



FACT SHEET

3900 E. Camelback Road | Phoenix, Arizona

AVAILABLE SPACE

Suite 125: $\pm 4,017$ RSF
Suite 130: $\pm 2,274$ RSF
Suite 135: $\pm 2,727$ RSF
Suite 165: $\pm 1,377$ RSF
Suite 190: $\pm 8,375$ RSF
(Former Medical Office)

Contiguous to
 $\pm 9,018$ RSF

Suite 200: $\pm 13,854$ RSF
Suite 225: $\pm 9,909$ RSF
Suite 250: $\pm 2,400$ - $12,919$ RSF
Suite 295: $\pm 29,904$ RSF
(Available 6/1/2026)
Suite 300: $\pm 48,491$ RSF
(Available 6/1/2026)

Contiguous to
 $\pm 115,077$ RSF

WALKING DISTANCE TO UPSCALE RESTAURANTS INCLUDING:

NORTH
ITALIA

CHELSEA'S
KITCHEN

Vincent
...on Camelback

LA GRANDE
ORANGE

ASKING RATE

\$37.00 - \$39.50 Full Service Gross

AVAILABLE PARKING

4.0/1,000 parking ratio
Convenient surface visitor parking
Subterranean garage
Covered/reserved \$95.00/month
Covered/unreserved \$75.00/month



Class "A" three-story office building



Tenant amenity lounge and conference facility coming soon



Strategically located in the heart of the Camelback Corridor



Easy access to Route 51 and Highway 202



10 minutes to Phoenix Sky Harbor Airport



On-site building management and stable ownership



Accessible to the finest shopping at Scottsdale Fashion Square and Biltmore Fashion Park



Located in the heart of the Arcadia with great access to Biltmore, Paradise Valley, and Scottsdale



Signage available along Camelback Road, with over 85,000 VPD

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