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COMMERCIAL ADVISORS

# 111 W MONROE STREET - Sublease Available

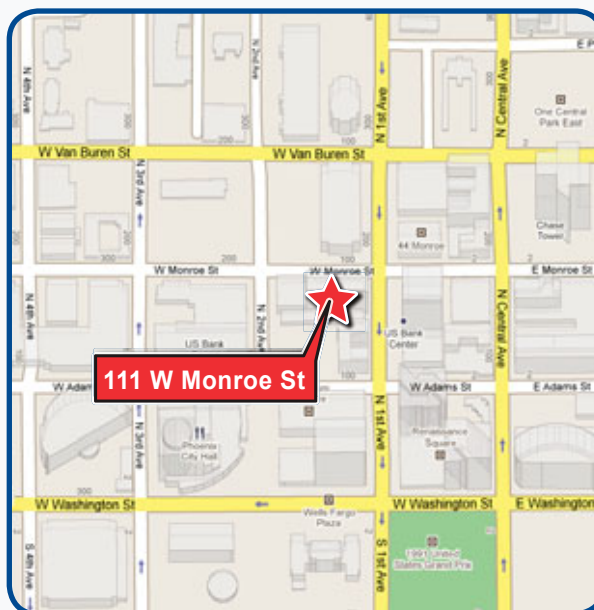
## AMENITIES

- Building just underwent major renovations in 2008; new lobby, common areas, electrical & mechanical
- Existing build-out includes: two offices, large bullpen, restroom & high ceilings
- On-site deli & property management
- Former Copy Center - located just off the lobby
- Easy access to I-10, I-17, SR51 & Loop 202
- Many restaurants, retail and hotels within walking distance
- Only five minutes to Sky Harbor International Airport



## 111 W MONROE STREET Phoenix, AZ 85003 • Sublease Available

<b>Project</b>	18-Story Multi Tenant Office Building
<b>Availability</b>	Suite 125A      2,237 RSF
<b>Sub-Lease Rate</b>	\$15.00/RSF, Full Service
<b>Annual Increases</b>	\$0.50/RSF
<b>Parking</b>	2 On-Site, Unreserved Covered Spaces (\$55/Space) 2 Off-Site, Unreserved Spaces (\$30/Space)



GPE Commercial Advisors provides full service commercial real estate solutions. One call and you have instant access to expert knowledge, research and resources. We successfully match buyers with sellers and tenants with landlords.