



**park
summit**

AT FOUNTAINHEAD CORPORATE PARK

1650 West Alameda Drive
Tempe, Arizona



PROPERTY FEATURES

- 4 - Story, 160,000 RSF, Class A, Office Building
- Flexible in-place City of Tempe entitlements; expandable up to 14-Story, 384,000 SF
- Typical Floor Plate of 40,000 RSF
- Over 5/1,000 Parking Ratio in Separate Detached Garage
- Deliverable Redundant Power from two (2) SRP substations (Lassen/Pickrell)
- Located in City of Tempe Enterprise Zone
- Targeted LEED Certified design
- Located in the 65-Acre Fountainhead Master Planned Business Park

ECONOMIC INFORMATION

- Rental Rates: \$18.50 - \$20.50 NNN (\$26.50 - \$28.50 FSG)
- Operating Expenses: \$8.00 Stop
- Improvement Allowance: \$35.00/RSF
- Parking Rates:
 - 0.50/1000 SF Covered/Reserved: \$50/space/month
 - 2.75/1000 SF Covered/Unreserved: \$35/space/month
 - 1.75/1000 SF Un-covered/Unreserved: Free

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