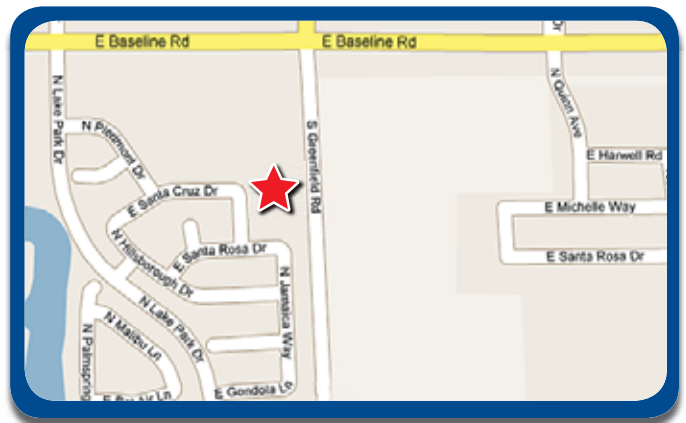


\$13.50/RSF

▼ 1420 NORTH GREENFIELD ROAD

1420 N Greenfield Rd Gilbert, AZ 85234

| | | |
|----------------------------|--|-----------|
| Cross Roads | South of Baseline on Greenfield Rd | |
| Building Size | 15,816 SF | |
| Availability | Suite 100 (divisible) | 8,090 RSF |
| | Suite 101 | 3,851 RSF |
| | Suite 105 | 1,417 RSF |
| | Suite 100 is divisible: <ul style="list-style-type: none"> • 1,508 RSF; • 4,000 RSF; • 4,993 RSF; • 8,090 RSF | |
| Lease Rate | \$13.50 per RSF Net of Electric | |
| Annual Increases | \$.50/SF | |
| Tenant Improvements | Negotiable | |
| Operating Expenses | Base Year | |
| Amenities | <ul style="list-style-type: none"> • Covered Parking, Reserved Parking Available • Monument Signage • Great access to US 60 | |



courtesy of maps.google.com



For more information, contact:

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The information above has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation about it, it is your responsibility to confirm accuracy and completeness. Any projections, opinions, assumptions, or estimates are used for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial and legal advisors. You and your advisors should conduct a careful independent investigation of the property to determine to your satisfaction, the suitability of the property for your needs. © 2012 GPE Commercial Advisors



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Gilbert, AZ 85234

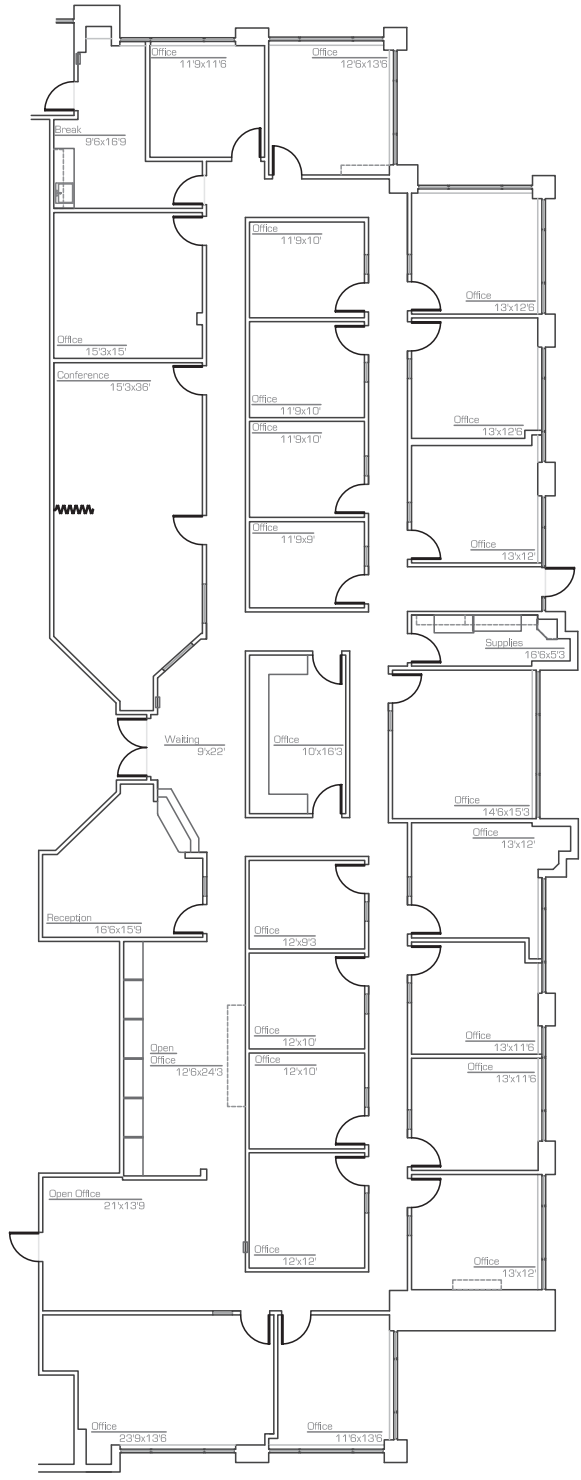


Aerial Image





Suite 100 • 8,090 RSF As-Built



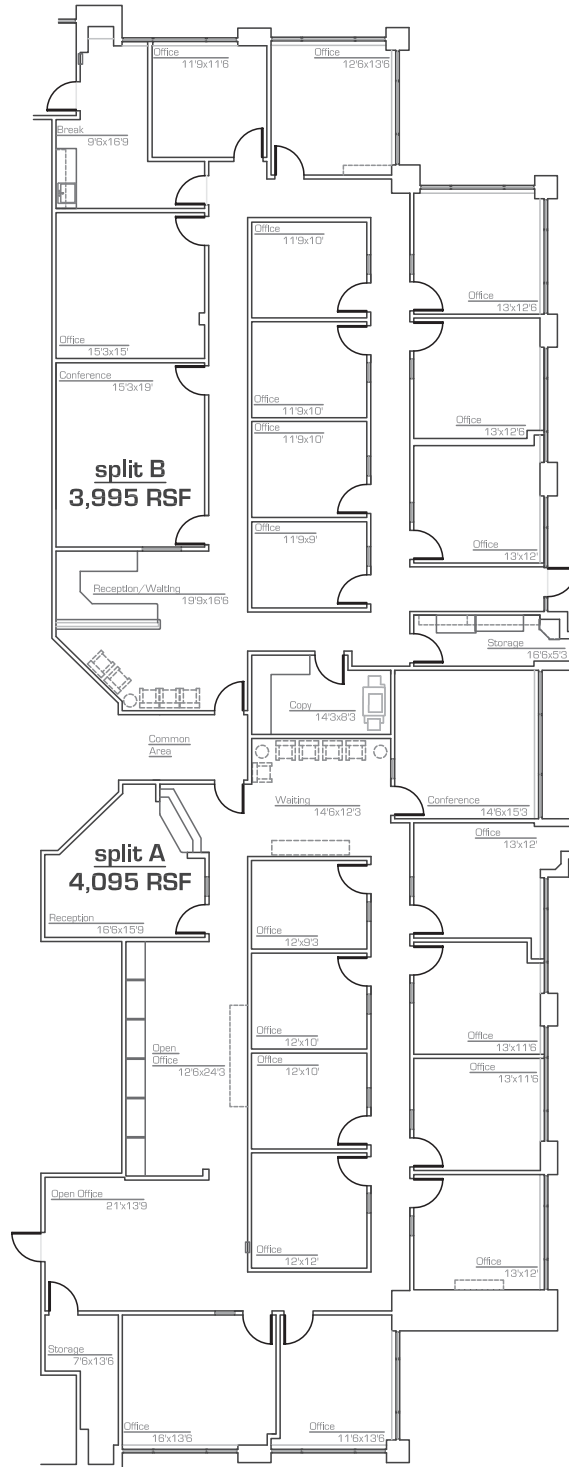


1420 NORTH GREENFIELD ROAD

Gilbert, AZ 85234



Suite 100 • 8,090 RSF Plan A
Split A - 4,095 RSF
Split B - 3,995 RSF

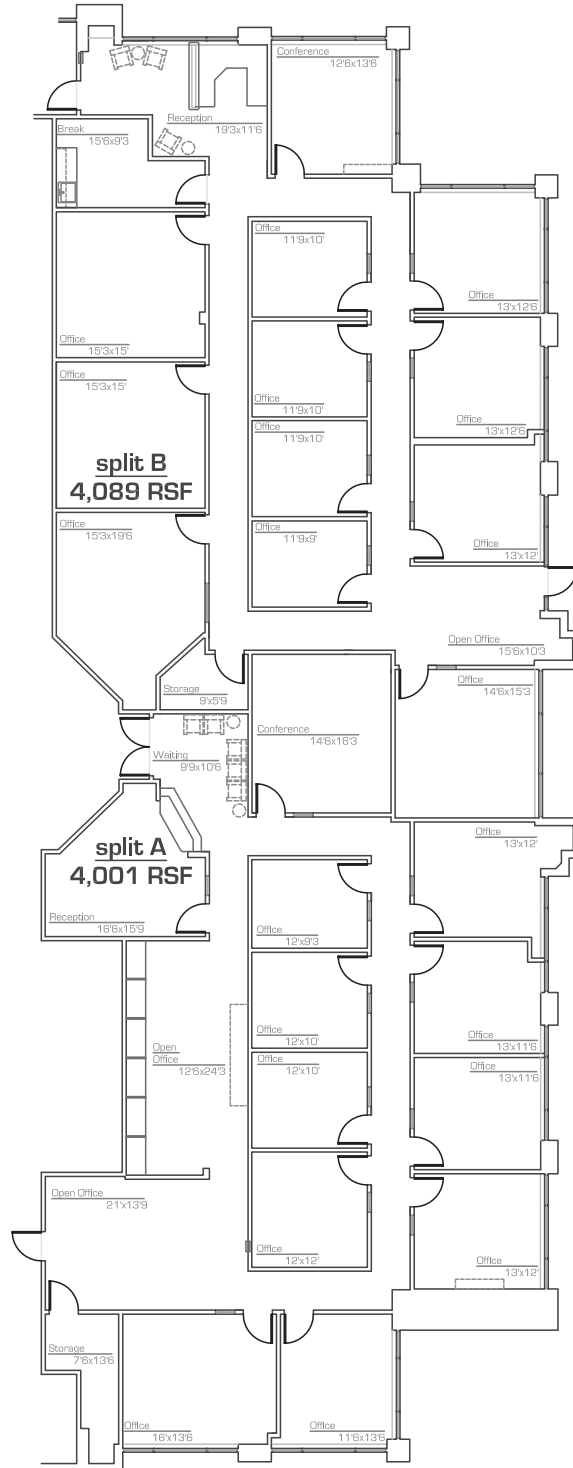


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Gilbert, AZ 85234



Suite 100 • 8,090 RSF Plan B
Split A - 4,001 RSF
Split B - 4,089 RSF

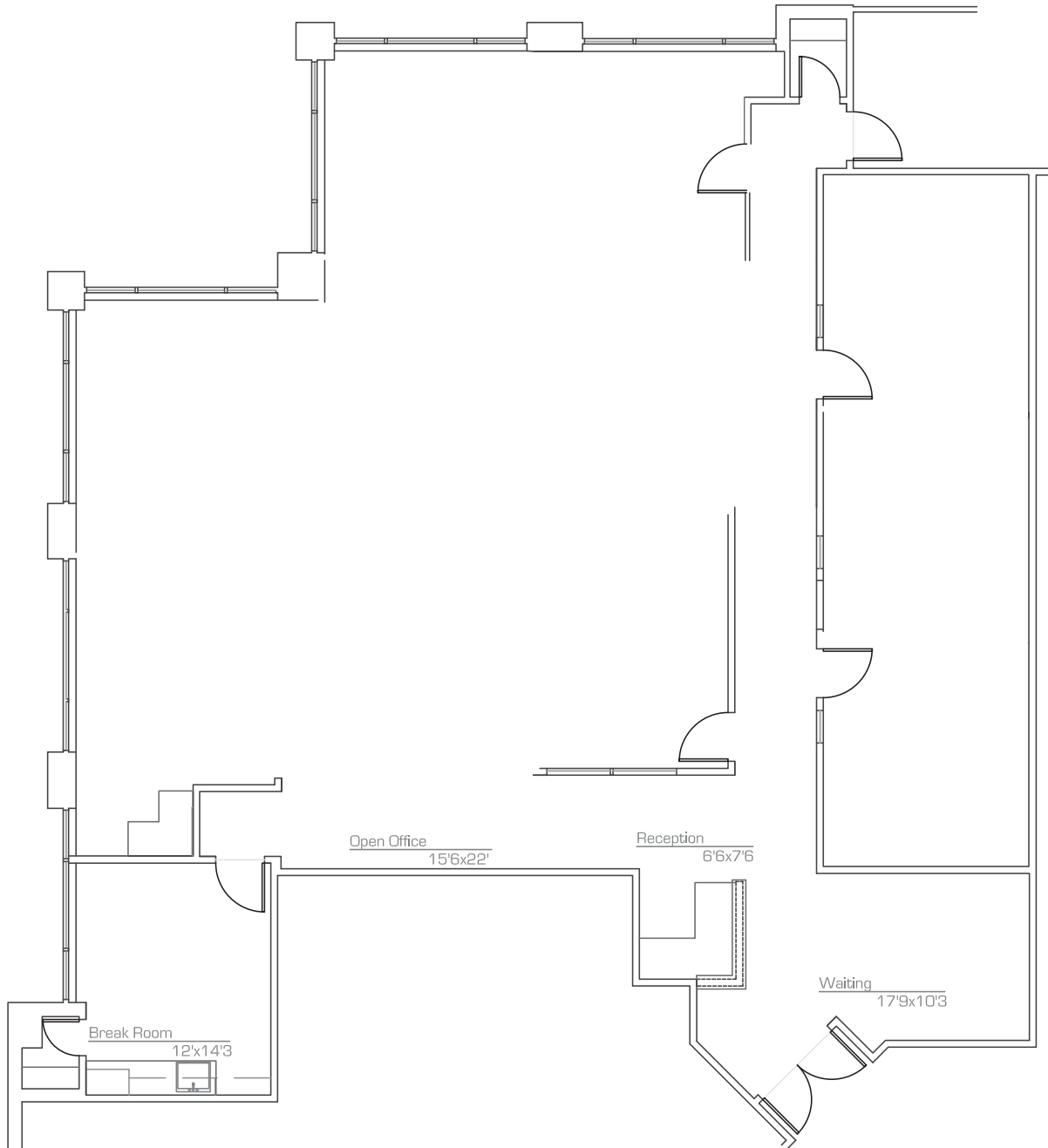


1420 NORTH GREENFIELD ROAD

Gilbert, AZ 85234



Suite 101 • 3,851 RSF





1420 NORTH GREENFIELD ROAD

Gilbert, AZ 85234



Suite 105 • 1,417 RSF

