

# Office Suites For Lease (Utilities Included)

8601-8611 N Black Canyon Hwy  
Phoenix, Arizona



Visit  
Suite 119  
To Tour!



## FEATURES:

- Agressive Rent & Terms Offered
- Entire Property Renovated
- 300sf to 5000sf Available
- Landlord Offering TI Package!
- Parking Ratio: 4/1000sf
- Covered & Uncovered Parking
- Suites Surround Two Central Courtyards
- Easy Ingress Egress from I-17 Hwy
- Monument Signage on I-17



**\$12/sf to \$14/sf - Full Service Rents**

**John Asher**  
(602) 432-4336  
Asher@AT-RES.com

**AT REAL ESTATE SERVICES**  
Visit us @ 8601 N. BCH  
Suite 119

**Greg Thielen**  
(602) 625-5388  
Thielen@AT-RES.com



# Office Suites For Lease - Utilities Included!!

## 8601-8611 N Black Canyon Hwy • Phoenix, Arizona



### Partial List of Available Suites (Utilities Included)

Suite #	SF	Rent/Mo
Suite 204	366	\$366-\$427
Suite 102	641	\$641-\$748
Suite 216	851	\$780-\$922
Suite 116	1063	\$1063-\$1314
Suite 205	1225	\$1124-\$1328
Suite 117	1772	\$1772-\$2067
Suite 114-116	2343	\$2343-\$2733
Suite 208-215	3042	\$2788-\$3295
Suite 105-117	4201	\$4201-\$4901

\*Exec Suites with shared Lobby,  
Conference Room and Break Room also available



## On Site Management & Landlord Paid TI Package

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