

CAVASSON

Hayden Rd & Legacy Blvd, Scottsdale, AZ



±38,000 SF 2-Story Medical Office Breaking
Ground Q3 2026 in Scottsdale, AZ

cavasson.com

REPRESENTED BY

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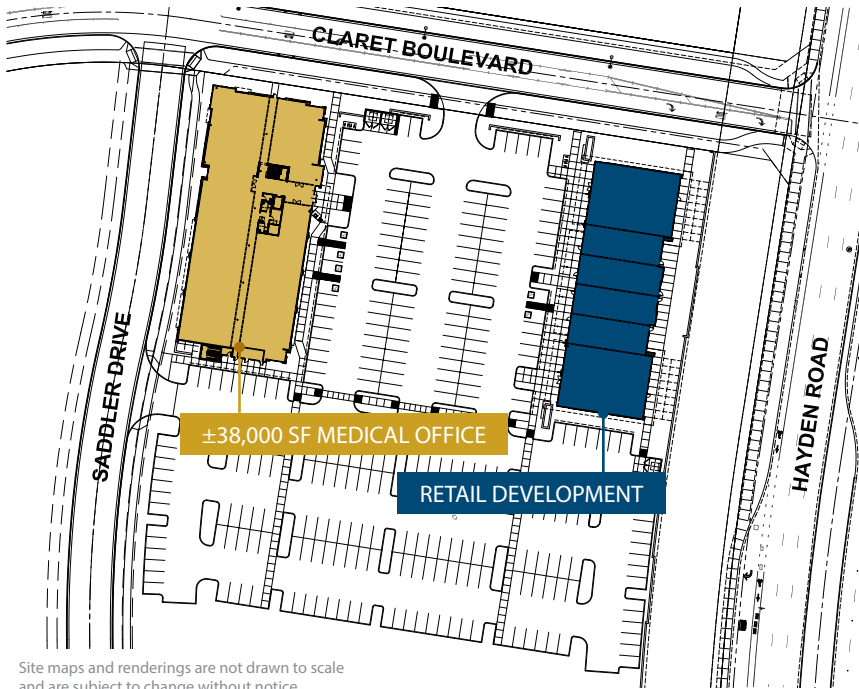
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Owned and developed by
NATIONWIDE REALTY INVESTORS

km Kidder
Mathews

MEDICAL/RETAIL DEVELOPMENT SITE PLAN



CAVASSON

MEDICAL OFFICE FEATURES

One (1) ±38,000 SF 2-story medical building

Full ±19,000 SF floor plates available,
divisible to ±5,000 SF

Officially breaking ground 3rd quarter of 2026 for
2027 occupancy

Generous TI packages available

Build-to-suit and signage opportunities available





DRIVE DISTANCES

<1 MI	from Loop 101 Freeway
2 MI	HonorHealth Scottsdale Thompson Peak
6.5 MI	HonorHealth Scottsdale Shea Medical
4.1 MI	Mayo Clinic Hospital

SCOTTSDALE ACCOLADES

- Best city in the U.S. to get a job
- 58.7% have a college degree
- \$76,543 median household income
- +66,000 high tech jobs in 3,770 companies
- #1 city in the U.S. to live an active lifestyle
- Top 10 city to launch a startup

CAVASSON DEVELOPMENT FEATURES

135-acre premier project located at the northwest corner of Loop 101 and Hayden Road

1,600 planned residences

6-story parking structure onsite

Retail, restaurants, services and amenities, including Hilton Hotel & Event Center and home to local restaurant, PITCH

Tree-lined sidewalks, bike paths, green spaces, and community gathering areas

\$30 Million infrastructure investment delivering new roads, sidewalks, and improved connectivity



Cavasson is being meticulously designed to welcome the world's finest organizations – elevating businesses and lifestyles – in what's quickly become the region's premier business district.

CAVASSON

FUTURE DEVELOPMENT

Hayden Rd

RETAIL &
±37,600 SF
MEDICAL OFFICE

Hilton

PITCH
RETAIL

PARKING GARAGE

OFFICE

Loop 101 Frontage Rd

LOOP
101

FUTURE DEVELOPMENT

CHOICE
HOTELS
OFFICE



135
ACRES



1.8M SF
PREMIERE OFFICE SPACE



HILTON
ON-SITE HOTEL



1,600
RESIDENCES



RETAIL
& RESTAURANTS



WALKABLE
SITE

FOR LEASING
INFORMATION
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