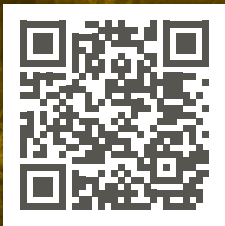


# ELEVATE 24

4722 & 4742 NORTH 24TH STREET  
PHOENIX, ARIZONA

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**LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES

  
REGENT PROPERTIES



# THE PROPERTY

## A First Class Project in an Iconic Neighborhood

- Two Class "A" buildings totaling 318,349 square feet
- Prestigious Camelback Corridor location
- The Deck - 1-acre "park" in the heart of the Camelback Corridor
- 3,000 SF gym with state of the art equipment and yoga studio 10 common open collaborative spaces

- High Tech Golf Simulator
- Multiple Common Area Conference Rooms & Tenant Lounges
- Tenant Engagement with Weekly Curated Events and Activities
- Five minute walk to the iconic Biltmore Fashion Park and Town & Country Superior connectivity & access to restaurants, retail & services

- Breathtaking views to the north, south and east
- 1/3 mile from SR-51 with direct access to I-10 & Loop 202 freeways
- Walk score of 77 (very walkable)



- Large, efficient floor plates, ideal for small, mid-sized and large tenants
- Exceptional on-site amenities including responsive property management, deli, health and conference facilities, and more!
- Convenient, below-grade structured parking
- Superfast fiber optic internet available

Shaded Collaborative Areas

The Deck

Common Area Conference Room

Shaded Collaborative Areas

HIGHLAND AVENUE

Lobby Entry Tenant Lounge

Conference Center/Tenant Lounge

Humphrey's On-Site Deli

E24 Fitness/Yoga

Dry Cleaning Drop-Off/Pickup

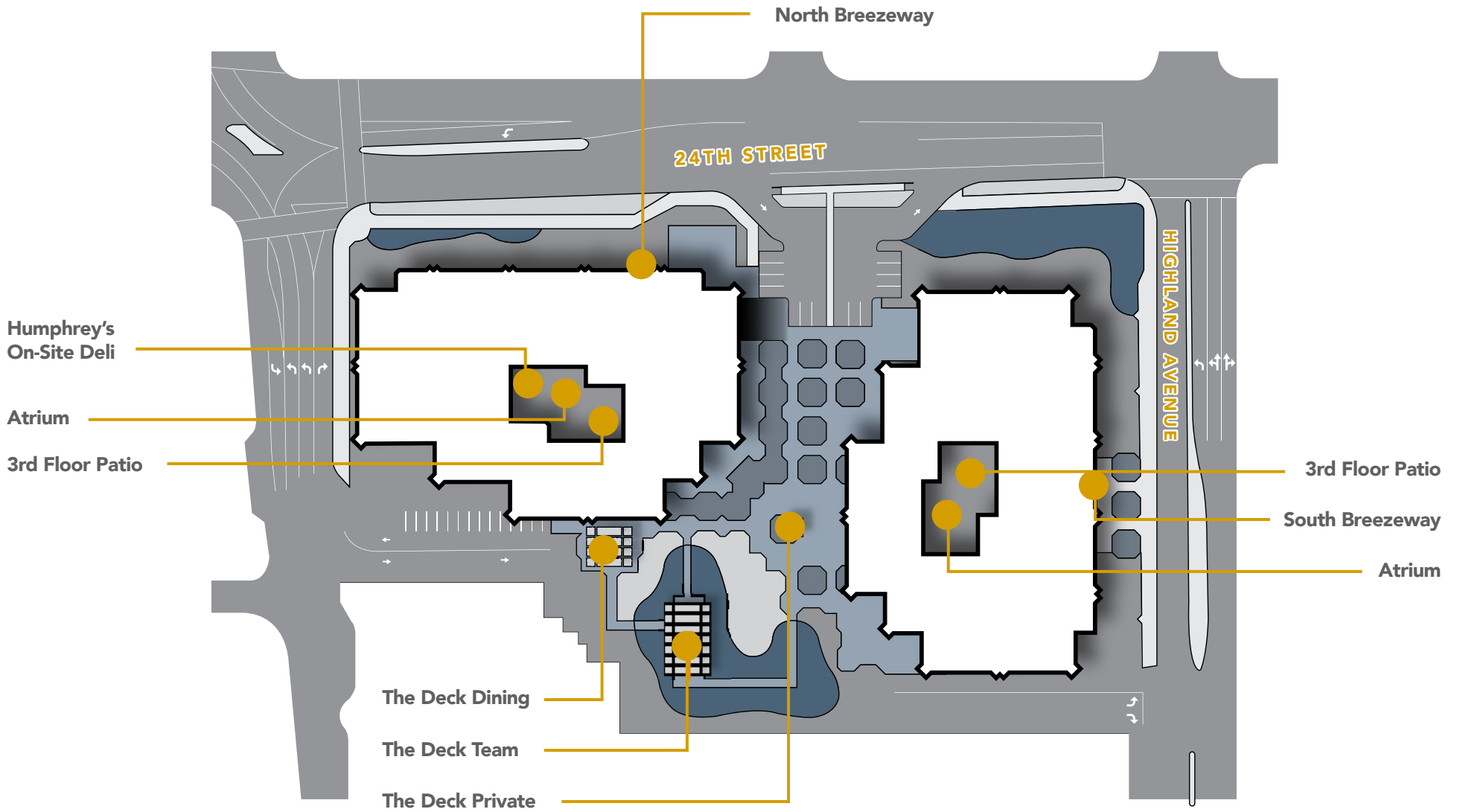
Upgraded Visitor Parking Experience

24TH STREET

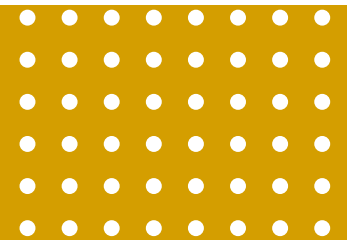
Shaded Collaborative Area

# ON-SITE AMENITIES





**10 COLLABORATIVE  
PLACES TO WORK,  
BESIDES YOUR SPACE**





# IMMEDIATE VALLEY-WIDE ACCESS

- Just blocks away from a wide variety of hotels ranging from Hampton Inn to the Camby (Marriott Autograph Collection) and the Arizona Biltmore Hotel and it's two 18-hole championship golf courses
- Over 540 bars, restaurants and coffee shops within a 3 mile radius
- Minutes from Sky Harbor International Airport
- Access to several regional highway systems that connect Elevate 24 to the entire Valley



**60+ RESTAURANTS AND RETAIL AMENITIES WITHIN WALKING DISTANCE!**

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**BILL BLAKE**  
FOUNDING PRINCIPAL  
SIOR

**GREGG KAFKA**  
PRINCIPAL  
CCIM

**ANDREW CHENEY**  
PRINCIPAL  
CRE, CCIM, SIOR

**COLTON TRAUTER**  
PRINCIPAL  
SIOR

**CRAIG COPPOLA**  
FOUNDING PRINCIPAL  
CRE, CCIM, SIOR, MBA

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