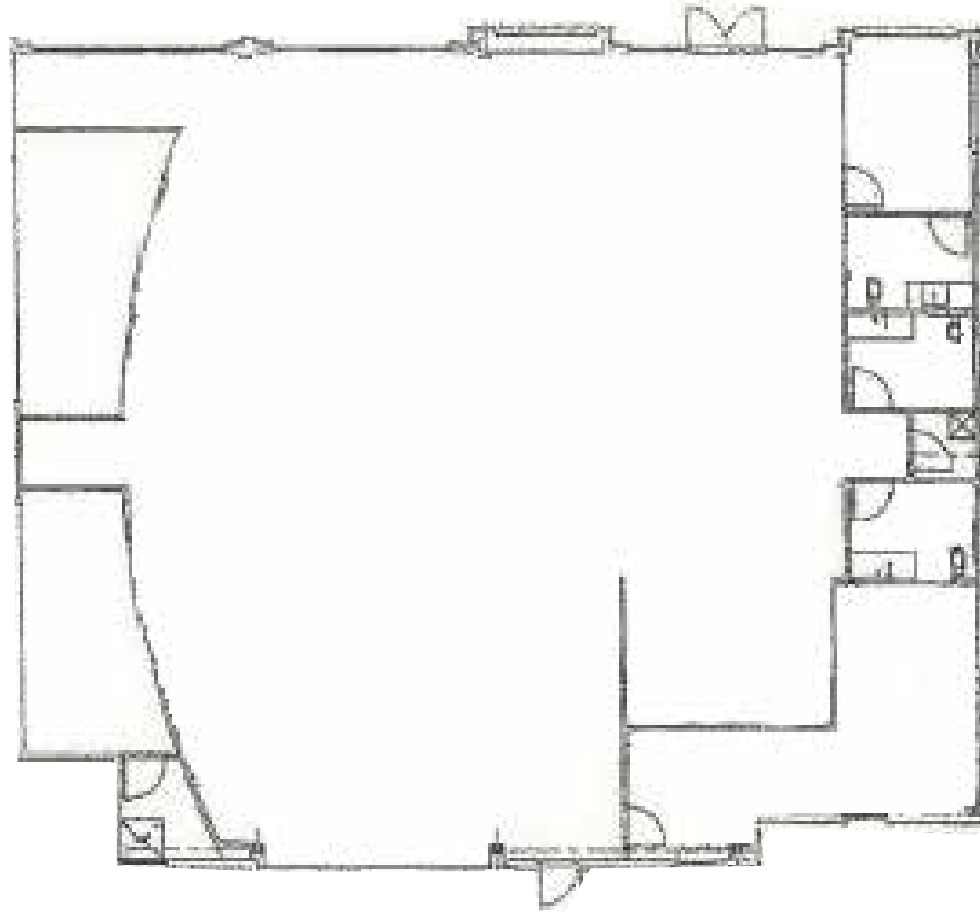
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AVAILABLE SUITE 102: $\pm 4,124$ SF



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