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**H1 HONEST  
AUTO CARE**

Asking Price:

Office:  
**\$19.50**

Per RSF/YR  
(Industrial Gross)

Executive Suites  
(Inside Suite B):  
**\$500.00**  
Per Month

Hangar Rent:  
**\$15.00**  
Per RSF/YR

**FOR LEASE** | 7430 E. Butherus Dr. | Scottsdale, AZ 85260

## Beautiful Scottsdale Office Building For Lease

Located in beautiful Scottsdale, just east of the northeast corner of Scottsdale Road and Butherus Road, with taxi access to the Scottsdale Airport and two attached hangars. This office location offers lush landscaping, Frank Lloyd Wright architecture, ample reserved covered parking, private office entrances, available building signage and easy access to Loop 101 freeway, Kierland Commons and Scottsdale Quarter.



**TOTAL  
BUILDING SIZE**  
±21,060 RSF  
(Divisible)



**PARKING**  
4.5/1,000  
Covered & Reserved  
Available \$35/stall/month



**CLASS B  
OFFICE BUILDING**

### Greg Hopley

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**Colliers International**

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Scottsdale, AZ 85260  
P: +1 480 596 9000  
F: +1 480 655 3390



Accelerating success.

FOR LEASE | 7430 E. Butherus Dr. | Scottsdale, AZ 85260

# Excellent Office/Hangar Building Available for Lease in Scottsdale.



**TOTAL  
BUILDING SIZE**  
±21,060 RSF  
(Divisible)



**PARKING**  
4.5/1,000  
Covered & Reserved  
Available  
\$35/stall/month



**CLASS B  
OFFICE BUILDING**



**TENANT  
IMPROVEMENTS**  
NEGOTIABLE



**SUITES ARE  
READY TO OCCUPY**  
New Paint &  
New Carpet



**LOCATION**  
Across from  
Kierland Shopping  
Center & Scottsdale  
Quarter



**WALKING  
DISTANCE**  
to hotels, retail,  
restaurants &  
Scottsdale Airport



**TAXI ACCESS**  
Complete with  
Two Hangars

## THE BUILDING

Located in Scottsdale, across from Kierland Shopping Center and Scottsdale Quarter, this building is within walking distance to hotels, retail, restaurants and the Scottsdale Airport. This Class B office building offers taxi access and is complete with two hangars, suites are ready to occupy and tenant improvements are negotiable.

## AVAILABILITY

Suite A	±3,519 RSF	LEASED
<b>Suite B</b>	<b>±2,912 RSF</b>	<b>AVAILABLE</b>
Suite C	±1,674 RSF	LEASED
<b>Suite D</b>	<b>±2,747 RSF</b>	<b>AVAILABLE</b>
Suite E	±1,786 RSF	LEASED
<b>Suite F</b>	<b>±2,412 RSF</b>	<b>AVAILABLE</b>
Hangar 1	±2,725 RSF	LEASED
Hangar 2	±3,285 RSF	LEASED

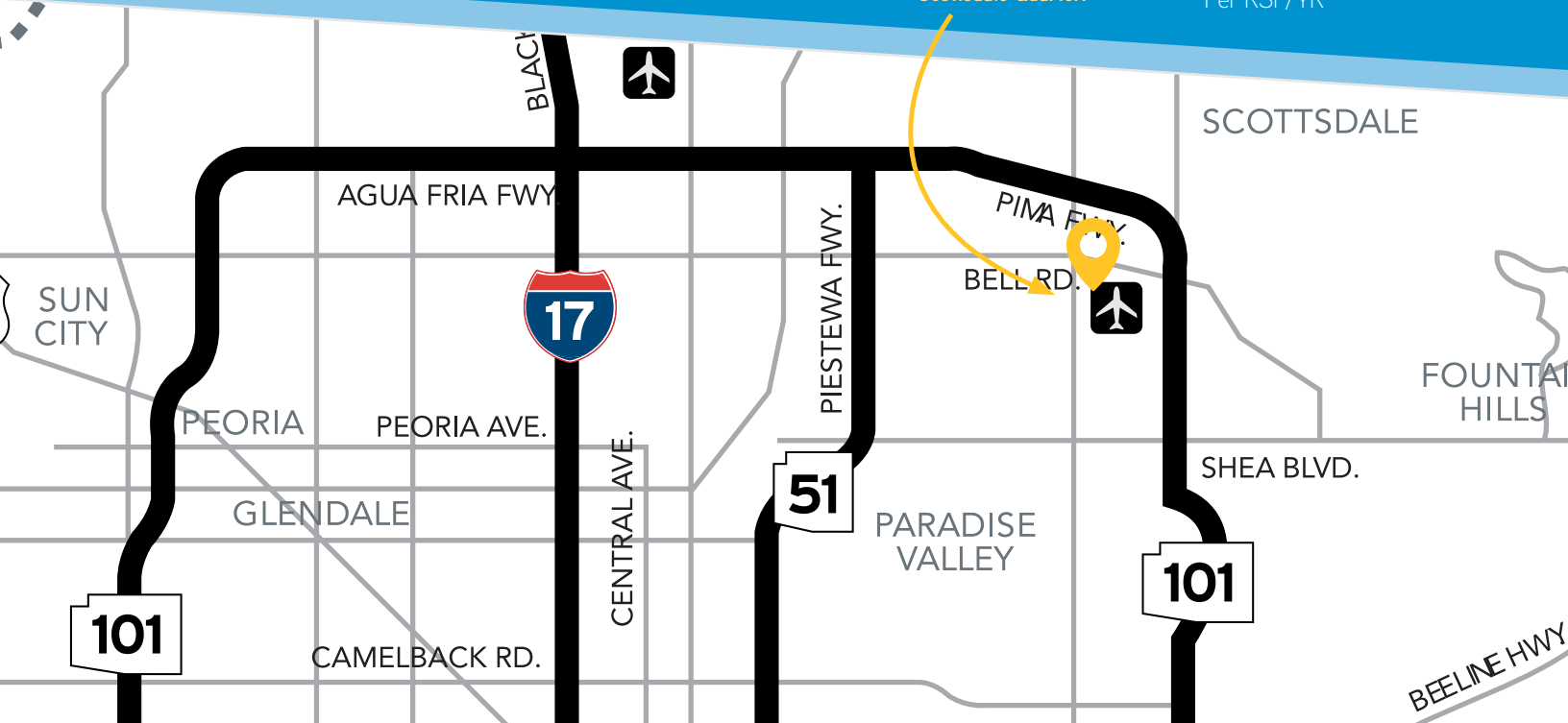
## ASKING PRICE

Office:  
**\$19.50**  
Per RSF/YR  
(Industrial Gross)

Executive Suites  
(Inside Suite B):  
**\$500.00**  
Per Month

Hangar Rent:  
**\$15.00**  
Per RSF/YR

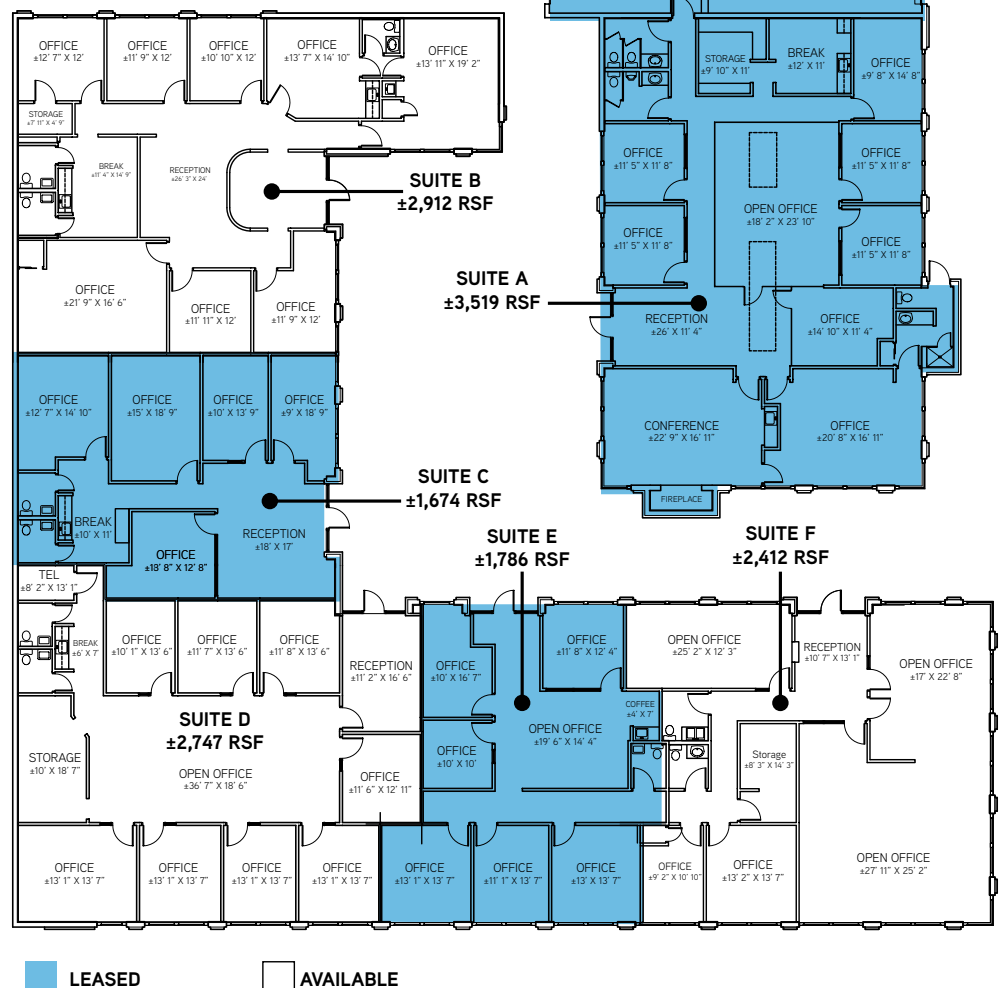
Located across from  
Kierland Shopping Center and  
Scottsdale Quarter.



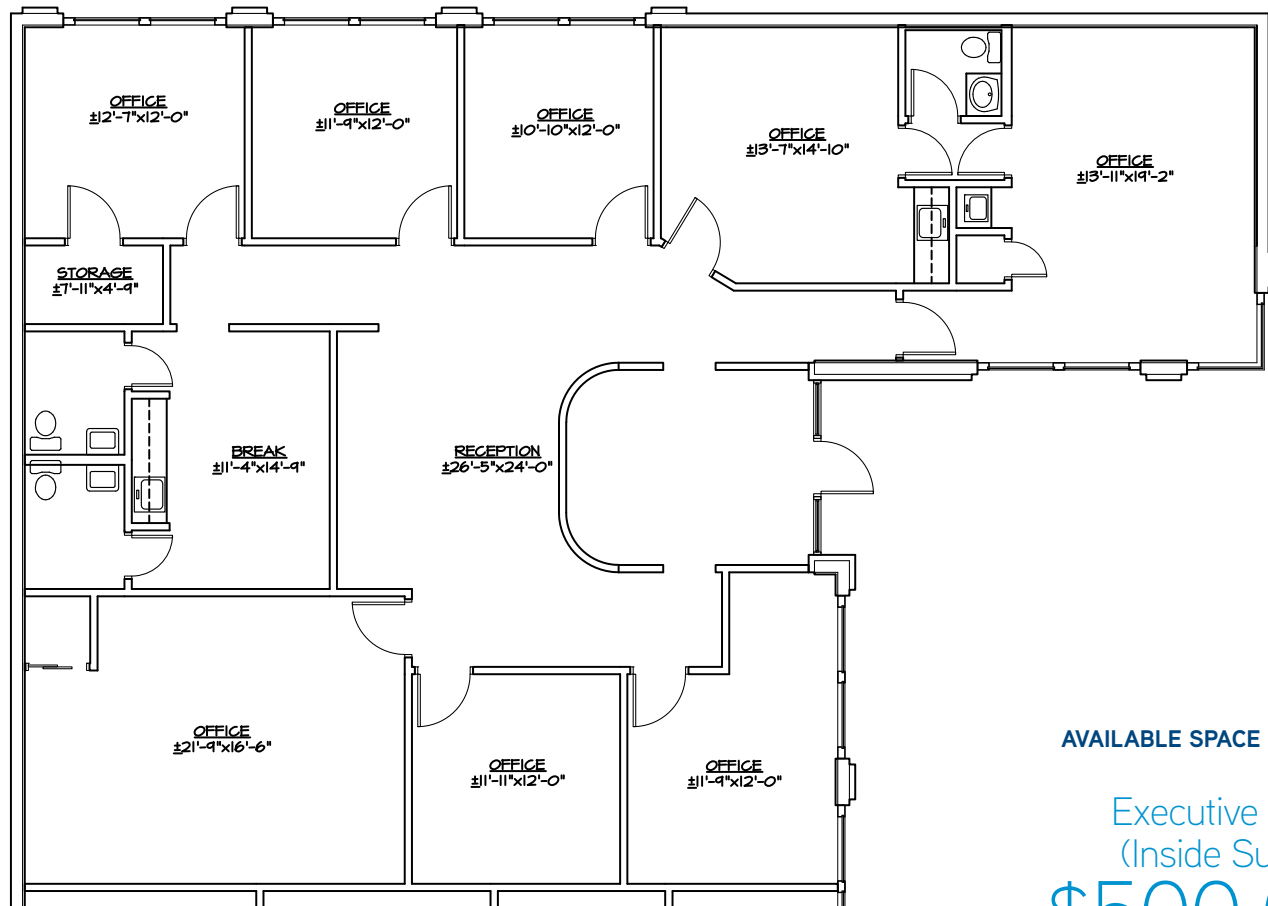
FROM TOP: Grassy lawn, outdoor patio area, glass doors entrance, covered parking available.



*\*Not 100% accurate or to scale.*



## FLOOR PLAN // SUITE B



### AVAILABLE SPACE & COSTS

Executive Suites  
(Inside Suite B):  
**\$500.00**  
Per Month

Tenant Improvement Allowance	Negotiable
Suite B	±2,192 RSF

TAKE A VIRTUAL TOUR

[www.colliers.com/greaterphoenix](http://www.colliers.com/greaterphoenix)

Two attached hangars and taxi access to Scottsdale Airport.

### Greg Hopley

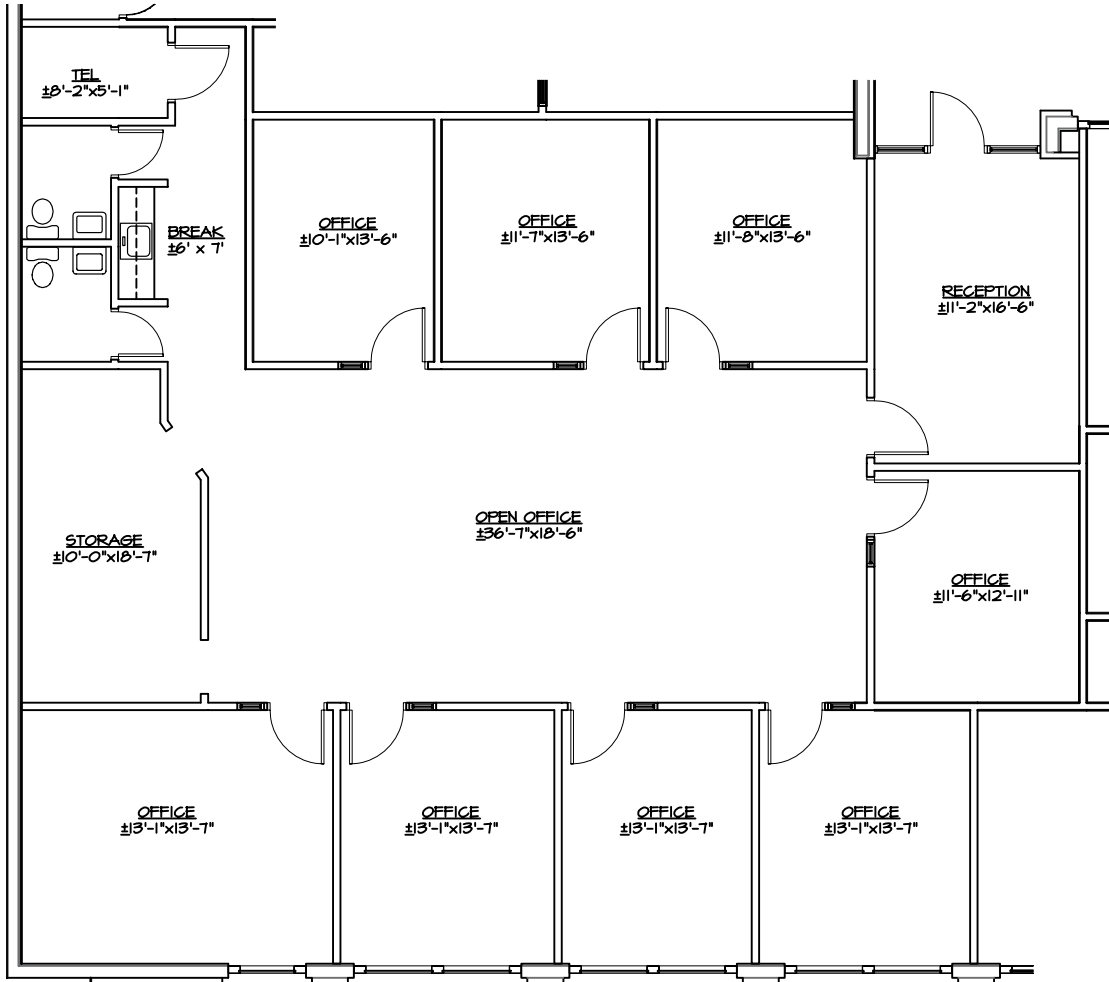
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## FLOOR PLAN // SUITE D



### AVAILABLE SPACE & COSTS

Office:  
**\$19.50**  
Per RSF/YR  
(Industrial Gross)

Tenant Improvement Allowance	Negotiable
Suite D	±2,747 RSF

TAKE A VIRTUAL TOUR

[www.colliers.com/greaterphoenix](http://www.colliers.com/greaterphoenix)

### Greg Hopley

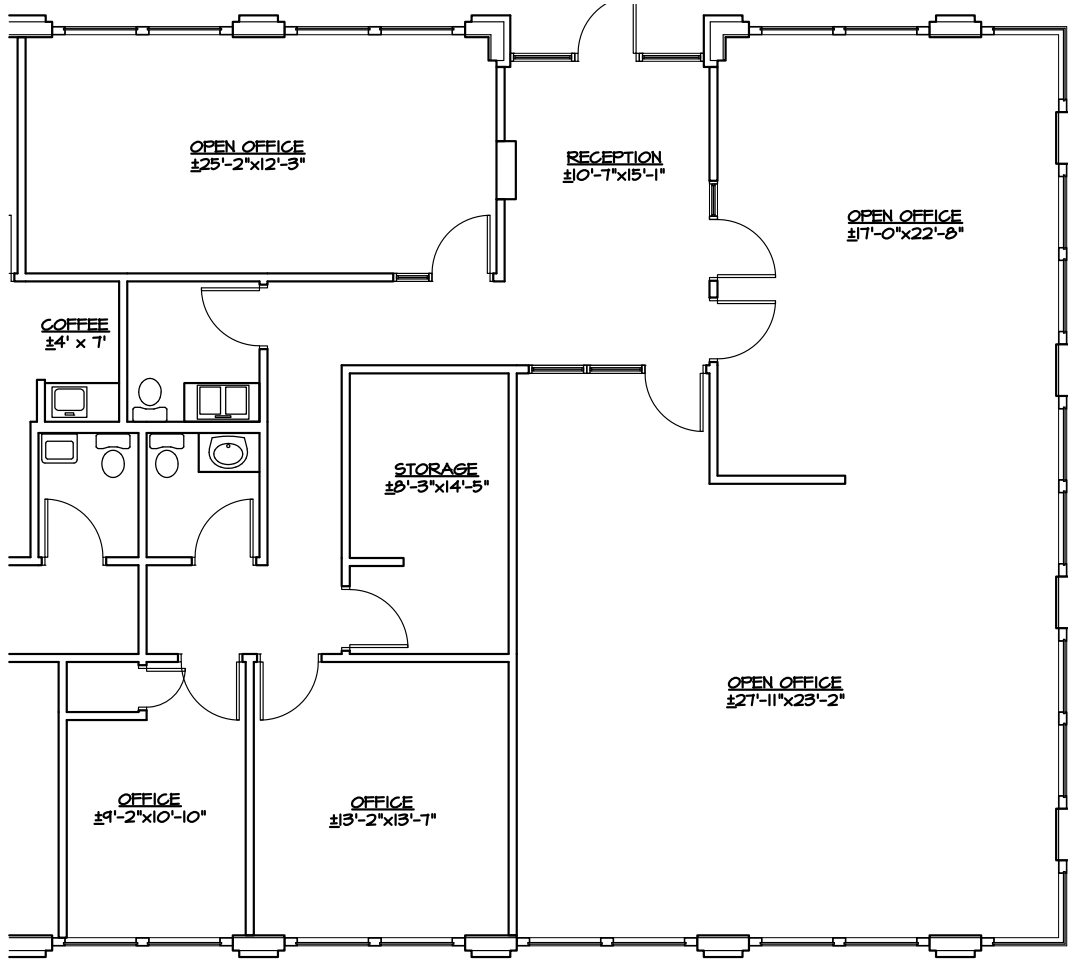
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## FLOOR PLAN // SUITE F



### AVAILABLE SPACE & COSTS

Office:  
**\$19.50**  
Per RSF/YR  
(Industrial Gross)

Tenant Improvement Allowance	Negotiable
Suite F	±2,412 RSF

TAKE A VIRTUAL TOUR

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## Gallery

Clockwise from top left:

Private Suite Entrance // Featuring  
Corner Office Windows and Accented  
Brick // Shaded Outdoor Corridor with  
Lush Landscaping // Outdoor Break  
Area with Shaded Tables // Window  
Views with Lush Green Grass and  
Desert Landscaping

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# Gallery

From Top: Hangar 1 // Hangar 2  
// Side of Building with Professionally  
Maintained Lush Green Grass

[VIEW MORE PHOTOS](#) 

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# FOR LEASE

## Scottsdale Airpark Office/Hangar Building

KIERLAND  
SHOPPING  
CENTER

SCOTTSDALE  
QUARTER

BUTHERUS DR.

24TH ST.

SITE

SCOTTSDALE  
AIRPORT

7430 E. Butherus Dr. | Scottsdale, AZ 85260



CLASS B  
OFFICE BUILDING



LOCATION  
Across from  
Kierland Shopping  
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Complete with  
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Accelerating success.