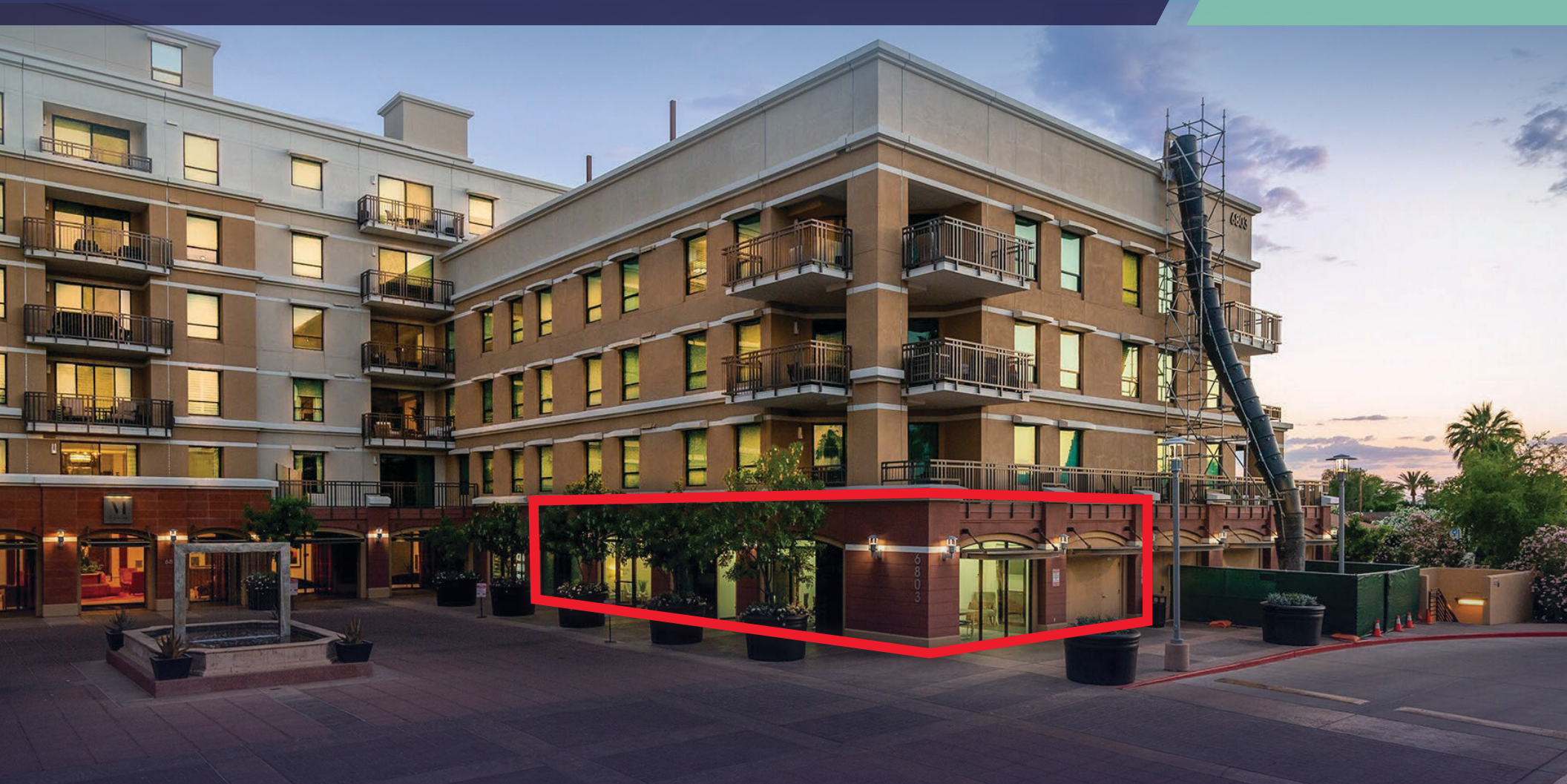


±1,762 SF OLD TOWN OWNER-USER OFFICE CONDO FOR SALE

6803 E MAIN STREET

SCOTTSDALE, AZ 85251



ALEXANDRA LOYE
Executive Managing Director
Direct: +1 602 229 5957 | Mobile: +1 602 625 4220
alexandra.loye@cushwake.com

PAIGE BLANZY
Associate
Direct: +1 602 224 4484
paige.blanzy@cushwake.com



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OWNER-USER OPPORTUNITY & HIGHLIGHTS

Old Town Scottsdale Owner-User Office Condo for Sale

Positioned in one of the most desirable pockets of Scottsdale, this 1,762 SF office condo located at The Mark located at 6803 E Main Street, Suites 1118-1120 offers a rare opportunity to own space in a newer, well-maintained building in the heart of Old Town Scottsdale. The property boasts an exceptional walkable location just steps from premier dining, Scottsdale Fashion Square mall, luxury retail, and hospitality, including the iconic Hotel Valley Ho. Surrounded by vibrant amenities and strong foot traffic, this suite combines modern construction with unmatched accessibility, making it an ideal setting for professional users seeking both convenience and a prestigious address.

EXECUTIVE SUMMARY

Offering Price:	\$1,200,000
Location:	6803 E Main Street, Suites 1118-1120 Scottsdale, AZ 85251
Property Type:	Office condominium
Size:	±1,762 SF
Occupancy:	Vacant
Year Built:	2008
Parking:	Four (4) stalls, underground parking
Zoning:	D/RH-2, PBD, DO
Parcel (APN):	130-11-394, 130-11-395, 130-11-396
Property Taxes:	\$3,874.91



6803 E MAIN STREET

Scottsdale, AZ 85251



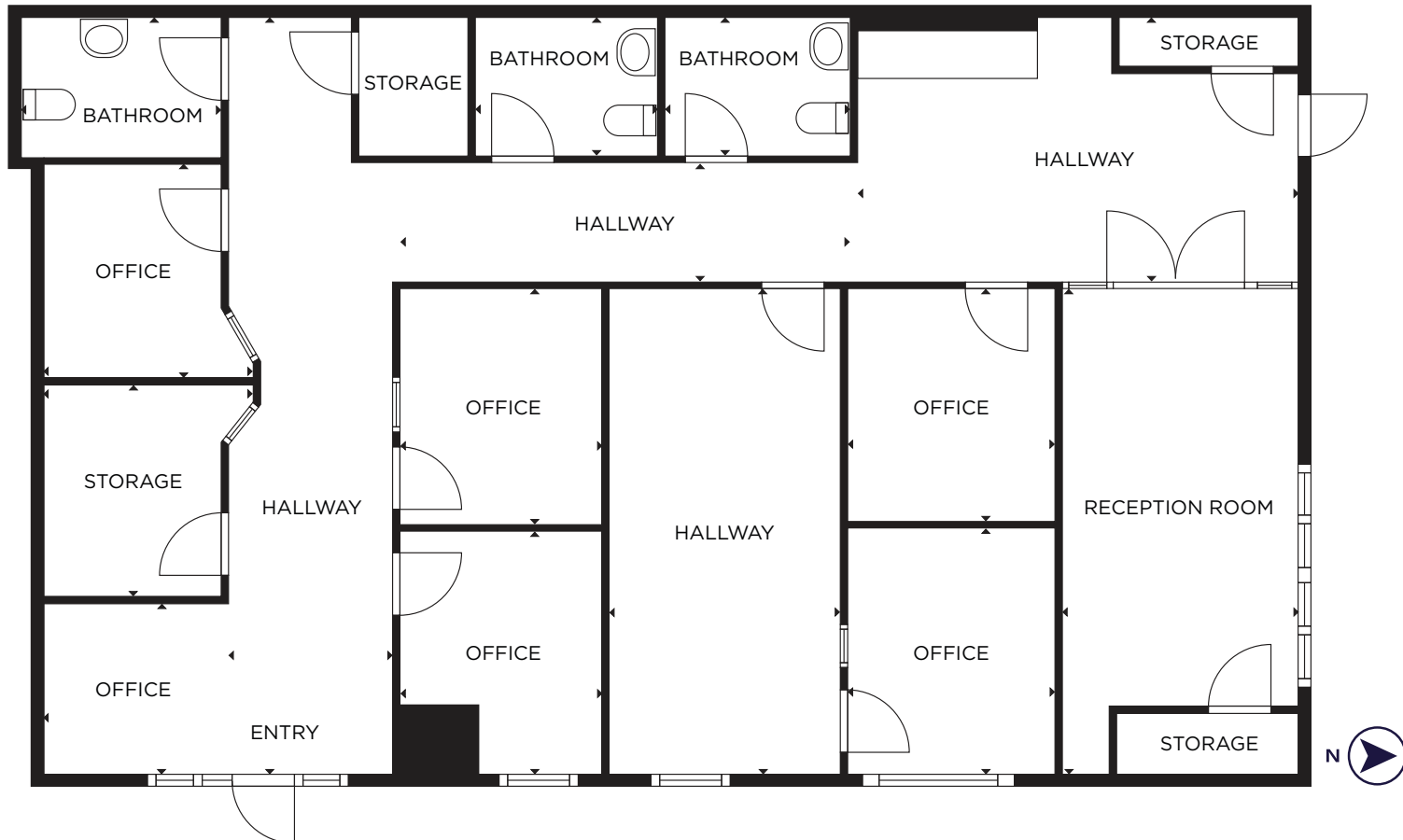
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±1,762 RSF AVAILABLE

[VIEW VIRTUAL TOUR](#)



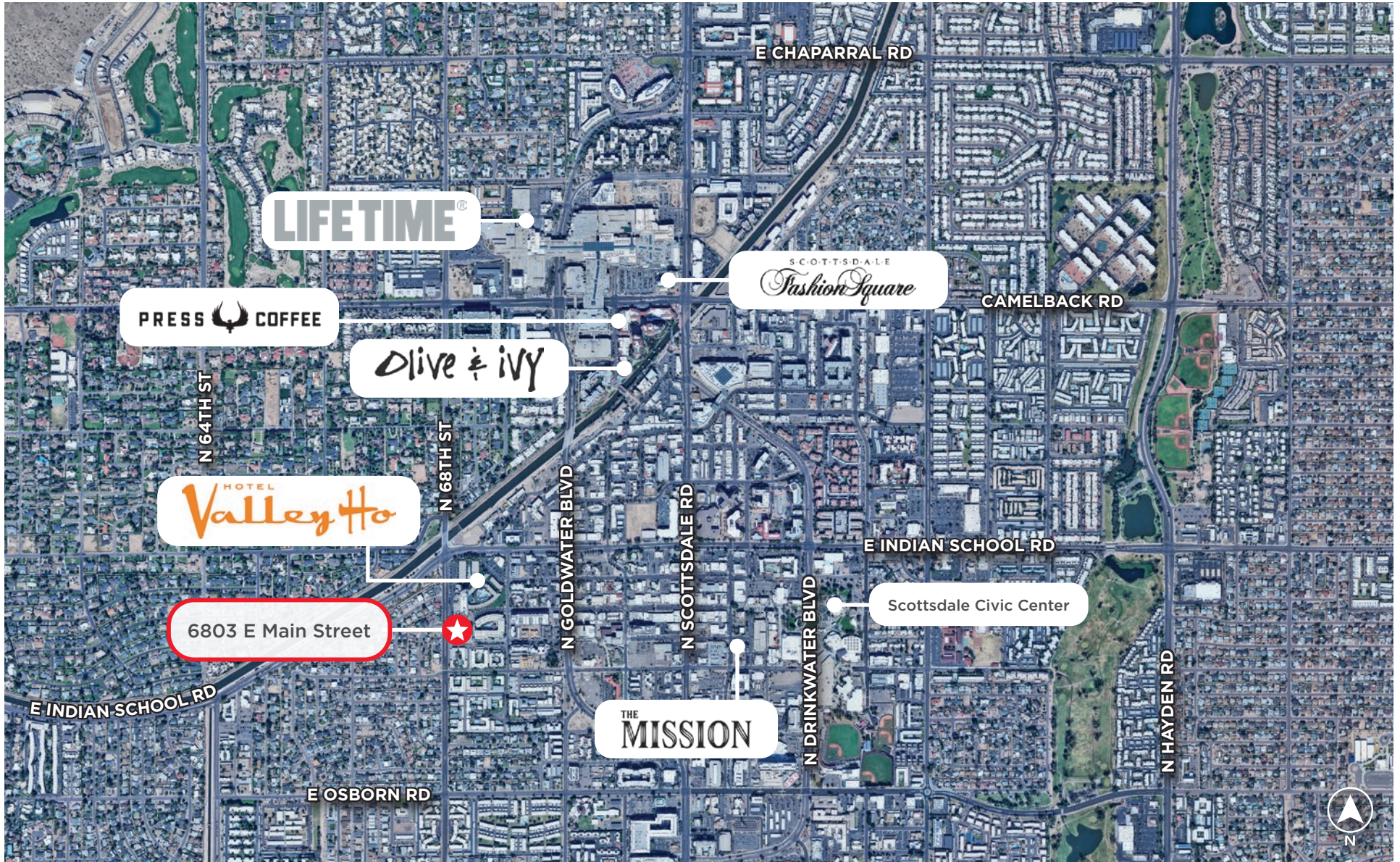
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6803 E MAIN STREET

Scottsdale, AZ 85251

DEMOGRAPHICS

WITHIN 5 MILES



178,483
Daytime Employees



38
Median Age



\$695,936
Median Home Value

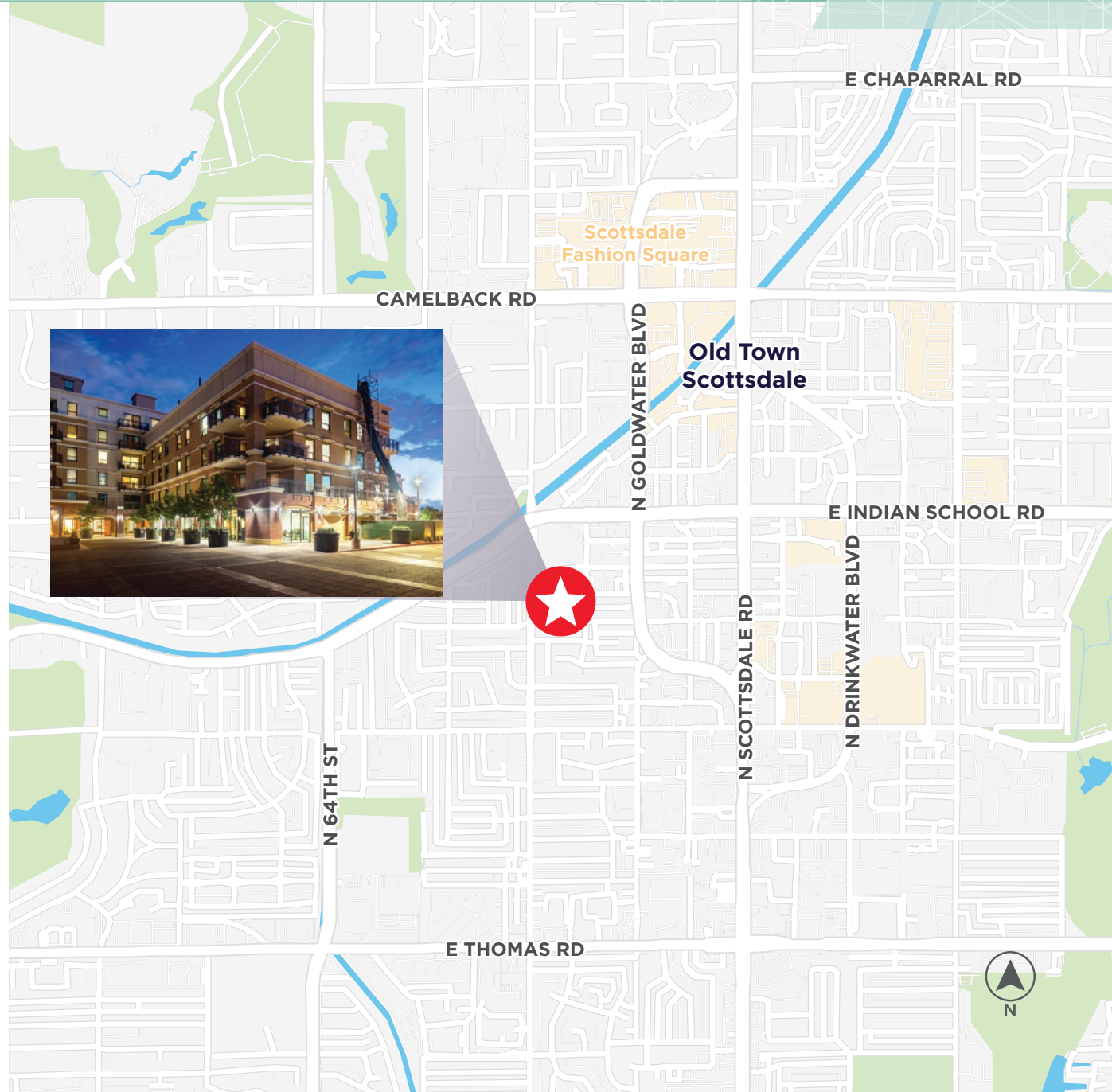


116,714
Total Households

Traffic Counts, 2025

N 68th St & E 1st St N

11,996 VPD



6803 E MAIN STREET
Scottsdale, AZ 85251

OLD TOWN SCOTTSDALE OVERVIEW

Scottsdale is one of the state's leading job centers. The diverse economy is anchored by medical research, healthcare, technology, tourism and finance. Scottsdale is home to nearly over 10,000 businesses and 182,000 jobs, with a strong presence of both international and domestic companies. In 2025, CoworkingCafe ranked Scottsdale as the #1 city in the nation for small businesses.

Old Town Scottsdale is the cultural and social heart of the city, blending historic neighborhoods with a vibrant mix of shops, galleries, restaurants, and nightlife. Highly walkable and anchored by destinations like Scottsdale Fashion Square, the Arts District, and the Waterfront, the area draws a steady flow of new residents, visitors, and seasonal tourists year-round. Known for its resort hotels, event programming, and proximity to signature attractions such as Camelback Mountain, Old Town offers one of the most dynamic urban experiences in the Phoenix metro.





CUSHMAN &
WAKEFIELD

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FOR MORE INFORMATION, CONTACT:

ALEXANDRA LOYE
Executive Managing Director
Direct: +1 602 229 5957 | Mobile: +1 602 625 4220
alexandra.loye@cushwake.com

PAIGE BLANZY
Associate
Direct: +1 602 224 4484
paige.blanz@cushwake.com

2555 E Camelback Road, Suite 400
Phoenix, Arizona 85016
main +1 602 954 9000
cushmanwakefield.com

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