

BELL 17

BUSINESS PARK



ARTIST'S CONCEPT OF BUILDING 5
NOT TO SCALE, SUBJECT TO CHANGE

CREATE OPPORTUNITY

SWC W. Bell Road & N. 19TH Avenue
Phoenix, AZ

EXPERIENCE SUCCESS

SIHI

SUNBELT INVESTMENT HOLDINGS INC.

CBRE

Master Site Plan



GENERAL INDUSTRIAL BUILDINGS

- 1 ± 61,600 SF
- 2 ± 62,400 SF
- 3 ± 38,300 SF



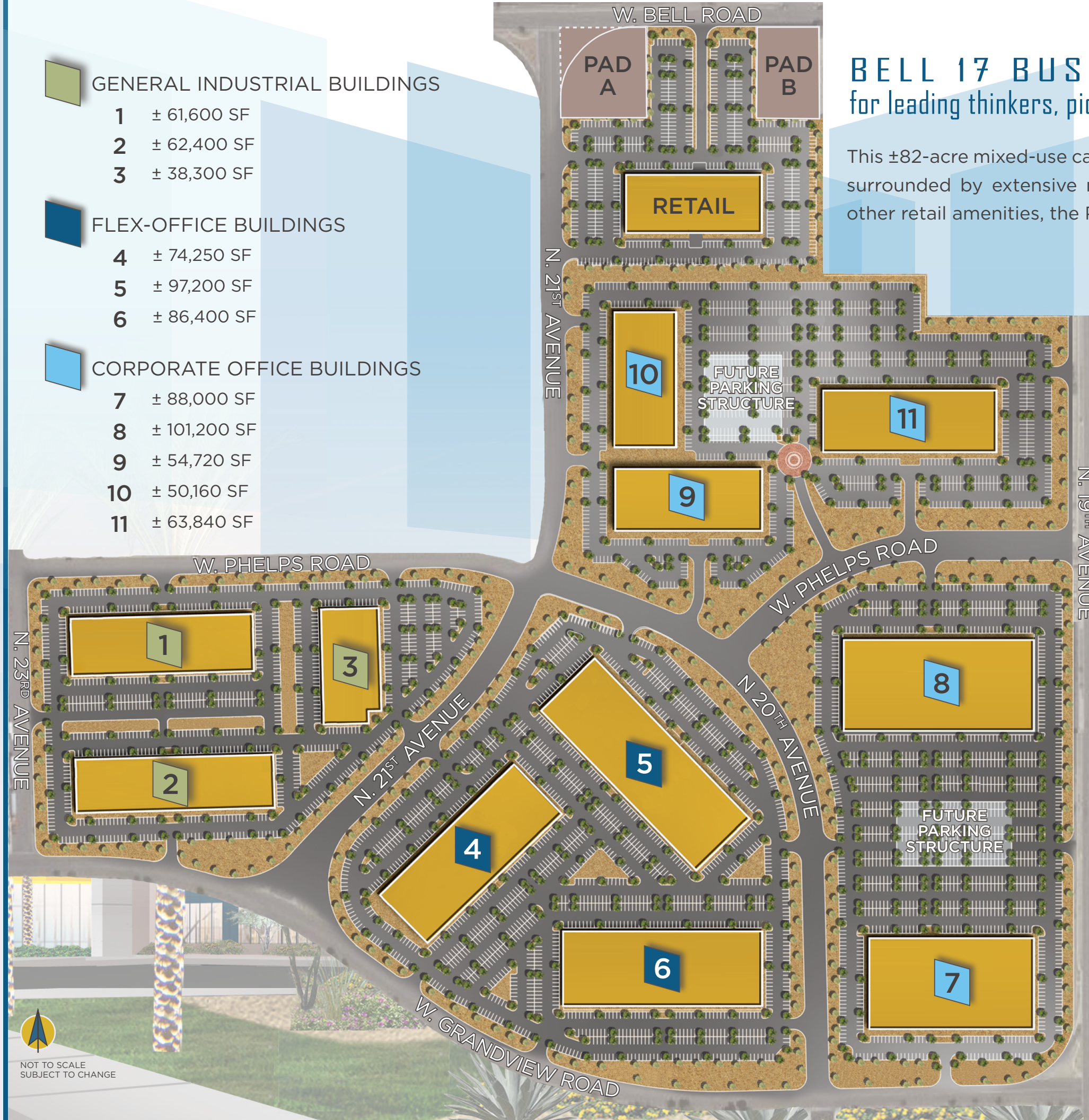
FLEX-OFFICE BUILDINGS

- 4 ± 74,250 SF
- 5 ± 97,200 SF
- 6 ± 86,400 SF



CORPORATE OFFICE BUILDINGS

- 7 ± 88,000 SF
- 8 ± 101,200 SF
- 9 ± 54,720 SF
- 10 ± 50,160 SF
- 11 ± 63,840 SF

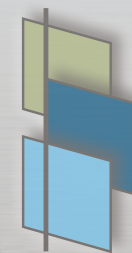


BELL 17 BUSINESS PARK is the Phoenix destination for leading thinkers, pioneers and entrepreneurs.

This ±82-acre mixed-use campus will provide a modern park design with buildings surrounded by extensive mature landscaping. Close to restaurants, hotels and other retail amenities, the Park will offer the following sought-after features:

- ±1 million total square feet
- One- and two-level corporate office buildings
- Parking ratios over 6/1,000 SF available
- Flex-Industrial buildings, to include manufacturing, lab space, cleanroom or back office
- Retail PADS available along W. Bell Road and N. 19th Avenue
- Build-to-Suit
- For sale or lease

See your business arrive at the
BELL 17 BUSINESS PARK.



BELL 17
BUSINESS PARK

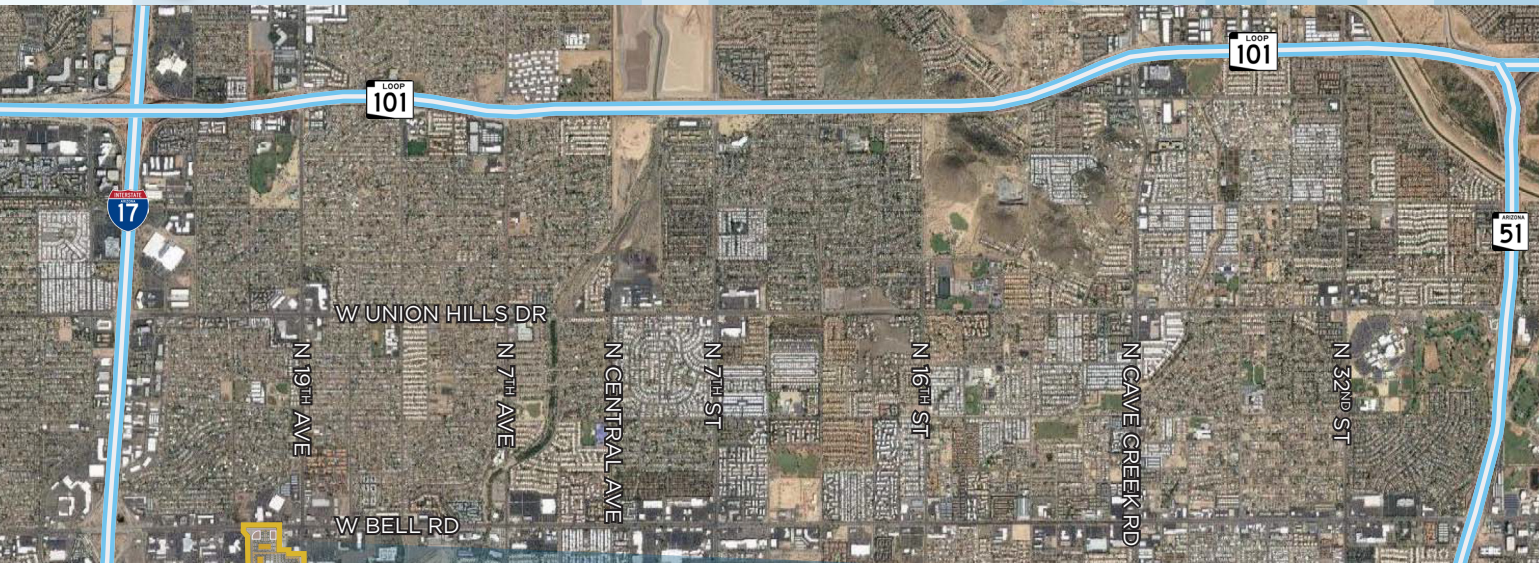


NOT TO SCALE
SUBJECT TO CHANGE

BELL 17

BUSINESS PARK

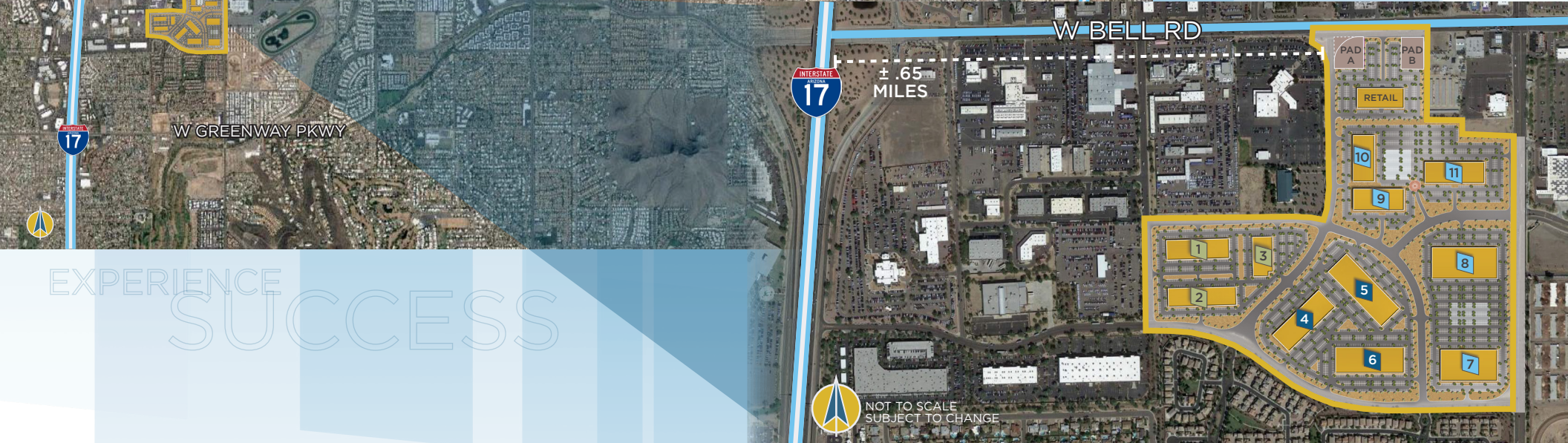
CREATE
OPPORTUNITY



Presented by:

MARK KRISON
+1 602 735 5670
mark.krison@cbre.com

LUKE KRISON
+1 602 735 5538
luke.krison@cbre.com



EXPERIENCE
SUCCESS