

# Talavi Spectrum

5701 W Talavi Blvd, Glendale, AZ 85306



TRANSWESTERN

REAL ESTATE  
SERVICES

**IDEAL FOR MEDICAL USERS | CLASS A OFFICE SPACE AVAILABLE**

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Associate

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# Property Features

▪ ±1,007 RSF - ±19,440 RSF Available

- Class A Space with exceptional freeway access
- Ample on-site parking
- Move-in ready spaces available
- Building signage available
- Close proximity to multiple hospitals
- Covered, reserved parking available



# Talavi Spectrum

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## FIRST FLOOR

- **Suite 110:** ±1,007 RSF
- **Suite 170-190:** ±19,440 RSF  
(Divisible to 3,000 RSF)

## SECOND FLOOR

- **Suite 210:** ±2,578 SF

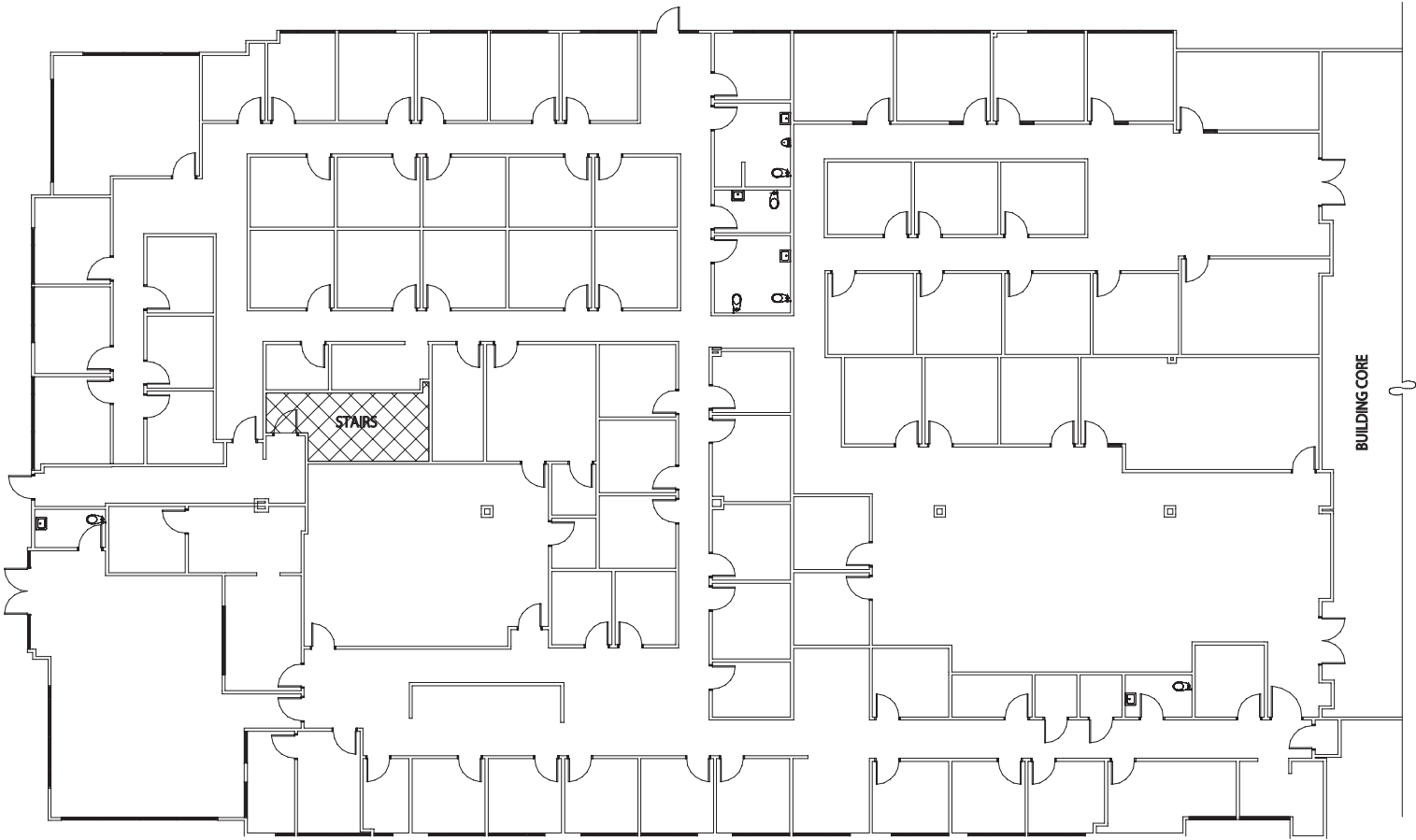
## LEASE RATE

- **Medical Suites:** \$25.00 NNN
- **Office Suites:** \$22.00 NNN



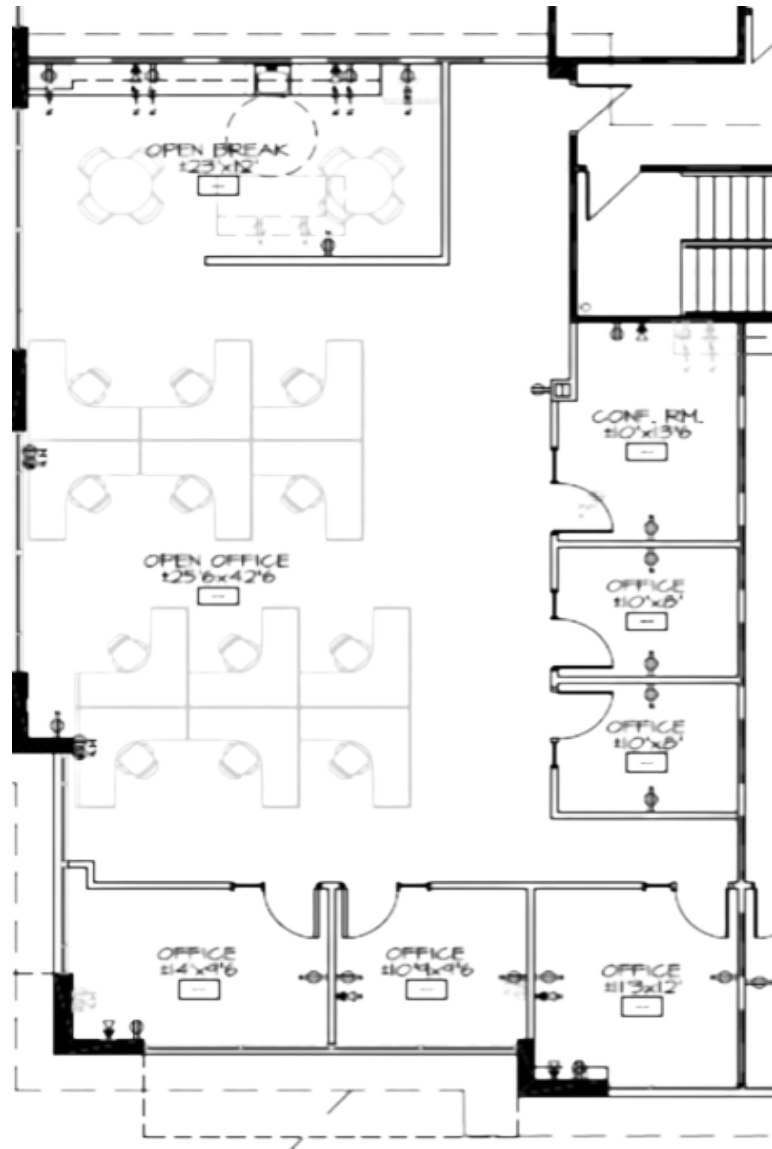
# 1st Floor

**Suite 170-190: 19,440 RSF**



# 2<sup>nd</sup> Floor

Suite 210: ±2,578 RSF







Deer Valley High School

KOHL'S

AAA

GLOBAL CREDIT UNION

LA FITNESS

BELL RD

OUTBACK STEAKHOUSE

CARRABBA'S

Spina's RESTAURANT MEXICAN FOOD

PICKLEBALL SPACE

STRATOSPHERE

N 57TH AVE

DOLLAR TREE

Mor furniture for less

W TALAVI BLVD

N 57TH AVE



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