



MHG Commercial
Where business meets BOLD
1702 E McNair Drive
Tempe, AZ 85283 | United States
mhgcommercial.com
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San Alberto Suite

Office Suite for Sublease

8719 E San Alberto Dr | Scottsdale, AZ 85258



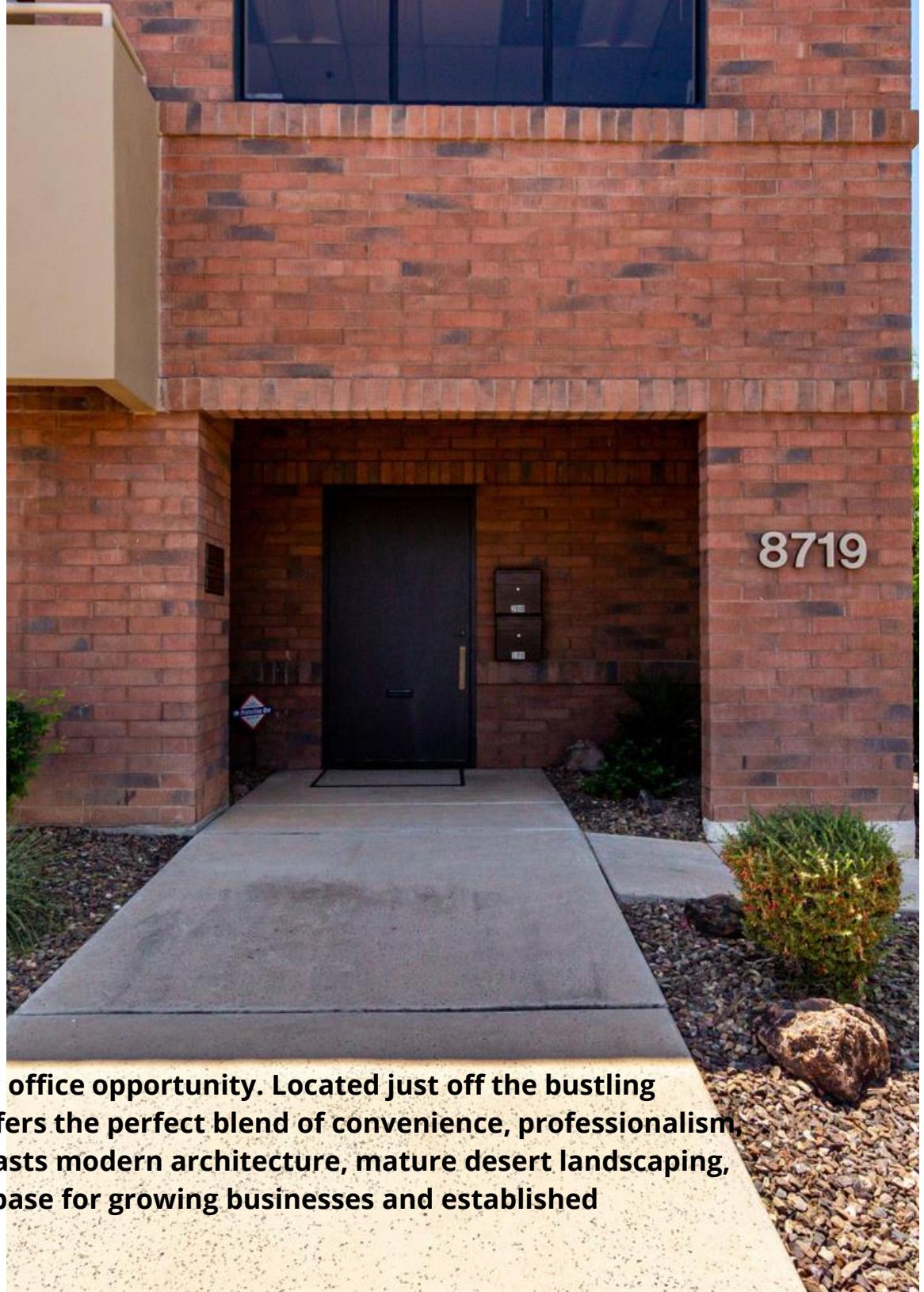
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PROPERTY HIGHLIGHTS

Available	NOW
Size	±2,028 SF
Year Built	1987
Type	Office
Bldg Class	B
Parking	7 surface, 4 covered
Rate	\$28 PSF, Full service
Offices	4 plus bullpen



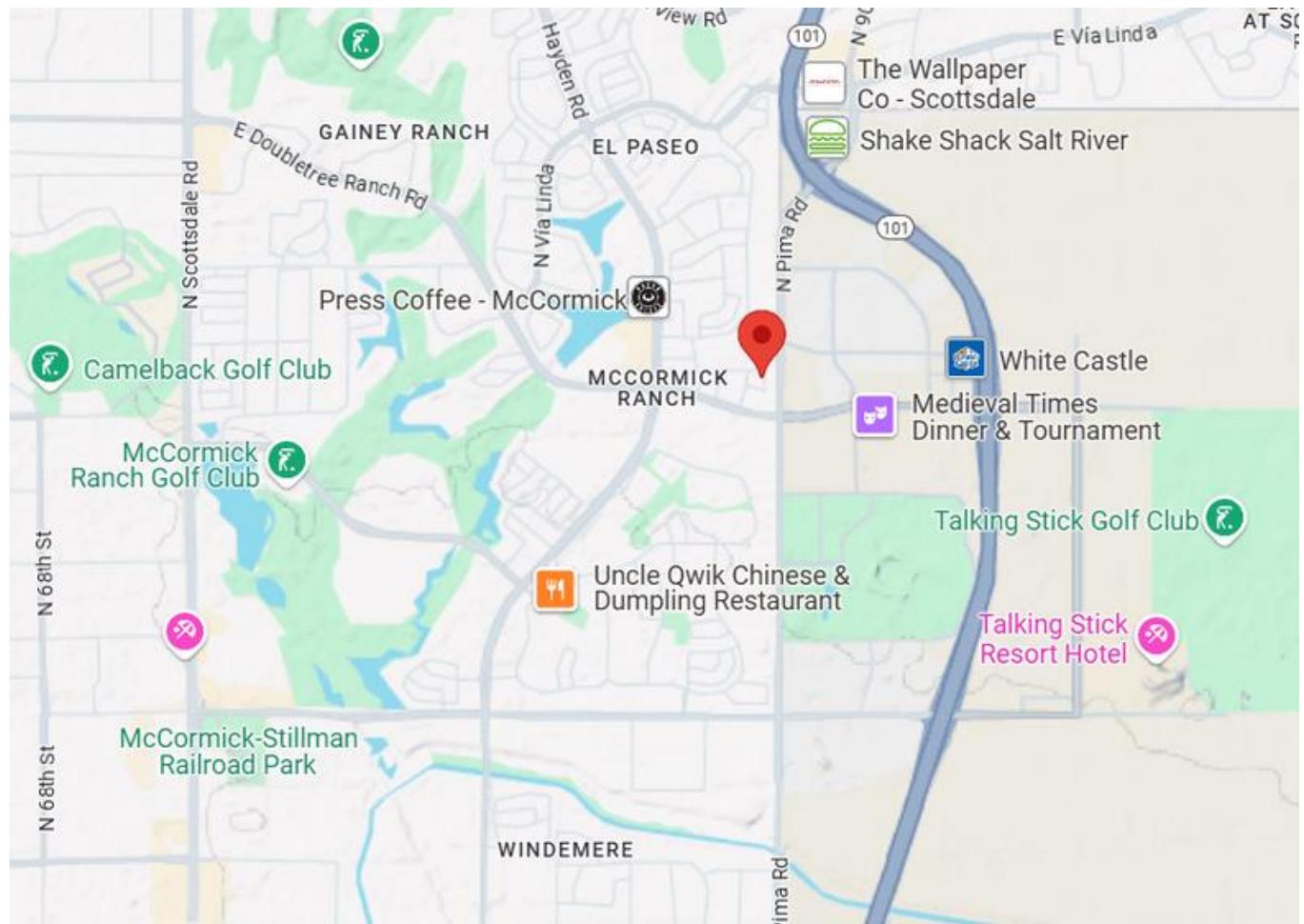
Step into the heart of Scottsdale with this premier office opportunity. Located just off the bustling Hayden Road corridor, 8719 E San Alberto Drive offers the perfect blend of convenience, professionalism, and style. This beautifully maintained building boasts modern architecture, mature desert landscaping, and ample natural light, making it an ideal home base for growing businesses and established professionals alike.

Inside, you'll find versatile floorplans, private offices, and collaborative open spaces tailored to support productivity and client comfort. Whether you're meeting with high-end clientele or fostering team innovation, this space adapts to your needs with class and functionality. Four offices total, one of which is extra large, one private conference room, bull pen w/ four workstations, kitchen, noncommunity bathroom, reception area, and a shared lobby





Enjoy excellent visibility, plentiful parking, and close proximity to Loop 101, along with nearby amenities including top-rated restaurants, gyms, and executive housing. This is more than just office space—it's a strategic move for your business in one of Scottsdale's most desirable professional hubs.





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MHG Commercial is based in Phoenix, Arizona, and is dedicated to providing unparalleled service to its clients. MHG Commercial is a division of My Home Group, the fastest-growing real estate brokerage in Arizona.

MHG Commercial builds strong partnerships based on trust and integrity. They prioritize relationships with their residential agent partnerships, community leaders, clients, and referrals. Their commitment to these relationships allows them to expand their knowledge and make a positive impact on the local community.

Overall, MHG Commercial is known for its experienced professionals, transparent and informed approach, and dedication to client satisfaction. Their diverse expertise, collaborative experience, and commitment to building relationships make them a reliable partner for commercial real estate needs in Arizona.

Disclaimer

The information and content contained in this Offering Memorandum ("OM") is proprietary and strictly confidential. It is intended to be reviewed only by the party in receipt and should not be made available to any other person or entity without the written consent of MHG Commercial Real Estate brokered by My Home Group ("MHG"). This OM has been prepared to provide a summary to prospective buyers and to establish a preliminary level of interest in the subject property. The information contained herein is not a substitute for a thorough due diligence investigation. MHG has not made any investigation, and makes no warranty or representation, with respect to the income or expenses for the subject property, the future projected financial performance of the property, the size and square footage of the property and improvements, the presence or absence of contaminating substances, the compliance with State and Federal regulations, the physical condition of the improvements thereon, or the financial condition or business prospects of any buyer/tenant, or any buyer/tenant's plans or intentions to continue its occupancy of the subject property. The information contained in this OM has been obtained from sources we believe to be reliable; however, MHG has not verified, and will not verify, any of the information contained herein, nor has MHG conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided. Buyers/tenants must verify all of the information and bears all risk for any inaccuracies. All prospective buyers/tenants must take appropriate measures to verify all of the information set forth herein.

By accepting the terms of this Disclaimer you agree to release MHG and hold it harmless from any kind of claim, cost, expense, or liability arising out of your investigation and/or purchase/lease of this property.

PROPERTY SHOWINGS ARE BY APPOINTMENT ONLY. PLEASE CONTACT THE LISTING AGENT FOR MORE DETAILS.