

GATEWAY UNIVERSITY PARK

1705-1797 WEST UNIVERSITY DRIVE • TEMPE, AZ 85281



- 199,835 SF project containing both pure office and combination office/warehouse space.
- 1/4 mile from SR 143
- 1/2 mile from I-10
- 1 mile from ASU, I-17 & Loop 202
- 4 miles from Loop 101
- Landlord maintains all HVAC and EVAP as part of operating expenses
- Rental Structure: NNN
- GID Zoning

Property Summary

AVAILABLE SF	1,540-4,577 SF
BUILDING SIZE	268,653 SF
MARKET	Phoenix

For more information, please contact:

RICKY BORANE

LEASING MANAGER

BKM MANAGEMENT COMPANY

P. 602.362.0803

E. RBORANE@BKMMGMT.COM

GATEWAY UNIVERSITY PARK

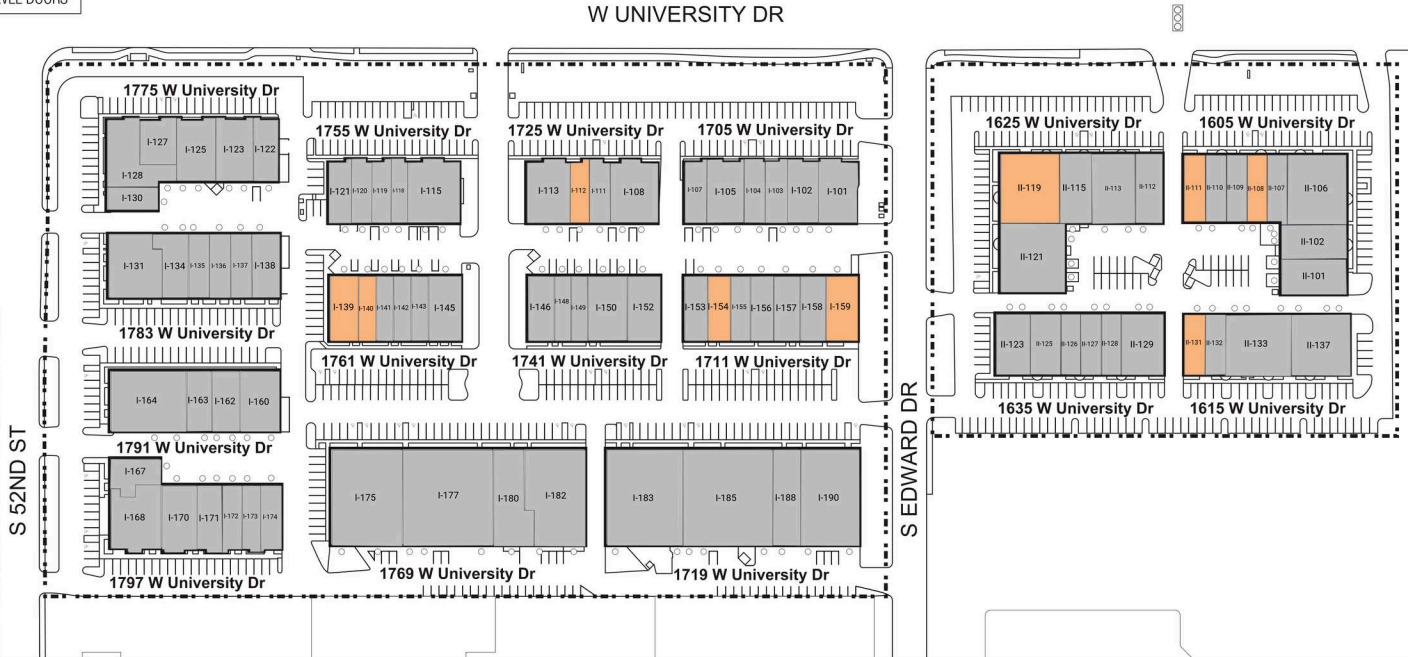
1705-1797 WEST UNIVERSITY DRIVE • TEMPE, AZ 85281



LEGEND

▲ DOCK HIGH DOORS

○ GRADE LEVEL DOORS



■ AVAILABLE ■ OCCUPIED

Current Availabilities

BUILDING	SUITE	TOTAL SIZE	OFFICE SIZE	OFFICE %	TYPE	CLEAR HT	GL	DL
1725	I-112	1,540	965	63	IND	N/A	N/A	
1761	I-139	2,447	839	34	N/A	N/A	N/A	
1761	I-140	1,681	628	37	N/A	N/A	N/A	
1711	I-154	1,650	569	34	N/A	N/A	N/A	
1711	I-159	3,401	3,401	100	N/A	N/A	N/A	
1605	II-108	1,750	898	51	N/A	N/A	N/A	
1605	II-111	1,805	1,717	95	N/A	N/A	N/A	
1625	II-119	4,577	2,475	54	N/A	N/A	N/A	
1615	II-131	1,728	1,161	67	N/A	N/A	N/A	

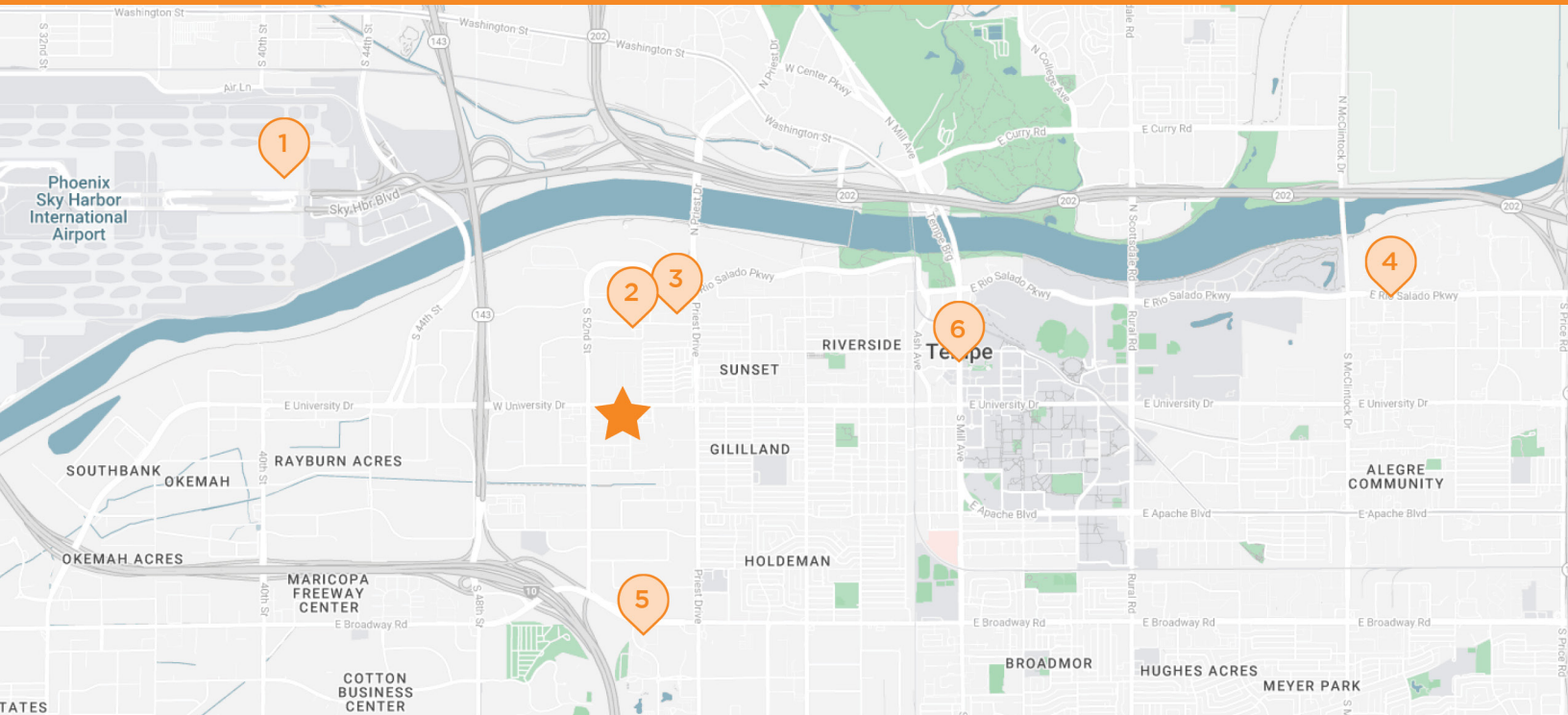
GATEWAY UNIVERSITY PARK

1705-1797 WEST UNIVERSITY DRIVE • TEMPE, AZ 85281



GATEWAY UNIVERSITY PARK

1705-1797 WEST UNIVERSITY DRIVE • TEMPE, AZ 85281



GATEWAY UNIVERSITY PARK

1705-1797 W University Dr, Tempe, AZ 85281



PHOENIX SKY HARBOR AIRPORT

3400 Sky Hbr Blvd
Tempe, AZ 85034



CARDINAL HEALTH

1724 W 3rd St
Tempe, AZ 85281



HYATT HOTEL

1413 W Rio Salado Pkwy
Tempe, AZ 85281



TARGET

1800 E Rio Salado Pkwy Ste 120
Tempe, AZ 85288



STARBUCK COFFEE

1537 W Broadway Road
Tempe, AZ 85282



US POST OFFICE

500 S Mill Ave
Tempe, AZ 85281