



Gainey Center I

8601 North Scottsdale Road | Scottsdale, Arizona

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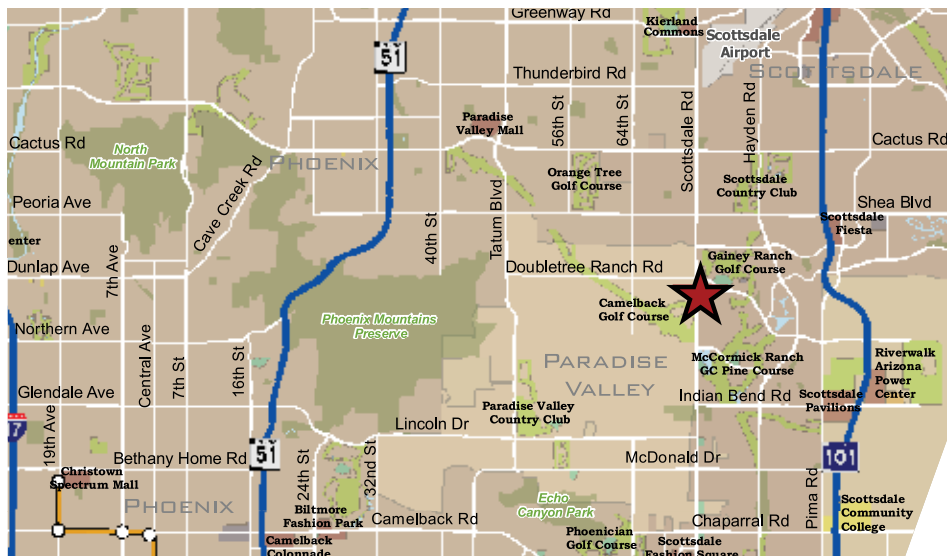
Principal
Global
Investors

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Building Features

- Building Size: ±140,756 SF on three floors
- Typical Floor Size: ±46,666 SF
- Multi-Tenant Load Factor: 12.0%
- Parking Ratio: 4.0/1,000 SF
- Covered Parking Ratio: 2.2/1,000 SF
- Rich Class A finishes throughout including natural stone, cherry wood and brass accents
- Professional / legal environment with extensive interior glass and private balconies at corner executive offices
- On-site Wells Fargo Bank branch
- Reserved parking and building signage available
- Prominently located on Scottsdale Road



Area Amenities:

- Within walking distance to the Shops Gainey Village – a distinctive blend of exceptional shops and diverse restaurant options including Bloom, Dish, The Village Tavern, McCormick and Schmicks, Pei Wei, Gardunos, Picasso's Gourmet Pizza, and the Paradise Bakery and Café
- Adjacent to the 162-room Gainey Suites Hotel and the award winning Gainey Village Health Club and Spa
- Close proximity to the 500-room Hyatt Regency Scottsdale Resort and Spa at Gainey Ranch
- Three miles from the Loop 101 Freeway Via de Ventura interchange
- A short four-mile drive to the Scottsdale Airpark and Scottsdale Fashion Square Mall



For more information, please contact:

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