

# PROMENADE

AT SOUTH MOUNTAIN

OFFICE FOR LEASE: 8222 S 48th St, Phoenix, AZ



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# FEATURES



**+/- 110,187 SF**



**\$18.00 - \$21.00 PSF**

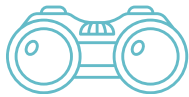
**Full Service**



**Recently renovated w/  
wood & stone finishes**



**Building & suite  
signage**



**Beautiful golf course &  
mountain views**



**Covered & reserved  
parking**



**Private restrooms  
throughout**

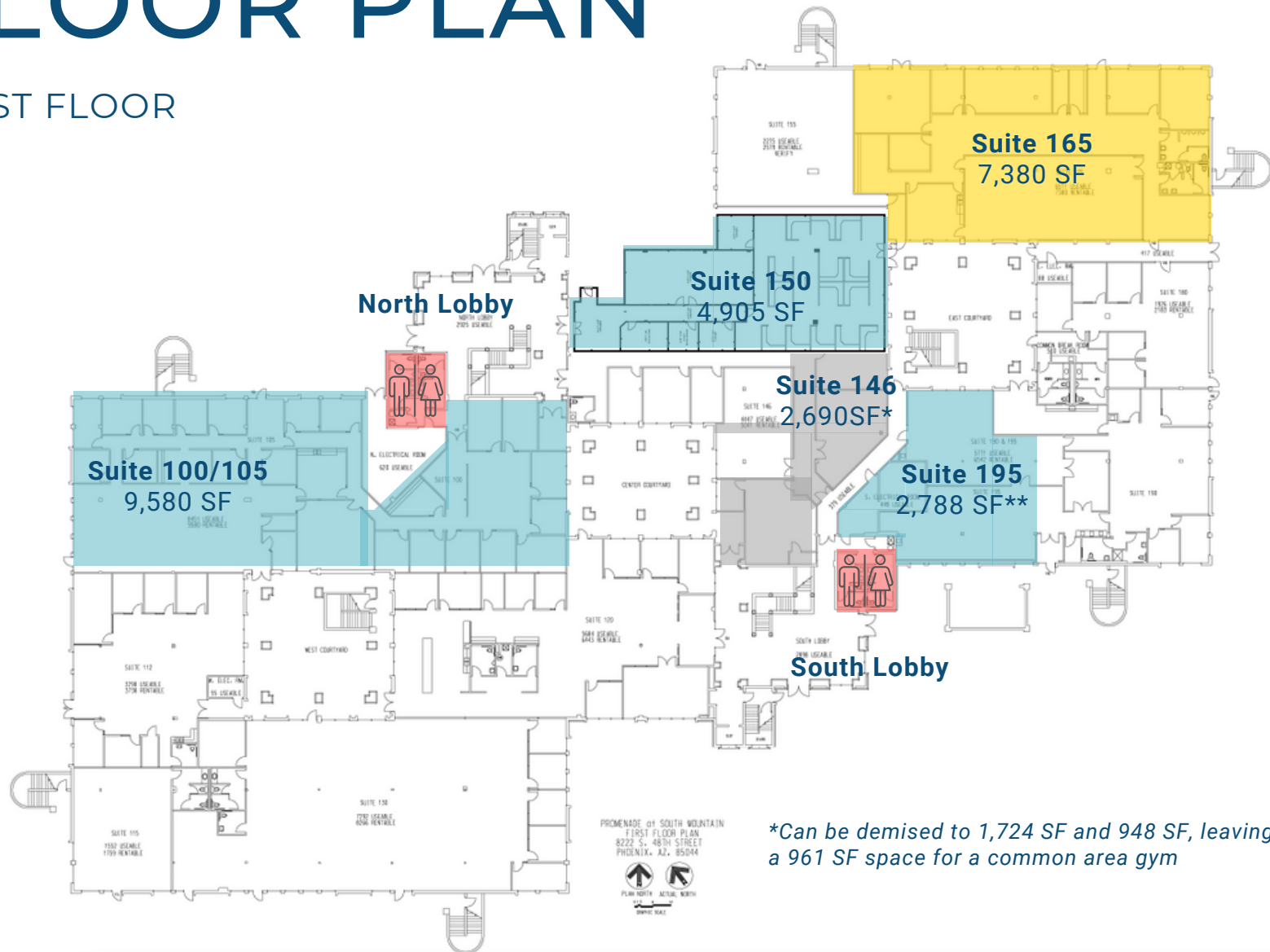


**Common-area courtyards  
w/ bocce ball court**



# FLOOR PLAN

## FIRST FLOOR

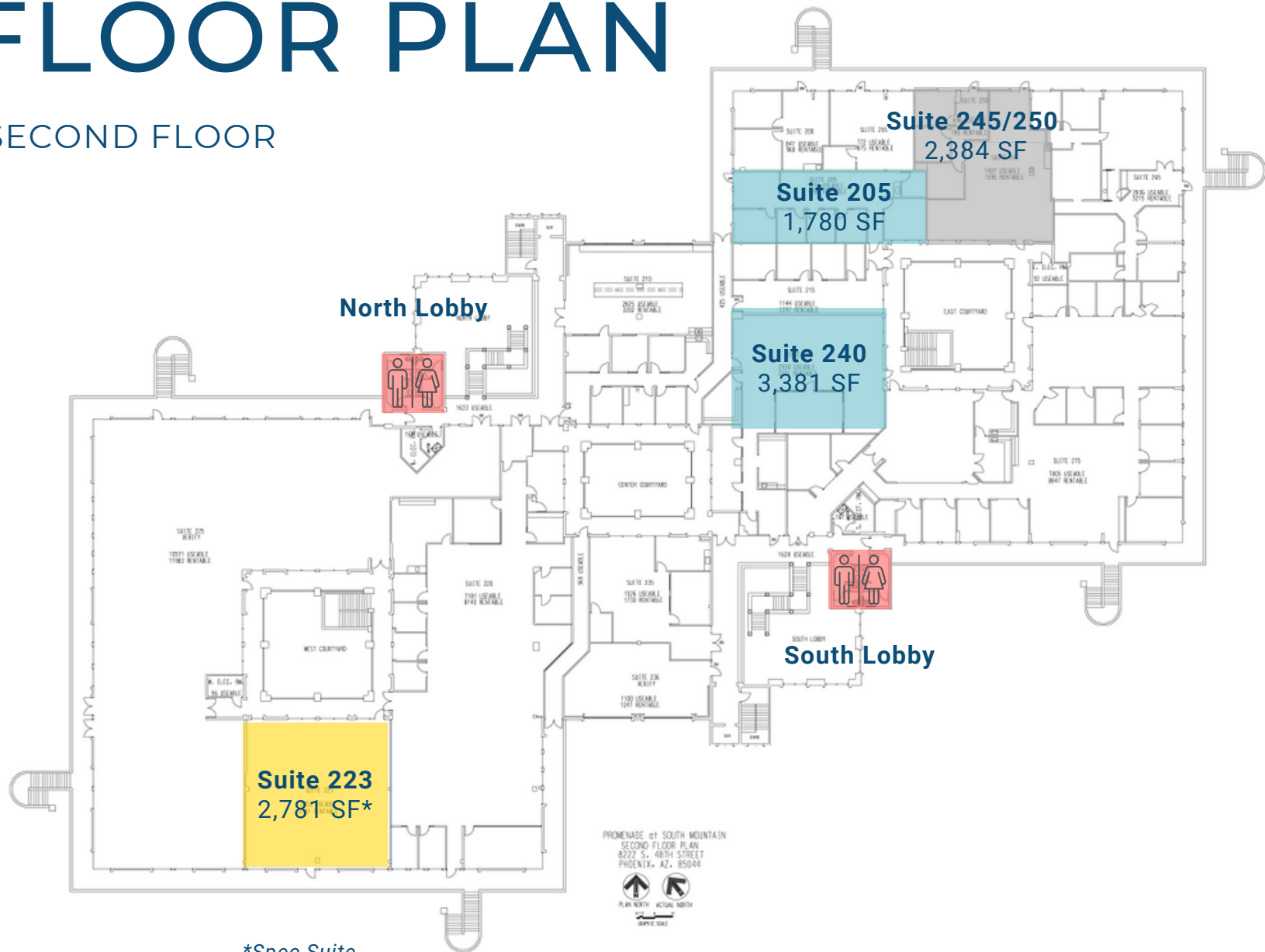


\*Can be demised to 1,724 SF and 948 SF, leaving a 961 SF space for a common area gym



# FLOOR PLAN

## SECOND FLOOR



\*Spec Suite



# PHOTOS





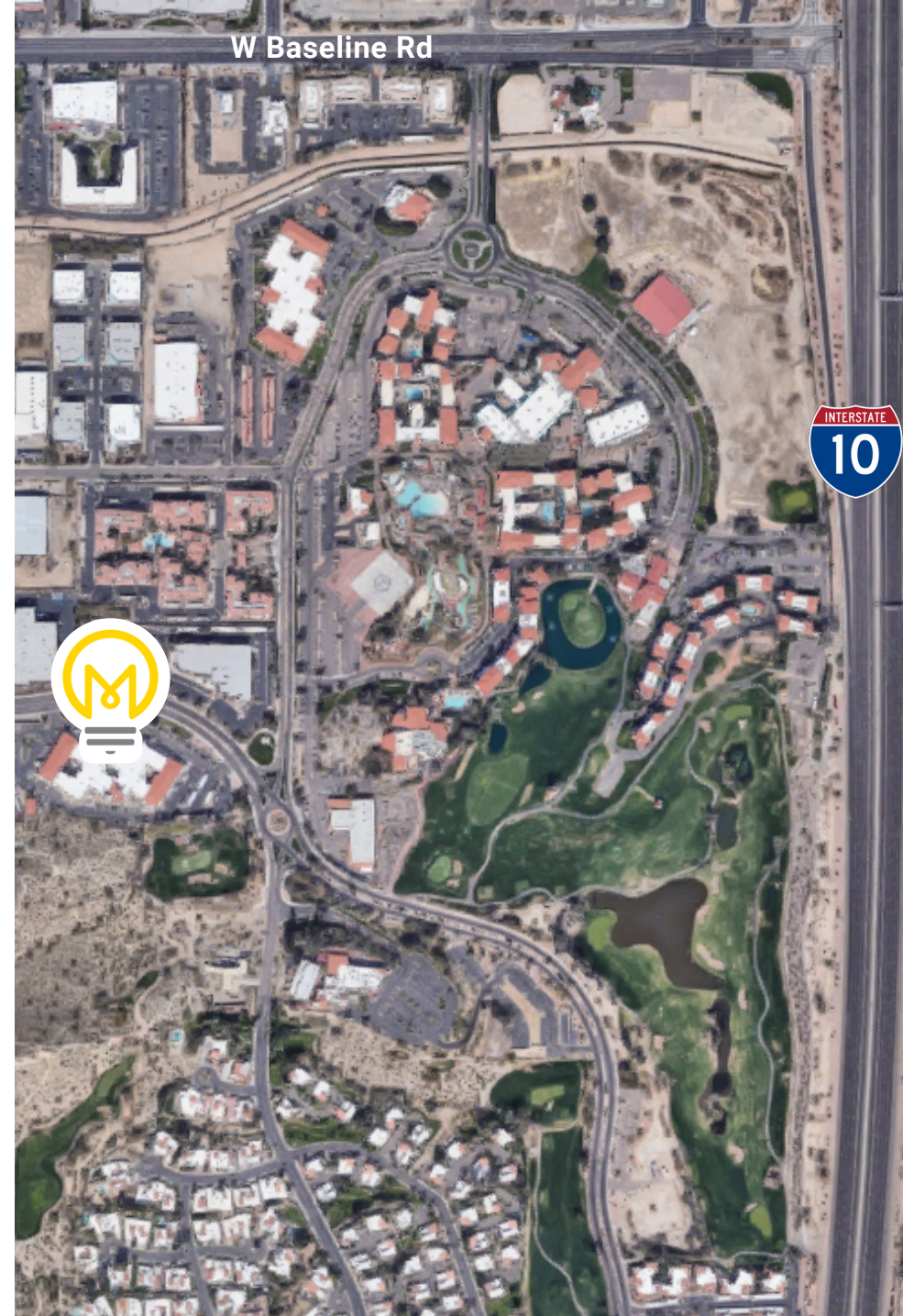
# PHOTOS





# LOCATION

- Adjacent to the Arizona Grand Golf Course & South Mountain Park and Reserve
- Convenient access to I-10
- Minutes from Sky Harbor International Airport
- Nearby a variety of retail stores & restaurants at Arizona Mills







**Arizona Grand  
Resort & Spa**

**Arizona Grand  
Golf Course**

**South Mountain  
Park & Reserve**