



# BAY COLONY EXECUTIVE CENTER I

8777 EAST VIA DE VENTURA BOULEVARD  
Scottsdale, Arizona

## SPECIFICATIONS - FOR LEASE

PROJECT DESCRIPTION:	Three-story office building for lease
TOTAL PROJECT SIZE:	Approximately 60,000 square feet
TOTAL AVAILABLE:	± 15,259 rentable square feet
CURRENT AVAILABILITY:	Suite 120: ± 2,788 RSF Suite 135: ± 1,115 RSF Suite 160: ± 1,911 RSF Suite 250: ± 2,498 RSF Suite 260: ± 755 RSF Suite 280: ± 1,943 RSF Suite 290: ± 2,798 RSF Suite 350: ± 1,451 RSF
LEASE RATE:	\$18.50 RSF, full service gross
EXPENSES:	Base year expense stop
TENANT IMPROVEMENTS:	Negotiable
PARKING:	4.5:1,000 with reserved garage parking available at \$45.00 per month per stall; open surface at no charge.

## PROJECT COMMENTS

- Excellent Central Scottsdale location
- One-half mile from full diamond interchange at Via De Ventura on the Pima Freeway (Loop 101)
- On-site management
- Spectacular mountain views

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