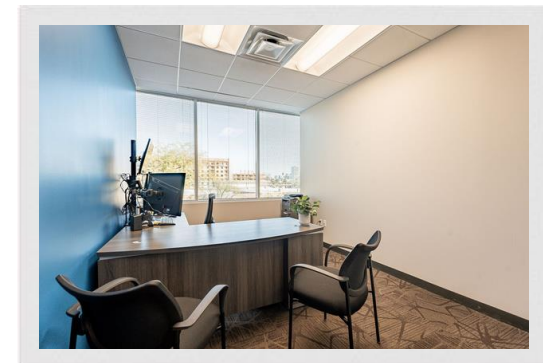




**MHG Commercial**  
*Your partner in commercial real estate*  
1702 E McNair Drive  
Tempe, AZ 85283 | United States  
mhgcommercial.com  
*powered by My Home Group*

# Riverside Office Plaza Condo

*for sale or lease*



**1095 W. Rio Salado Parkway Ste 209 | Tempe, AZ 85281**



**Justin Skogen**  
VP Sales & Leasing  
602-318-9238  
justin@mhgcommercial.com



**Steve Werner**  
Realtor®  
480-688-0767  
steve@wernerrealestate.com

*This meticulously maintained professional office suite offers an exceptional opportunity for businesses seeking a prime location in the heart of Tempe. Located in a modern, well-kept building with great visibility and accessibility, Suite 209 is perfect for professionals in need of a convenient and prestigious office space.*

## PROPERTY HIGHLIGHTS

Size	±2,928 SF
Year Built	2007
Zoning	GID, City of Tempe
Offices	7
Restrooms	2
Parcel	124-25-026
List Price	\$1,100,000
Lease Rate	\$24 PSF + NNN

## INTERACTIVE 3D TOUR



## SUITE 209

- Reception
- 7 Offices
- Conference Room
- Breakroom
- Bullpen
- 2 Restrooms

**PROPERTY WEBSITE** [CLICK HERE](#) 

# AREA BENEFITS

- Minutes from ASU, Mill Avenue, and Tempe Town Lake.
- Surrounded by dining, shopping, and entertainment options.
- Easy access to Sky Harbor Airport and public transportation options, including the light rail.



# SPECIAL FEATURES

**Prime Location:** Situated along the highly desirable Rio Salado Parkway, providing excellent connectivity to major freeways, Downtown Tempe, and the Phoenix Metro area.

**Square Footage:** Generously sized suite, ideal for a variety of professional uses.

**Interior Features:** Modern finishes, private offices, a conference room, open work areas, and a welcoming reception space.

**Natural Light:** Large windows throughout, providing abundant natural light and inspiring views.

**Professional Environment:** Located within a well-maintained, multi-tenant building that fosters a professional atmosphere.







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MHG Commercial is based in Phoenix, Arizona, and is dedicated to providing unparalleled service to its clients. MHG Commercial is a division of My Home Group, the fastest-growing real estate brokerage in Arizona.

MHG Commercial builds strong partnerships based on trust and integrity. They prioritize relationships with their residential agent partnerships, community leaders, clients, and referrals. Their commitment to these relationships allows them to expand their knowledge and make a positive impact on the local community.

Overall, MHG Commercial is known for its experienced professionals, transparent and informed approach, and dedication to client satisfaction. Their diverse expertise, collaborative experience, and commitment to building relationships make them a reliable partner for commercial real estate needs in Arizona.

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