

SGA CORPORATE CENTER AT KIERLAND

16100 North 71st Street, Scottsdale, Arizona

BUILDING ADDRESS:	16100 North 71st Street, Scottsdale, Arizona		
TOTAL BUILDING SIZE:	Five Story Class "A" Office Building - Approximately 175,000 SF		
AVAILABLE SPACE:	Suite 180	4,971 RSF	
	Suite 225	9,654 RSF	Mountain Views to the North
	Suite 380	2,124 RSF	Mountain Views to the North
LEASE RATE:	\$38.00-40.00/RSF - Full Service Gross		
EXPENSE STOP:	Base Year		
LOAD FACTOR:	13.5%		
COMMUNICATIONS:	Cox, CenturyLink - Fiber Available		
PARKING:	» 4.6/1,000 Overall Parking Ratio		
	» Executive Parking (Below Building) \$95.00/mo.		
	» Covered Unreserved Parking \$75.00/mo.		
	» Unreserved Deck Parking Partially Covered With Solar Panels - No Charge		
PROJECT COMMENTS:	» Located on Kierland Golf Course		
	» Scottsdale Quarter & Kierland Commons within Close Proximity		
	» Green, Energy-Efficient Building Management System		
	» Underground and Covered Parking		
	» Private, Fully-Equipped Fitness Center		
	» On-Site Security		



FOR MORE INFORMATION, CALL:

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