

# Carleton Business Park

## 40 W Baseline Road

Tempe, Arizona 85283

For Lease

\$12.00/SF, Full Service

### Property Details

- Spec Suites Ready for Move-In
- Various Floorplans and Suite Sizes Available Ranging from ± 854 to ± 6,164 SF
- On Site Conference Facility, UPS and FedEx
- Cox and Qwest Available
- Parking Ratio: 5:1,000 (covered available at \$25/month)
- Close to ASU
- Easy Access to US 60, I-10, 202 and 101 Freeways
- On Bus Line
- Directly Across from Kiwanis Park
- Within Walking Distance to Restaurants



Property Owned & Managed By:



- Stable and flexible property owner in Phoenix/Tucson metro, since 1992, with 72 office and industrial bldgs totaling over 7.4 million square feet
- Local ownership with in-house property management professionals to service our customers
- Move-in ready suites available for immediate delivery
- Efficient lease negotiation process

# NAI Horizon

Commercial Real Estate Services, Worldwide.

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted subject to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

### contact information

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## 40 W Baseline Road

Tempe, Arizona 85283

1st Floor

Suite 103/104  
1,279 SF

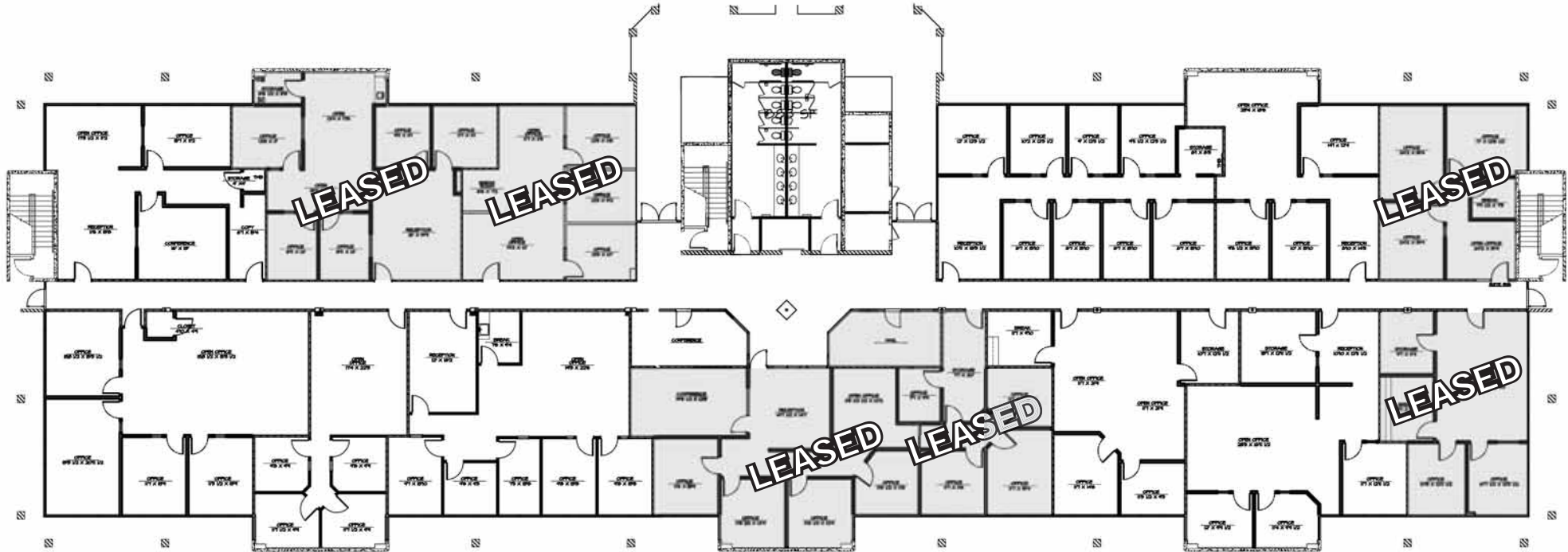
Suite 102  
1,541 SF

Suite 101  
1,042 SF

Suite 120  
1,749 SF

Suite 118  
1,217 SF

Suite 116  
895 SF



Suite 105\*  
1,802 SF

Suite 107\*  
993 SF

Suite 108\*  
1,775 SF

Suite 110  
1,661 SF

Suite 111  
887 SF

Suite 112/113  
1,267 SF

Suite 114  
1,534 SF

Suite 115  
1,043 SF

\*Contiguous to ± 4,570 SF



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# Carleton Business Park

## 40 W Baseline Road

Tempe, Arizona 85283

# 2nd Floor

Suite 204  
854 SF

Suite 203  
922 SF

Suite 202  
1,211 SF

Suite 200  
1,100 SF

Suite 217  
3,936 SF



Suite 206\*  
1,660 SF

Suite 208\*  
1,766 SF

Suite 210/212\*  
2,738 SF

Suite 214  
1,147 SF

Suite 216  
1,613 SF

Suite 218  
1,940 SF

Suite 220  
1,558 SF

\*Contiguous to ± 6,164 SF



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