

FOR LEASE:
RETAIL / OFFICE SPACE

VAST COMMERCIAL
REAL ESTATE SOLUTIONS

NOW LEASING:

**OFFICES ON
THE LOOP**

\$1,098 - \$3,672/MO



PROPERTY OVERVIEW

Vast Commercial Real Estate Solutions is pleased to offer retail and office space for lease at 7650-7670 East Broadway Blvd. Offices on the Loop is a highly visible, multi-tenant office/service/retail property with frontage on Broadway Blvd, directly across from Home Depot. It is located just west of Pantano Road and is surrounded by shopping, restaurants, banks, and other businesses. The property was recently transformed with a brand new look through the completion of a major capital improvement campaign, including a new roof, new paint, new parking lot, gated interior courtyards, and new vehicle/pedestrian access from both Broadway and The Loop. The property features beautifully landscaped garden style offices. French doors and multiple windows provide lots of natural light, and most suites include private balconies. Covered parking and fiber optic cable are available.

PROPERTY HIGHLIGHTS



Retail or Office Space



Loop Bike Path



Modified Gross



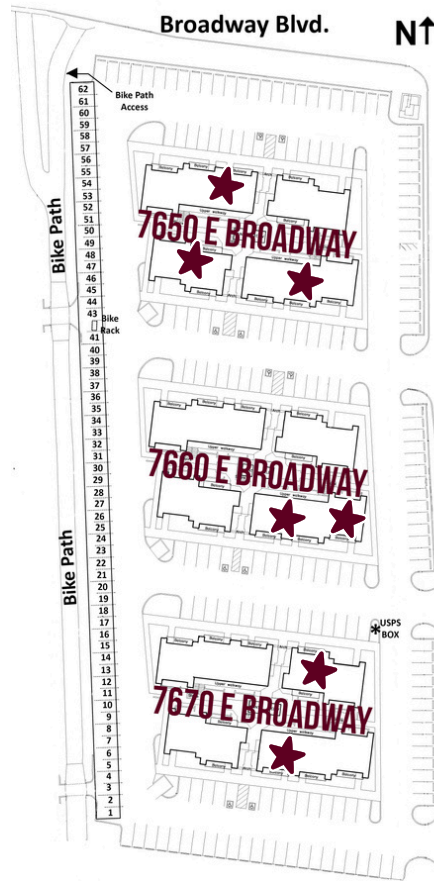
732 - 2,448 SF

JON O'SHEA

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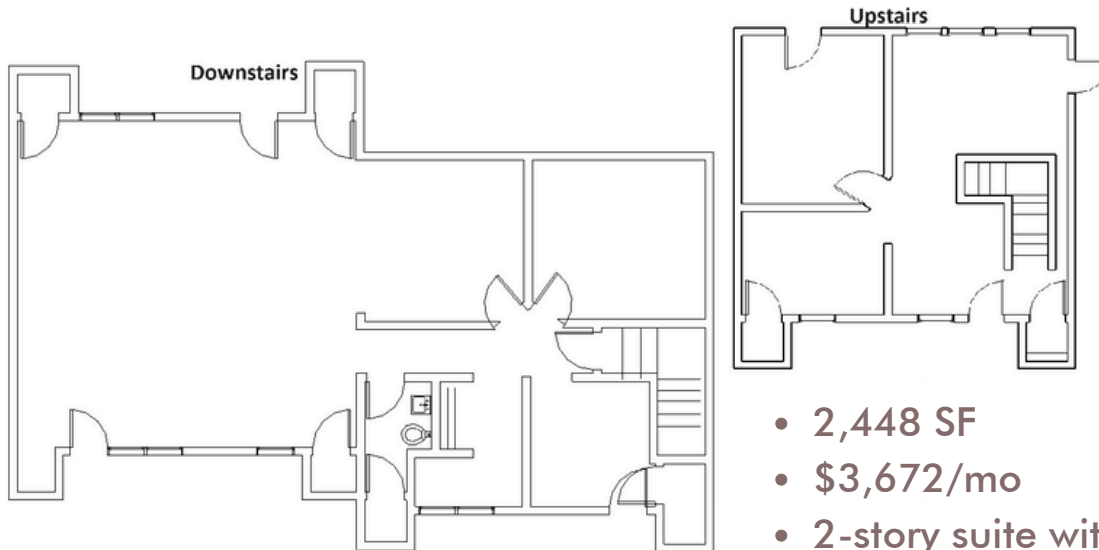
(520) 780-4743

SITE PLAN AND AVAILABILITY



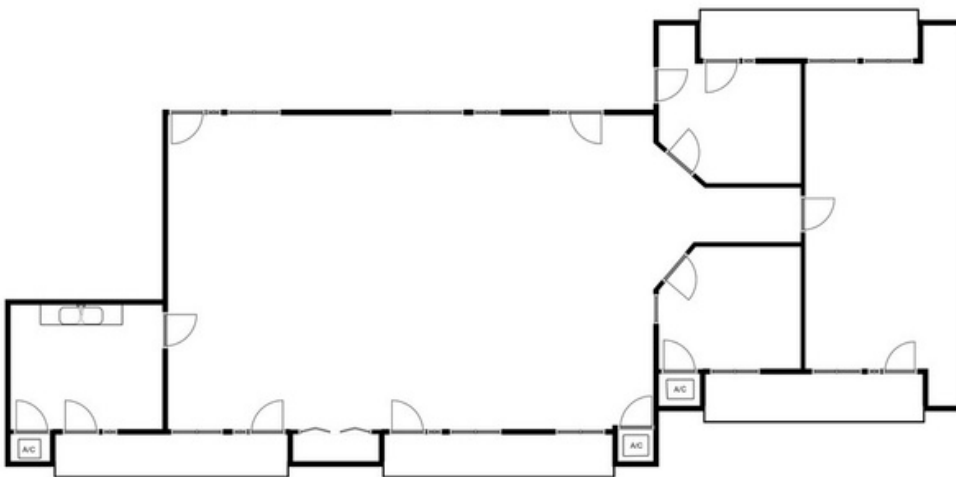
| Building | Suite | Size (SF) | Lease Rate |
|----------|-------|-----------|------------|
| 7650 | A-101 | 2,448 | \$3,672/mo |
| 7650 | A-203 | 2,255 | \$3,383/mo |
| 7650 | A-308 | 1,103 | \$1,655/mo |
| 7660 | B-205 | 1,169 | \$1,754/mo |
| 7660 | B-303 | 1,098 | \$1,832/mo |
| 7670 | C-203 | 919 | \$1,300/mo |
| 7670 | C-309 | 732 | \$1,220/mo |

SUITE A-101



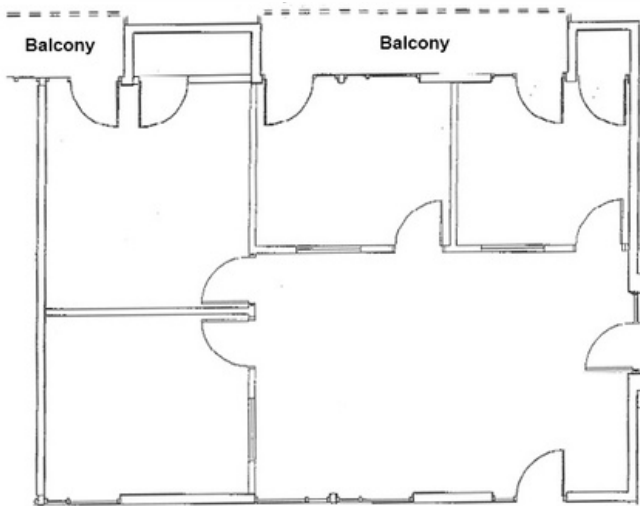
- 2,448 SF
- \$3,672/mo
- 2-story suite with executive office up, large bullpen down
- Full bathroom and kitchen
- Ground floor space

SUITE A-203



- 2,255 SF
- \$3,383/mo
- 2 offices, large conference
- Bullpen setup
- Breakroom with sink

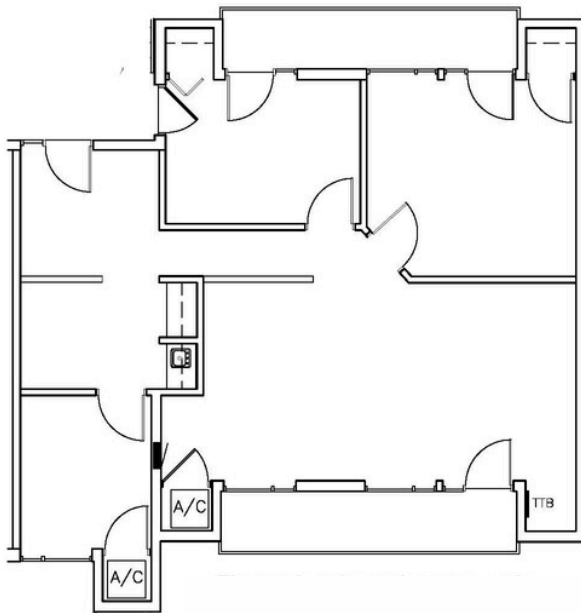
SUITE A-308



Floor plan for reference only, not to scale.

- 1,103 SF
- \$1,838/mo
- 4 offices
- Private patio
- North-facing balcony
- Broadway-facing building signage available

SUITE B-205



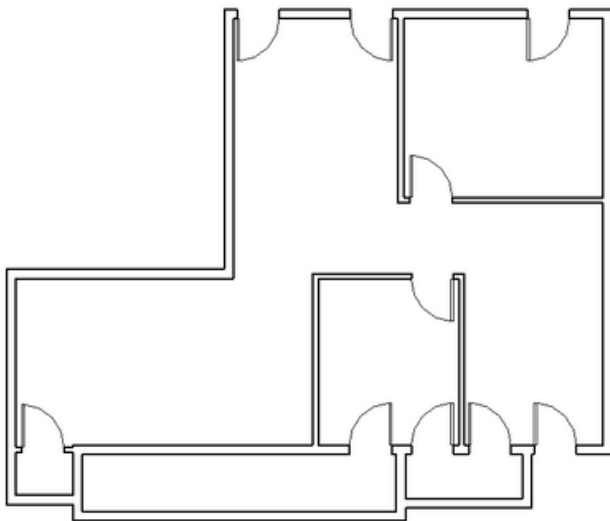
- 1,169 SF
- \$1,754 mo
- 3 offices
- Open bullpen
- North and south balconies
- End unit

SUITE B-303



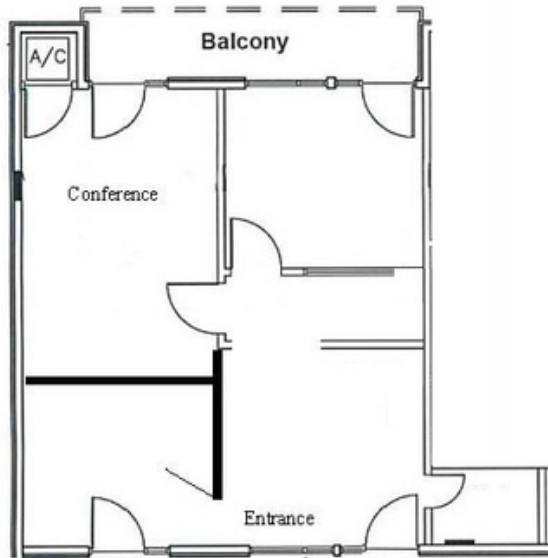
- 1,098 SF
- \$1,832/mo
- 2 offices with glass walls, potential for 3rd
- Kitchen with sink
- Private balcony
- 3rd floor views and privacy

SUITE C-203



- 919 SF
- \$1,300/mo
- 2 offices, potential for 3rd
- adjacent common area restrooms

SUITE C-309



- 732 SF
- \$1,220/mo
- Electricity included
- 3 offices
- 3rd floor views and privacy