



FOR SUBLEASE

±20,000 SF PLUG N' PLAY OFFICE SPACE IN TEMPE

Asking Rate \$10/SF Below Submarket Average

Sublease Offering



ASKING RATE:
\$17.00/SF Full-service



LEASE EXPIRATION:
February 2027



SIZE:
±20,000



PARKING:
6.17/1,000 SF
(including 22 covered spaces)



IMPROVEMENTS:
7 offices, 3 conference rooms,
5 huddle rooms, 3 phone rooms,
large break room, outdoor break area



INCLUDED FF&E:
66 workstations, chairs, monitors, A/V
equipment, desks, phones, cabling,
tables, seating, et cetera



ELLIOT ROAD SUITE 1000 PHOENIX ARIZONA 85284



309 W. ELLIOTT ROAD, SUITE 113, TEMPE, ARIZONA 85284



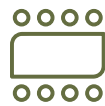


309 VEBLOT ROAD SUITE 113, TEMPE, ARIZONA 85284



OFFICES

7



CONFERENCE

3



HUDDLE ROOMS

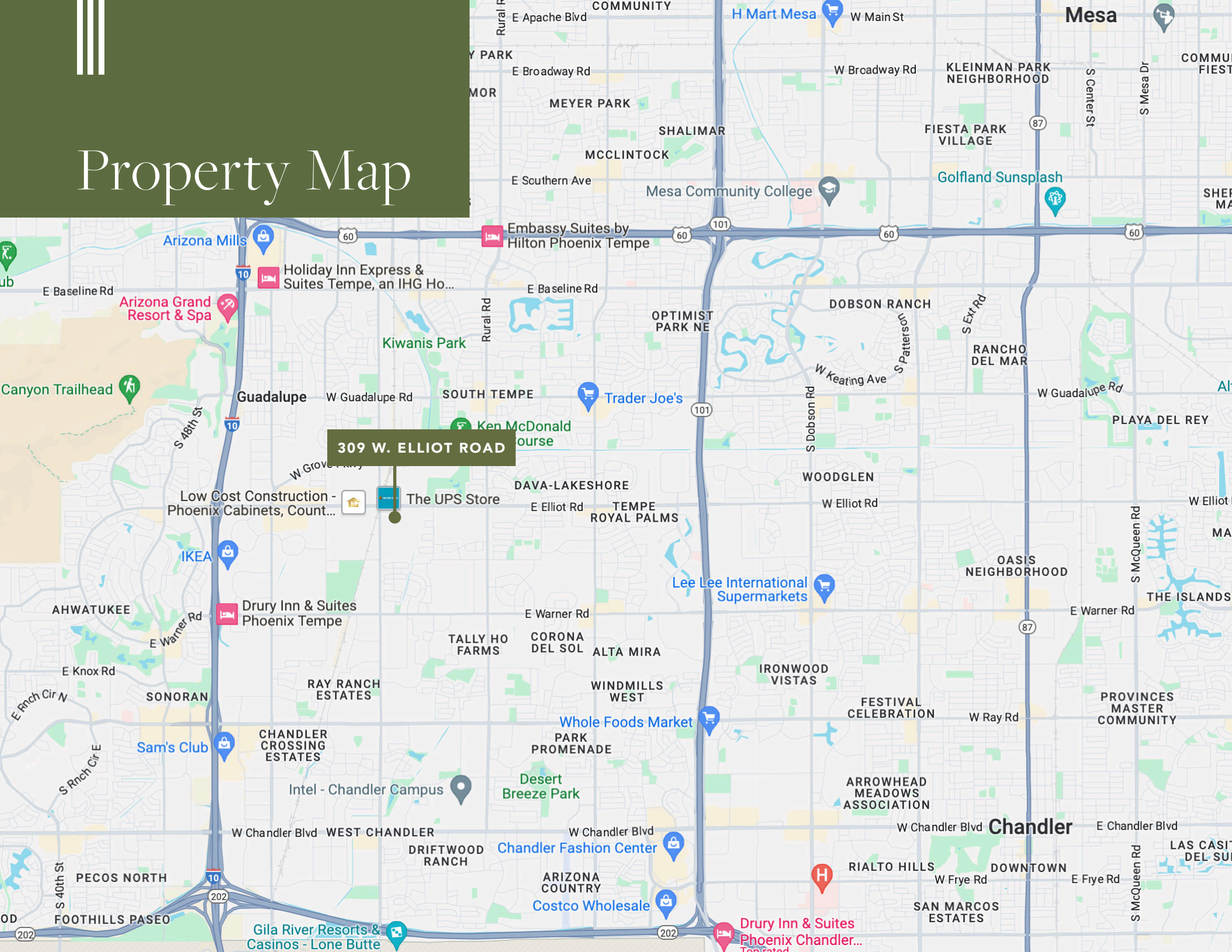
5



BREAK AREA

2

Property Map

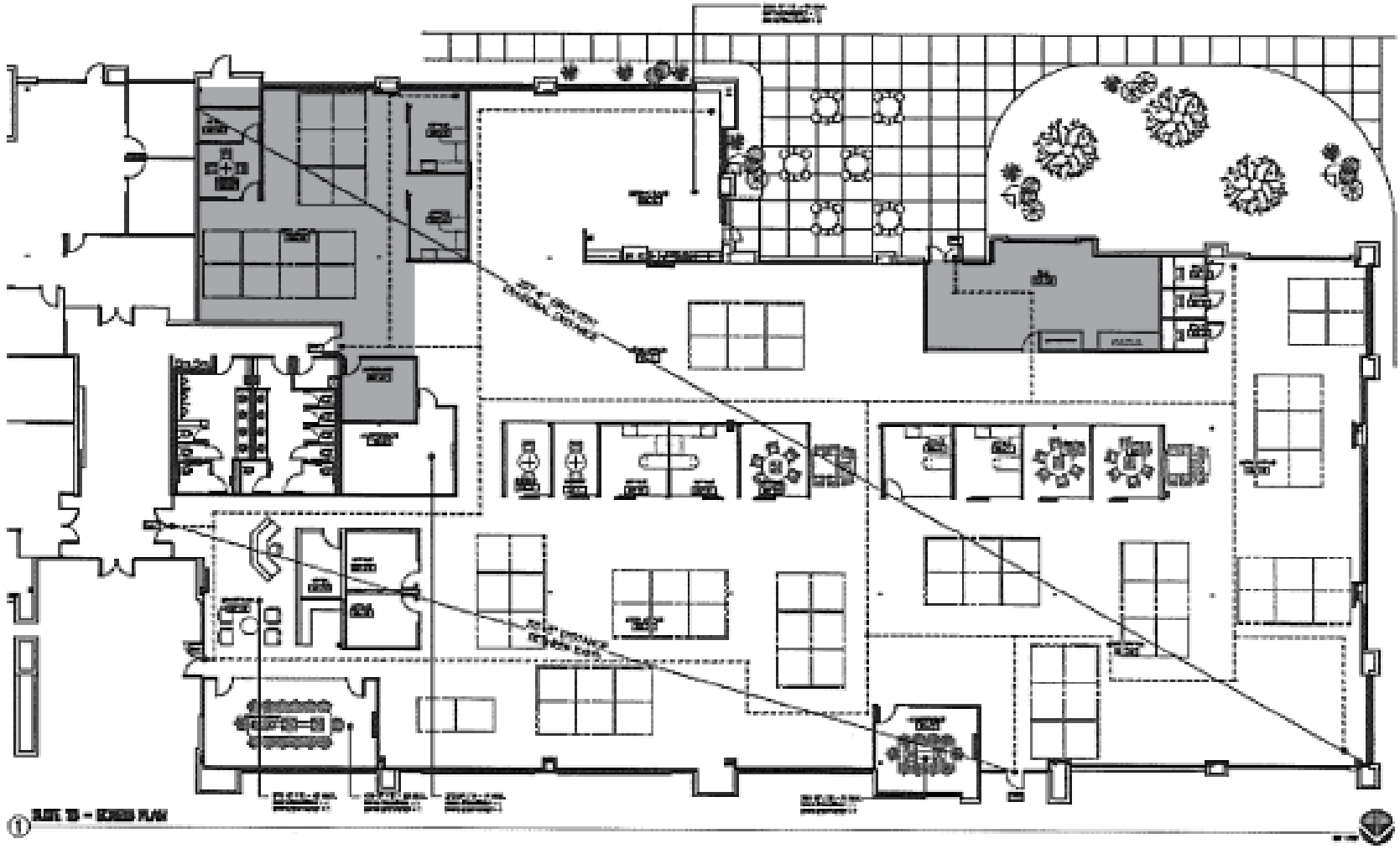


309 W. ELLIOT ROAD

Floor Plan



309 W. ELLIOT ROAD, SUITE 113, TEMPE, ARIZONA 85284



1

AREA 13 - EGRESS PLAN

REAR OF BUILDING
FRONT OF BUILDING

REAR OF BUILDING



Thank you

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