

B M 0 R



PARK248 PICKLEBALLCOURTS

The only location on Camelback Corridor with a 2 acre park, **PARK24** stands as a serene oasis amidst the urban landscape. More than just a park; it's a place where professionals can escape the demands of the workday and reconnect with nature. A place where colleagues can gather for team-building activities, enjoy a picnic lunch, or find inspiration for their next big idea. With its lush greenery, meandering pathways, and peaceful seating areas, it's an ideal spot for a leisurely stroll, an outdoor meeting, or simply a moment of relaxation in the Arizona sun.



PARK22
2+Biltmore Center Amenities

The **pickleball courts** at Biltmore Center are not only a place for physical activity but also **a** hub for networking and building camaraderie among professionals.

Exclusive for tenant use, you can easily fit in a quick game during lunch breaks or post-work hours. So, step onto the court, grab a paddle, and let the games begin at Biltmore Center.



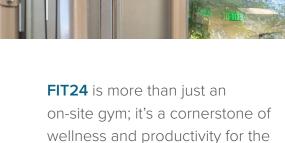




PRESSCOFFEE

Press is more than just an on-site coffee place; it's where professionals come together to fuel their ambitions and connect over a cup of perfection. Skilled baristas craft every brew with precision and passion, ensuring each cup is a delightful masterpiece. Press serves as **a vibrant hub for collaboration and relaxation.** Its cozy ambiance and communal seating invite spontaneous brainstorming sessions, casual catch-ups, and the cultivation of meaningful connections among Biltmore Center's tenants.

Need somewhere more private to meet? Reserve the HUB24 conference room at Press Coffee!



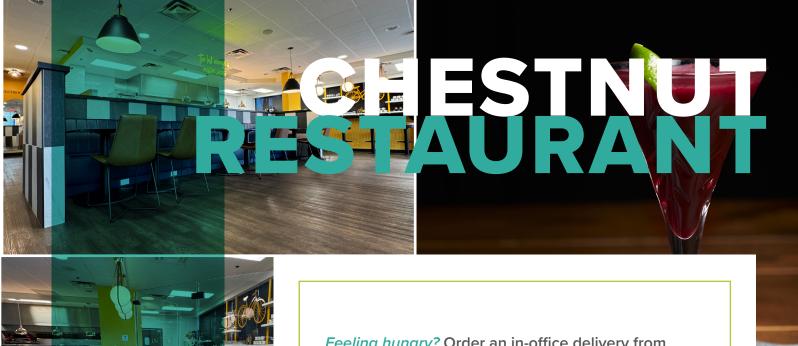
PRECOR

complex's tenants.

This high-end fitness facility caters to the diverse needs of modern professionals, ensuring that work-life balance remains a top priority. With an on-site fitness trainer, new locker rooms and showers, it's now easier than ever to get a workout in. Offering an array of state-of-the-art exercise equipment, from cardio machines to free weights, making it the perfect place for a quick morning workout, a midday energy boost, or a post-work stress reliever.











Feeling hungry? Order an in-office delivery from Chestnut! Biltmore Center's newest on-site restaurant, Chestnut, provides daily breakfast, lunch, and early evening happy hour.

Chestnut was founded by Kirsten Steele with a simple mission; provide her guests an amazing experience, delicious food, and a place she would want to hang out in herself. After almost a decade and a location change, nothing has changed. Come meet our amazing team and enjoy one of Phoenix's hidden gems.

Biltmore Center Amenities 17







PHIL BREIDENBACH, SIOR Senior Executive Vice President DIR +1 602 222 5073 phil.breidenbach@colliers.com

MICHAEL MARSH, CCIM Associate Vice President DIR +1 602 222 5177 michael.marsh@colliers.com

COLLIERS

2390 E Camelback Rd, Ste 100 Phoenix, Arizona 85016 colliers.com/arizona