

LAND AVAILABLE

FOR
SUB-LEASE
OR
BUILD-TO-SUIT

Join CHAPARRAL BUSINESS CENTER

LOOP 101 FREEWAY AND CHAPARRAL ROAD | SCOTTSDALE, ARIZONA CHAPARRAL BUSINESS CENTER II

Features

- Immediate freeway access to Loop 101 via two full-diamond interchanges (Chaparral Road and McDonald Drive)
- Excellent signage and building visibility from Loop 101 Freeway
- Minutes from Sky Harbor International Airport
- One mile to one-million-square-feet of retail at Scottsdale Pavilions
- Telecommunications redundancy provided through a large, diverse fiber optic network powered by the latest Carrier Class 5 soft switch technology
- Sites can be fed from two different Salt River Project substations to provide true redundant power capabilities
- HUB Zone
- No local-use tax



CHAPARRAL BUSINESS CENTER III



CHAPARRAL BUSINESS CENTER IV



SALT RIVER DEVCO

for information:

JEFF ROBERTS

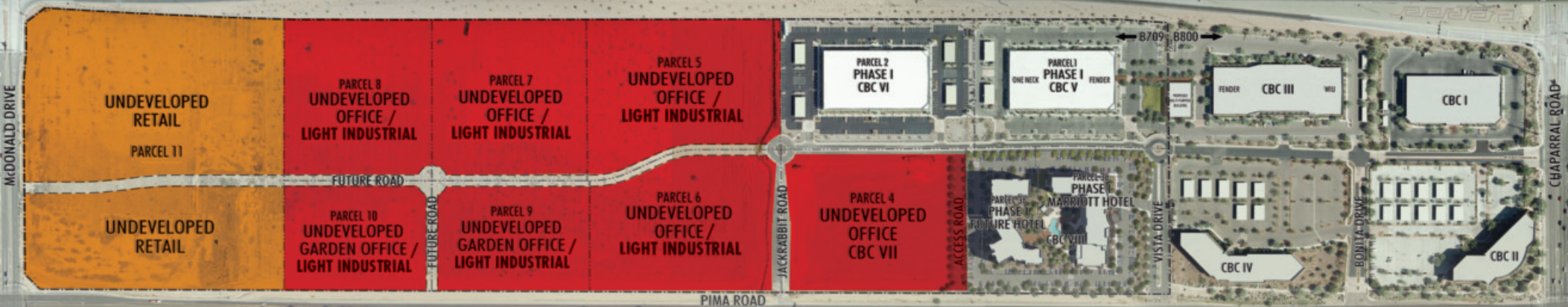
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CHAPARRAL BUSINESS CENTER

LOOP 101 FREEWAY

LOOP 101 FREEWAY AND CHAPARRAL ROAD | SCOTTSDALE, ARIZONA



Project Description

- 60± acres available for development
- Flexibility in parcel sizes and configuration
- Up to 1,000,000 square feet of planned new development
- On-site hotel (158 rooms, 5,000 SF conference facility)
- Planned retail on McDonald Drive
- One mile of Loop 101 frontage



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