

NORTHERN

ARIZONA

TECHNOLOGY

PARK

FLAGSTAFF, AZ

31.45 ACRES OF PRIME DEVELOPMENT LAND AWAITING YOUR VISION. STRATEGICALLY LOCATED NEAR FLAGSTAFF PULLIAM AIRPORT WITH DIRECT ACCESS TO I-17.

GENTERRA ENTERPRISES

MASTER DEVELOPER



DEVELOPMENT VISION

Strategically positioned at the gateway to Flagstaff with access to I-17, I-40, 89A, and Flagstaff Pulliam Airport, our **31.45-acre site** is set up to support the Southwest region's leading industries and companies. We aim to attract top-tier companies in Science and Innovation, Technology, Research, Advanced Manufacturing, Aerospace, Logistics, Semiconductor Support, and more, leveraging Flagstaff's rich talent pool.

The Northern Arizona Technology Park is designed to foster an environment where innovation thrives, supported by a community equipped to drive growth and excellence in these critical sectors.

INDUSTRIES

The **Northern Arizona Technology Park** will cater to businesses in a variety of industries, including but not limited to:



BIOSCIENCE



**ADVANCED
MANUFACTURING**



**MEDICAL
DEVICE**



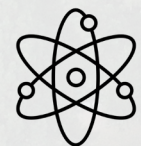
**AIRPORT SUPPORT
& LOGISTICS**



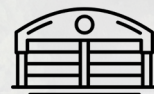
TECHNOLOGY



HOSPITALITY



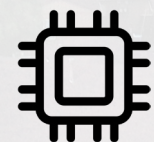
RESEARCH



LIGHT INDUSTRIAL



AEROSPACE



**SEMI-CONDUCTOR
SUPPORT FACILITIES**

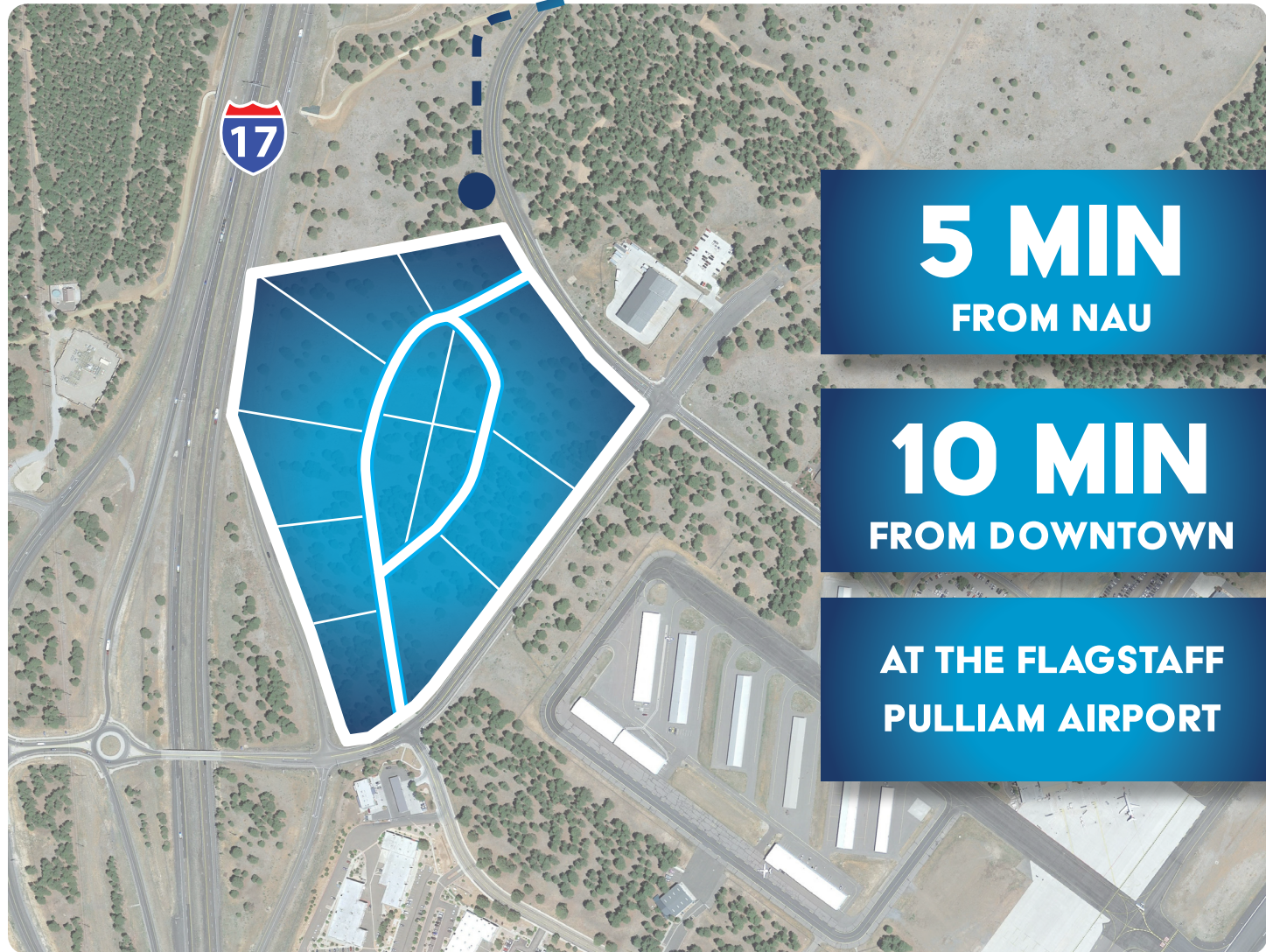
**THE NORTHERN ARIZONA
TECHNOLOGY PARK WILL SERVE
AS A CONNECTIVITY HUB FOR
CUTTING-EDGE BUSINESSES**

**AND RESEARCH, FOSTERING
UNPARALLELED COLLABORATION**

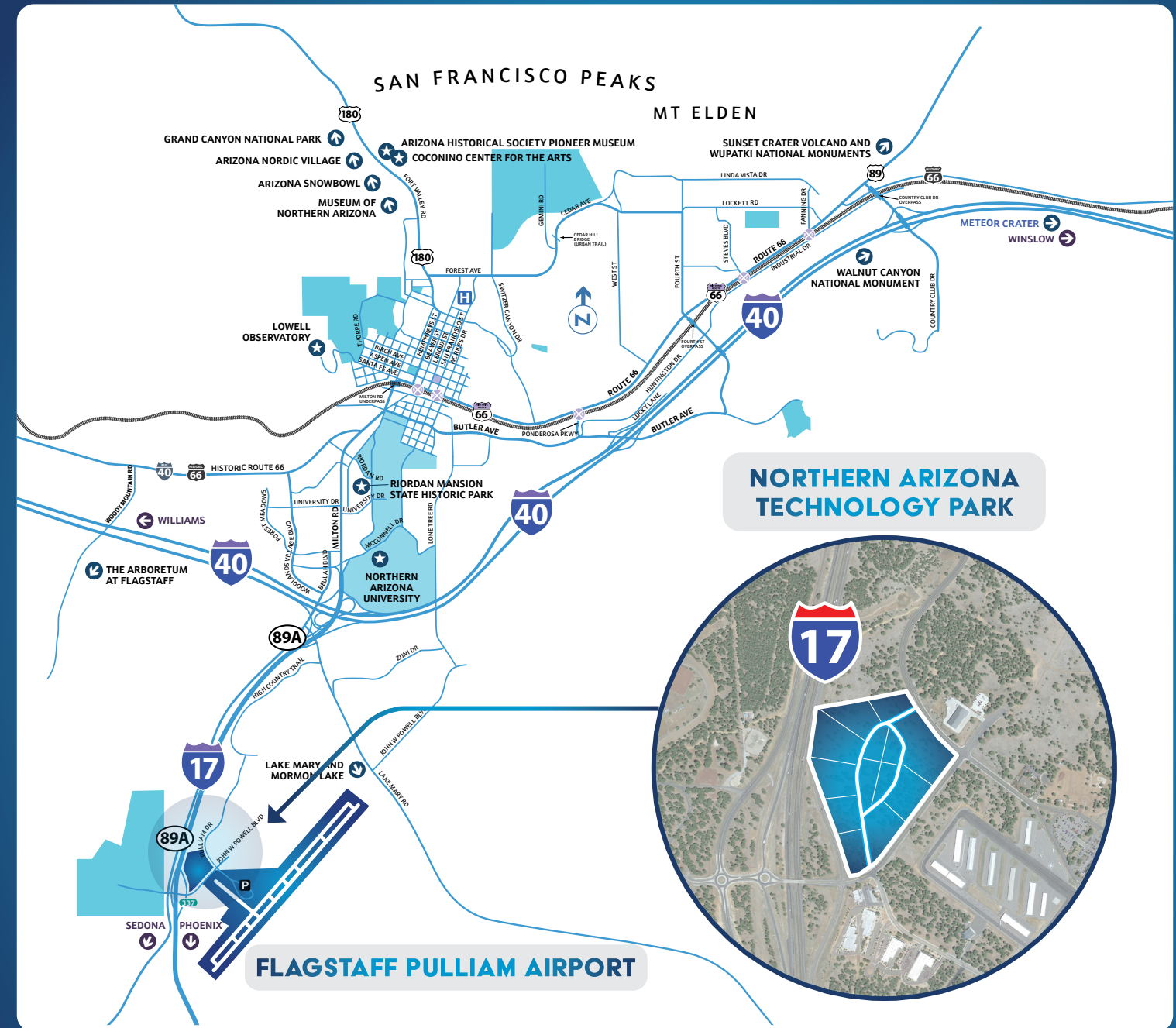
**AMONG SECTORS LIKE BIOSCIENCE,
ADVANCED MANUFACTURING,
AEROSPACE, HOSPITALITY, AND
TECHNOLOGY. THIS HUB WILL DRIVE
REGIONAL ECONOMIC GROWTH
THROUGH INNOVATION AND
STRATEGIC PARTNERSHIPS. JOIN US!**

SITE DESCRIPTION

The **Northern Arizona Technology Park**, a gateway to Flagstaff with stunning views and just **90 minutes from Phoenix**, stands fully entitled and **shovel-ready**, presenting an immediate opportunity for your company to establish its presence. With lots ranging in acreage, the park offers a seamless transition for businesses looking to capitalize on Flagstaff's vibrant ecosystem and innovative spirit. Your company can seamlessly transition from planning to action, taking advantage of our state-of-the-art infrastructure. With **complete access to utilities and fiber**, and a prime location along **I-17** with trail connectivity, we offer the ideal setting for your business to grow and flourish.



STRATEGICALLY LOCATED



WE OFFER A **PRIME LOCATION** FOR
RESEARCH, TECHNOLOGY, AND HOSPITALITY
BUSINESSES TO THRIVE.

CHOOSE FLAGSTAFF

Flagstaff stands as a beacon of scientific innovation and technological advancement within the unique high country of Arizona, offering a distinct **mountain community experience** unlike the typical Arizona desert landscape. Nestled in this elevated setting, Flagstaff distinguishes itself as a community deeply rooted in cutting-edge research and technology.

Home to major research organizations and high-tech employers, including W.L. Gore & Associates, the U.S. Geological Survey (USGS), Lowell Observatory, and Northern Arizona University, it's a hub of intellectual activity and innovation.

Situated at the crossroads of natural beauty and scientific progress, **Flagstaff boasts a lifestyle that balances outdoor recreation with scholarly pursuits.** Flagstaff's four-season climate enriches this unique setting, providing a dynamic environment where snowy winters, lush springs, mild summers, and vibrant autumns complement the city's innovative spirit and natural beauty.

The **proximity to Phoenix, the Grand Canyon, Lake Powell, and Las Vegas** places Flagstaff in a strategic location, offering the tranquility of mountain life alongside **easy access to major urban centers and natural wonders.** The concentration of high-caliber institutions in Flagstaff has cultivated a **workforce that is not only highly educated but also rich in experience** and sophistication.

The city's workforce transcends what one might typically expect from a **region of over 120,000 people**, offering a depth of knowledge and a breadth of skills that rival those found in much larger metropolitan areas.

LOCAL EMPLOYERS



Welcome to Flagstaff

ELEVATION 7,000 FT
 AREA POPULATION 120,000
 FOUNDED 1882



TOURISM IS OUR #1
 ECONOMIC DRIVER WITH
 5.3 MILLION VISITORS
 PER YEAR

FIRST INTERNATIONAL
 DARK SKIES CITY

OVER 57 MILES OF
 URBAN TRAILS



CLICK THE LOGO ABOVE
 TO LEARN MORE ABOUT
 DISCOVERFLAGSTAFF.COM

DESIGNATED
 ARIZONA'S WINTER
 WONDERLAND

288 DAYS OF
 SUNSHINE

CHOOSEFLAGSTAFF.COM



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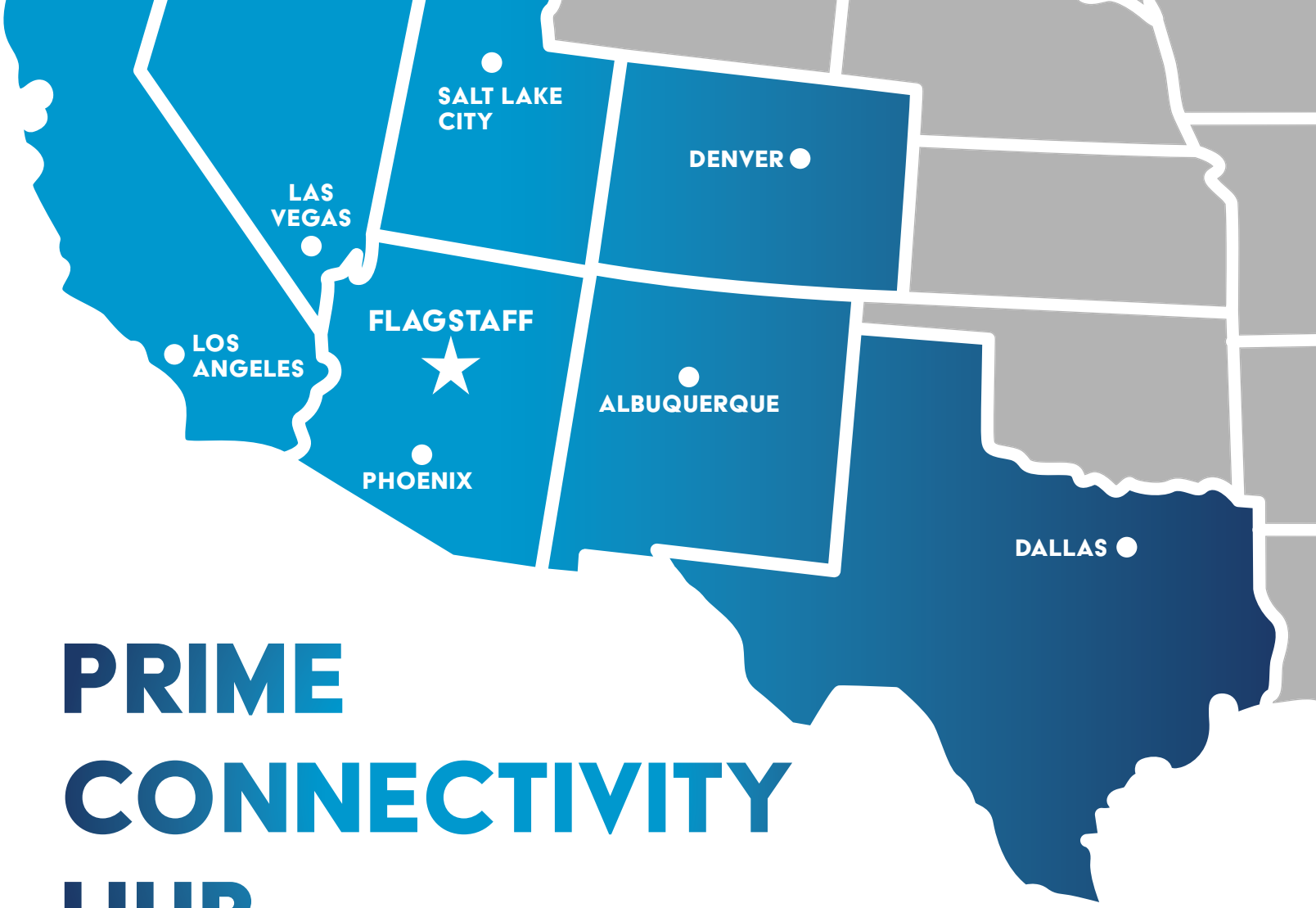


ECONA-AZ.COM



FLYFLAGSTAFFAZ.COM





PRIME CONNECTIVITY HUB

FLAGSTAFF IS CENTRALLY LOCATED WITHIN THE SOUTHWEST USA MAKING IT THE GATEWAY TO PHOENIX, LOS ANGELES, DENVER, DALLAS, LAS VEGAS, SALT LAKE CITY, AND ALBUQUERQUE.

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