



FOUNTAINHEAD HEIGHTS

1601 & 1625 W Fountainhead Pkwy | Tempe, AZ

Renovations Completed Q1 2024

ONE OF THE MOST ACCESSIBLE OFFICE BUILDINGS IN PHOENIX

Fountainhead Heights sits in a valuable location within the Phoenix Metro area, directly along the I-10 freeway. It's less than 5 miles to the Loop 202, US-60, and SR-143 freeways, making it easily accessible to every major submarket in the area. This gives it a unique advantage of a central location that's still convenient to the greater Phoenix population.



Brand new on-site amenities

- Cafe
- Fitness center with showers & lockers
- Outdoor gathering area
- Conference center
- Multi-purpose room
- Renovated lobbies & entryways



11-acre campus with two, class “A” office buildings totaling $\pm 445,957$ SF



Located within the 170-acre, master-planned Fountainhead Corporate Park in Tempe



Parking ratio: 5.0/1,000, with 6-story parking structure



Average floor plate size: $\pm 29,000$ SF



12' floor to deck ceiling height



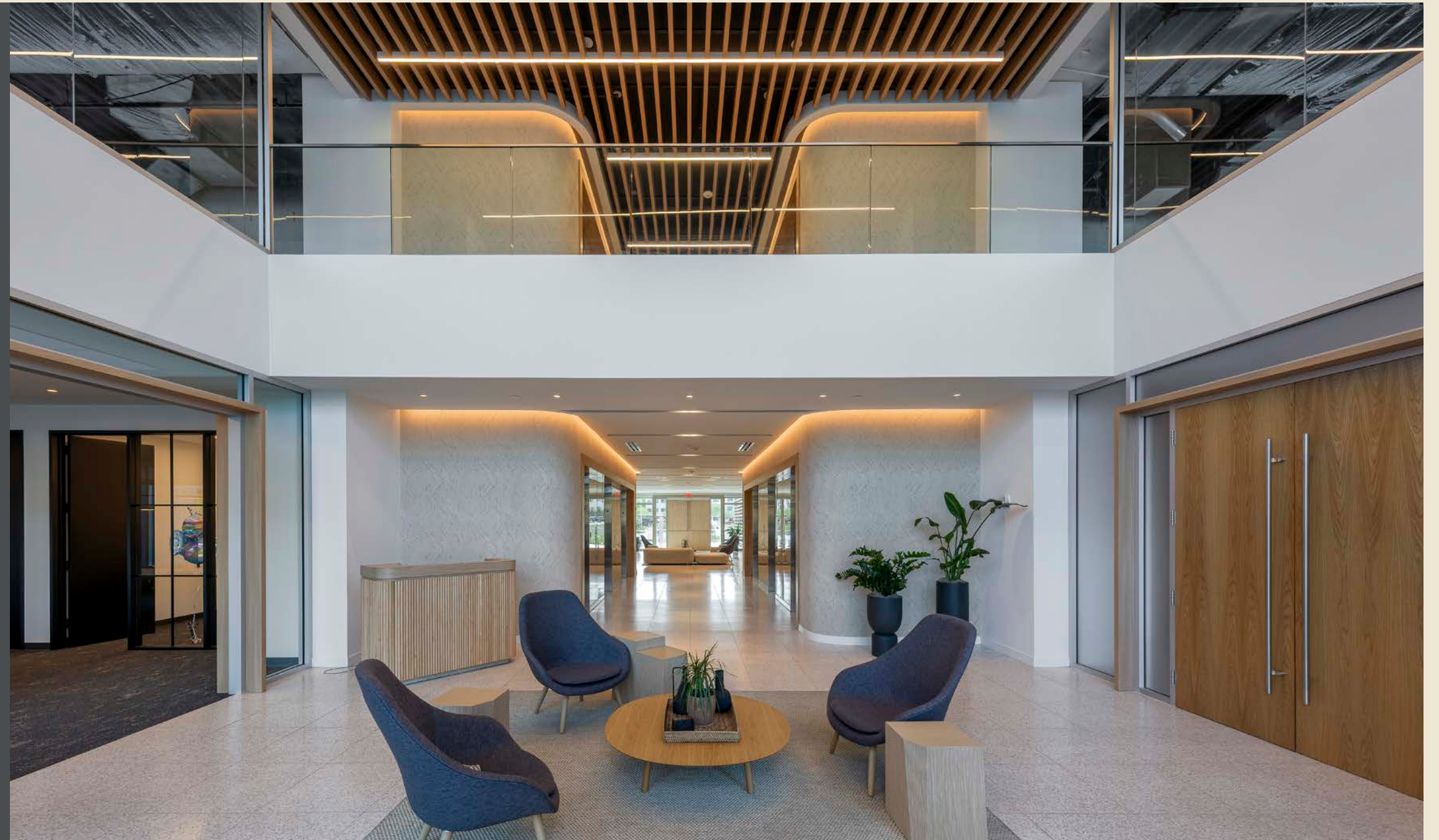
Freeway visible building signage opportunities



Telecommunications provided by Lumen (CenturyLink), Zayo and Cox



Certified LEED Gold, Energy Star rated and WELL Health-Safety Rated





1625 ENTRY



FULL SERVICE CAFÉ



1601 ENTRY



SHADE PAVILION



FITNESS CENTER

RENOVATIONS COMPLETED



1625 W FOUNTAINHEAD PKWY

FLOORS	
10	
9	
8	
7	
6	
5	
4	
3	
2	
1	

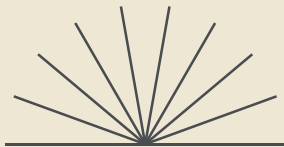


1601 W FOUNTAINHEAD PKWY

FLOORS	
6	
5	
4	
3	
2	
1	



Floor Plates



1625 W FOUNTAINHEAD PKWY

±29,310 SF



1601 W FOUNTAINHEAD PKWY

±29,783 SF





Metro Phoenix



Arizona State University



State Farm Stadium



Phoenix Sky Harbor International Airport



Phoenix Sky Harbor International Airport

Named “America’s Friendliest Airport,” Sky Harbor serves the greater Phoenix area with over 1,000 flights daily to more than 120 domestic and international destinations.



Master Planned Business Parks

Fountainhead Heights is located within Fountainhead Corporate Park, a 170-acre, master-planned business park. It’s also surrounded by two other master-planned business parks, Cotton Center and Papago Park Center, containing numerous corporate neighbors, multifamily communities, retail and hotels.



Downtown Tempe

Featuring Mill Avenue, Tempe Town Lake, and more than 100 restaurants, bars and shops, Downtown Tempe is the perfect destination for dining, shopping, events and outdoor activities.



Tempe Marketplace

±1.3M SF of retail space, offering over 100 shops and restaurants and a vibrant outdoor environment.



Freeway Access

Fountainhead Heights offers immediate access to Interstate 10 and nearby access to Highway 60, and the Loop 202 and 101 freeways.



#1 in INNOVATION



#6 LARGEST public university campus



57,588 STUDENTS enrolled on the Tempe campus



Access to ASU GRADUATES

Less than 5 minutes from:



Tempe

-  Has the most educated and technically-skilled workforce in Arizona.
-  Home to Arizona State University.
-  42% of residents have Bachelor's degrees and the median age is 28 years old.

Scottsdale

-  Recognized nationwide as one of the top markets for business performance, job growth, and livability.
-  Houses a high number of business owners, decision makers and c-suite executives.

West Valley

-  More than 1.8 million people call the West Valley home, with population growth projected to be twice the national rate over the next five years.
-  A mix of luxury and affordable housing attracts both executives and first-time home buyers.

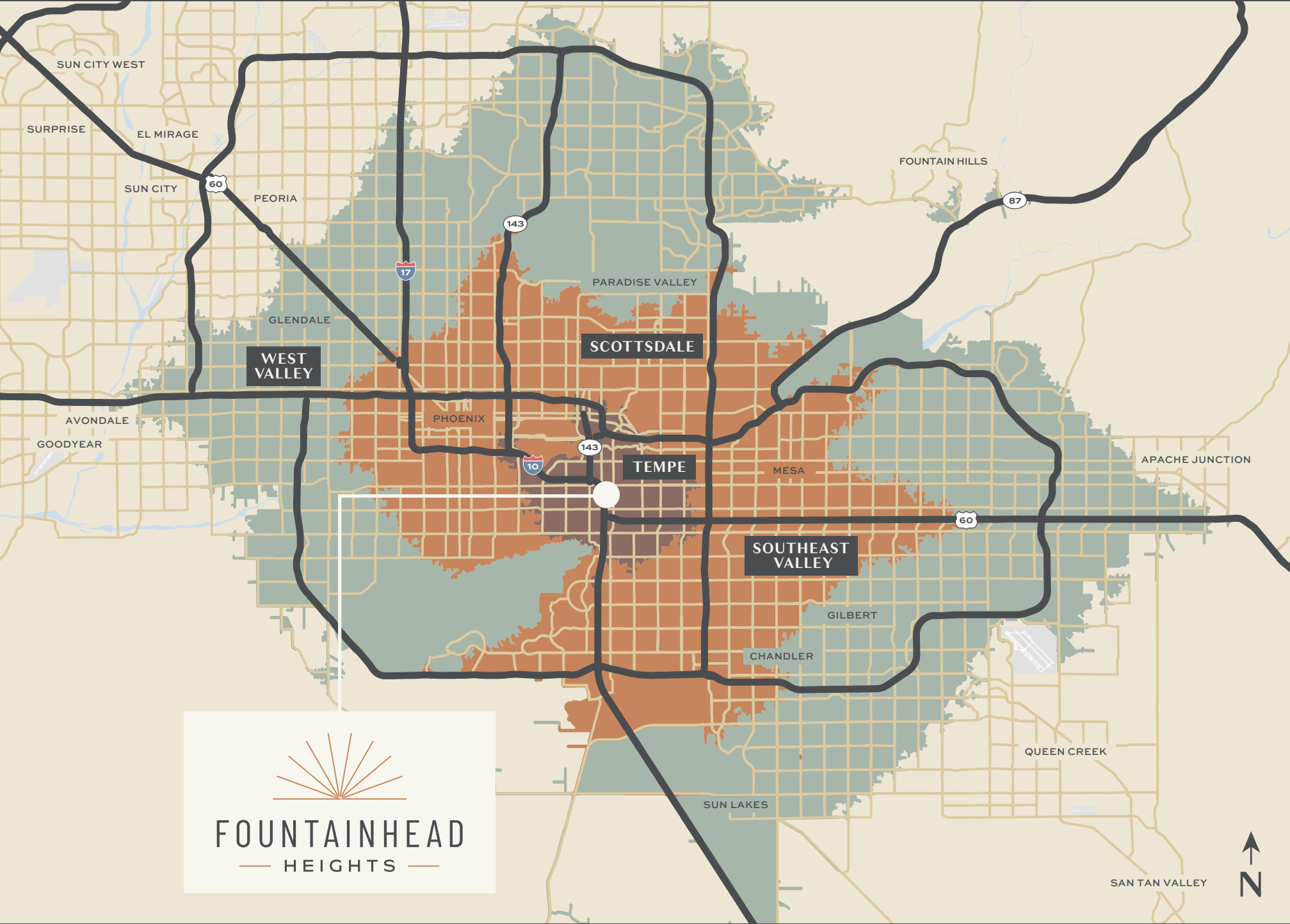
Southeast Valley

-  Continuous influx of highly qualified graduates from area colleges and universities.
-  Recognized for it's connectivity to major markets, an abundance of high-quality real estate options and an excellent quality of life.

YOUR TALENT POOL WITHIN REACH

DRIVE TIME	TOTAL POPULATION	LABOR FORCE*
 10 Minutes	138,025	83,850
 20 Minutes	1,233,026	686,856
 30 Minutes	2,892,998	1,522,718

*Current Year (2023) Estimate of Person of Eligible Work Age



MAXIMIZE YOUR WORKDAY

Fountainhead Heights' freshly renovated amenities provide everything employees need, right on site.

Site Plan



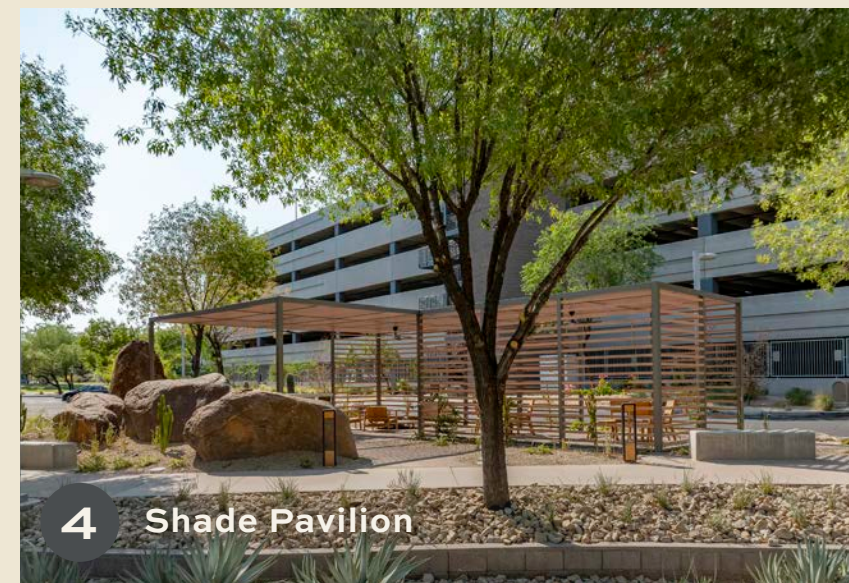
1 Fitness Center



2 Full Service Café



3 Multi-Purpose/Conference Room



4 Shade Pavilion

CORPORATE NEIGHBORS



CARVANA



FREEPORT-McMoRAN



TEKsystems®
Own change



NIKOLA™

LENNAR®

AMAZON

FOR MORE INFORMATION:

Sean Spellman

+1 602 735 5615
Sean.spellman@cbre.com

Corey Hawley

+1 602 735 1742
Corey.hawley@cbre.com

OWNED AND MANAGED BY:



shorenstein.com