

# Block 7000

7000 EAST SHEA BOULEVARD | SCOTTSDALE, AZ 85254

## Fact Sheet



### Project Description

±87,029 SF of mixed-use office & retail space



### Amenities

Renovated courtyard area with new shade structures, seating options, games and landscaping

On-site dining & retail

Walking distance to many of Scottsdale's best restaurants

High-end residential, golf courses and hotels surround the project

Easy access to Loop 101 and AZ 51 Freeways



### Parking

4/1,000 Total Ratio

Covered/Reserved.....\$60/stall/month

Covered/Unreserved .....\$40/stall/month

Surface Parking.....Free of charge



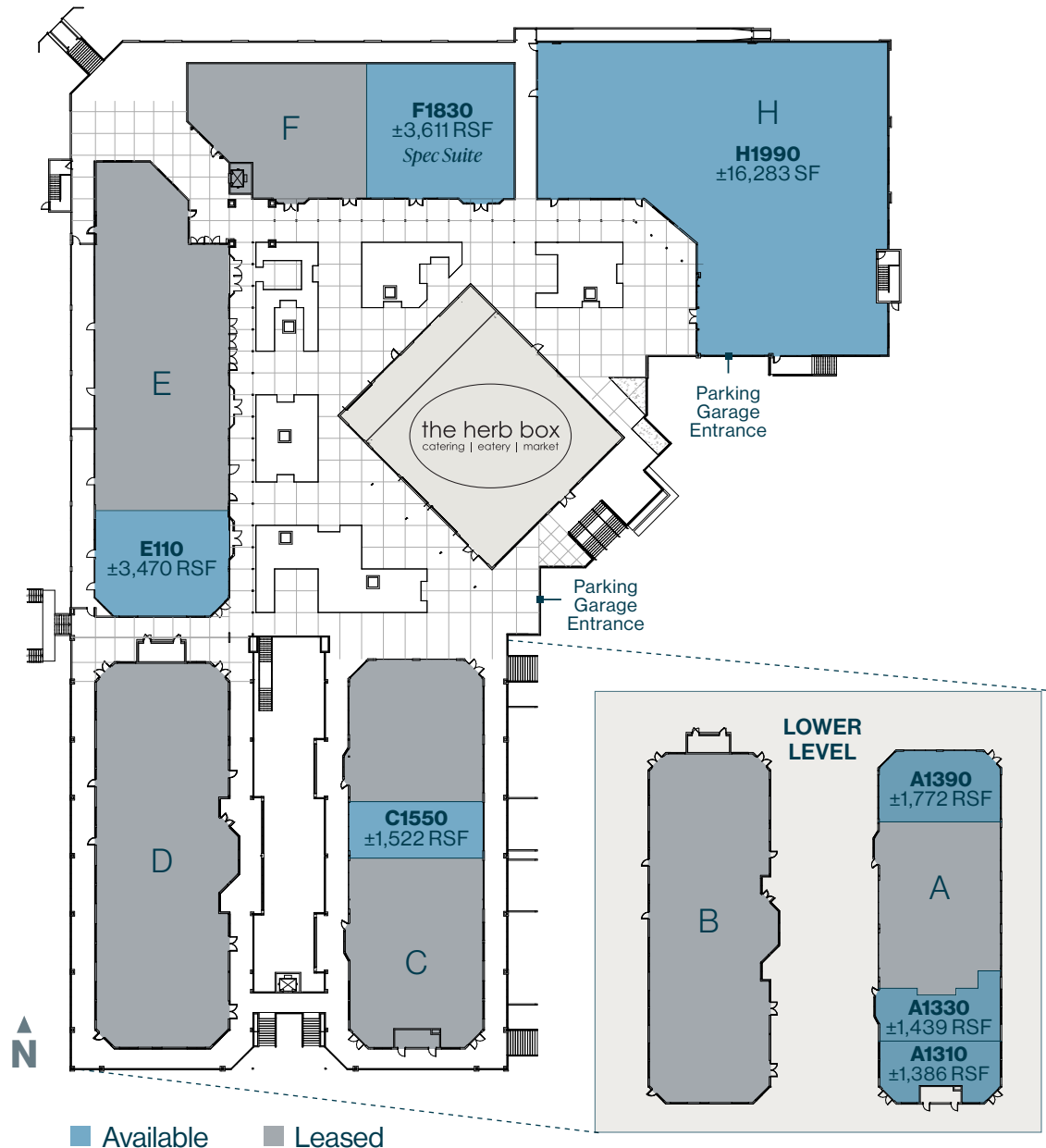
### Lease Rate

\$22.00 - \$24.00/RSF NNN



### Estimated NNN for 2026

\$8.82/RSF



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## Availabilities

Contiguous to  
±2,825 SF

| Suite # | Size       | Availability  | Condition      | Links      |              |
|---------|------------|---------------|----------------|------------|--------------|
| A 1310  | ±1,386 SF  | Available Now | White Box      | FLOOR PLAN |              |
| A 1330  | ±1,439 SF  | Available Now | White Box      | FLOOR PLAN |              |
| A 1390  | ±1,772 SF  | Available Now | White Box      | FLOOR PLAN |              |
| C 1550  | ±1,522 SF  | Available Now | Shell          | FLOOR PLAN |              |
| E 110   | ±3,470 SF  | Available Now | 2nd Generation | FLOOR PLAN | VIRTUAL TOUR |
| F 1830  | ±3,611 SF  | Available Now | Spec Suite     | FLOOR PLAN | VIRTUAL TOUR |
| H 1990  | ±16,283 SF | Available Now | 2nd Generation | FLOOR PLAN | VIRTUAL TOUR |

### For Office *Leasing Information:*

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