

# RETAIL SPACE FOR LEASE

## FOUNTAIN HILLS, AZ



### FOUNTAINSIDE PLAZA

12645 North Saguaro Blvd.  
Fountain Hills, AZ 85268

<http://www.plazafountaininside.com/>



*Just minutes away from Scottsdale via Shea Boulevard or from Mesa via Highway 87. Located on the west side of Fountain Lake, at the corner of Saguaro and El Lago Boulevards.*

*For further information please contact:*

**SUSAN DUNST, CPM**  
*Regional Vice President / Designated Broker*  
602.279.3200 xt. 115  
sdunst@charlesdunn.com

**RENTAL RATE FOR FIRST YEAR  
REDUCED TO**

**\$10.00 PSF FOR SUITE 4**

**\$13.00 PSF FOR SUITES 5**

- Available:**
- ±3,040 RSF Suite 1 – End Cap Restaurant (with outside patio overlooking the fountain)
  - ±2,572 SF Suite 4 (divisible)
  - ±1,600 RSF Suite 5
- Center Size:** ±21,422 SF
- Amenities:**
- ▶ Located on the water of the “World’s Largest Fountain”
  - ▶ Breathtaking views of the Sonoran Desert
- Anchor Tenants:**
- ▶ Euro Pizza & Café
  - ▶ Spikes Treats

***BEST DEAL IN FOUNTAIN HILLS  
AND ON THE WATER***

CDC MANAGEMENT, INC. dba CHARLES DUNN COMPANY 4222 East Thomas Road, Suite 380 Phoenix, AZ 85018  
Ph: (602) 279-3200 Fax: (602) 279-6888 [www.charlesdunn.com](http://www.charlesdunn.com)

The foregoing is based upon information provided by others which we believe is accurate, however, no guarantee, warranty or representation is made. We recommend that all interested parties independently verify its accuracy and completeness. As well, any projections, assumptions, opinions, or estimates are used for example only and do not represent the current or future performance of the identified property. Your tax, financial, legal and toxic substance advisors should conduct a careful independent investigation of the property and its suitability for your needs, including land use limitations. The property is subject to prior lease, sale, change in price, or withdrawal from the market without notice.

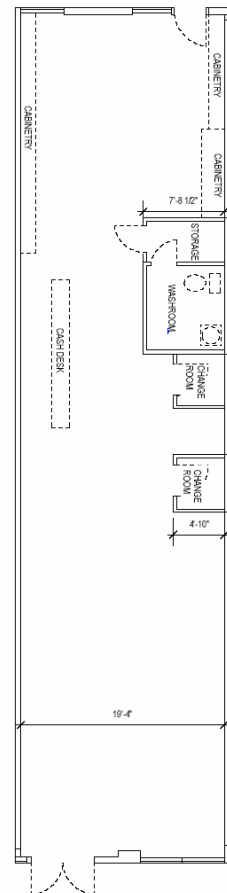
Charles Dunn

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<http://www.plazafountainside.com/>



± 1,600 RSF  
Suite 5

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