

THE QUAD



KILOGRAPH



THE VISION



WHERE ALL THINGS COME TOGETHER

Created to inspire community, The Quad is a place where companies, people, lifestyle and collaboration come together. A park feel promotes interaction between individuals through indoor and outdoor community spaces. Your office space is not just between your four walls at The Quad, it is the entire project.



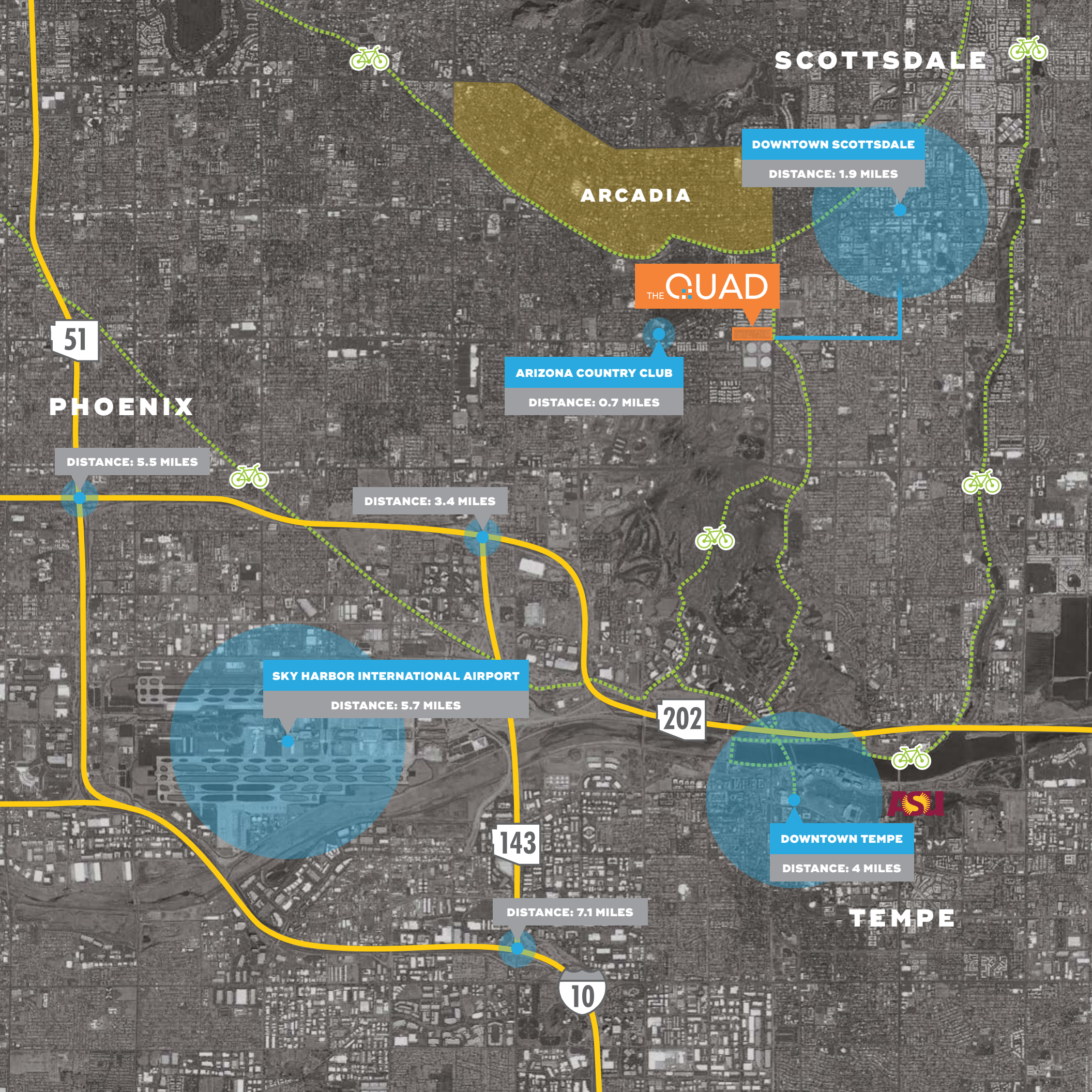
FOURTEEN FREESTANDING BUILDINGS



166,606 RSF TOTAL PROJECT SIZE



**4.5:1,000 PARKING RATIO WITH
1.5:1,000 COVERED**



SCOTTSDALE



DOWNTOWN SCOTTSDALE

DISTANCE: 1.9 MILES

ARCADIA

THE QUAD

ARIZONA COUNTRY CLUB

DISTANCE: 0.7 MILES

51

PHOENIX

DISTANCE: 5.5 MILES



DISTANCE: 3.4 MILES

SKY HARBOR INTERNATIONAL AIRPORT

DISTANCE: 5.7 MILES

202



DOWNTOWN TEMPE

DISTANCE: 4 MILES

143

DISTANCE: 7.1 MILES

10

TEMPE

THE LINK



THE PERFECT LOCATION

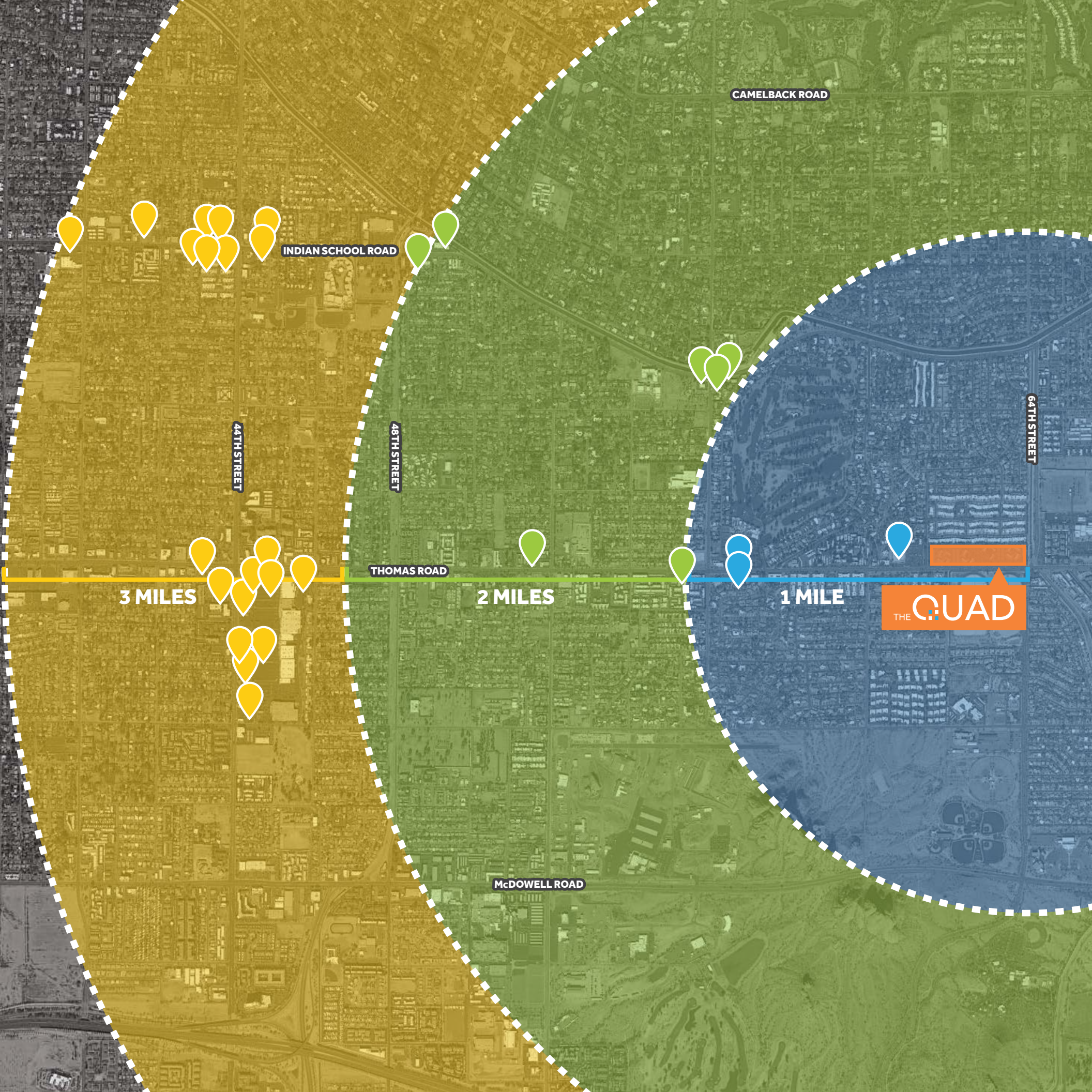
Ideally located in the heart of the valley, The Quad is within minutes of Downtown Scottsdale and Downtown Tempe. The unique location allows employers to attract millennial workers that prefer to live and play in these two areas. The location is also approximately three miles from both the 101 and 202 freeways.

DISTANCE: 3.2 MILES

101

DISTANCE: 5.8 MILES





CAMELBACK ROAD

INDIAN SCHOOL ROAD

44TH STREET

48TH STREET

64TH STREET

THOMAS ROAD

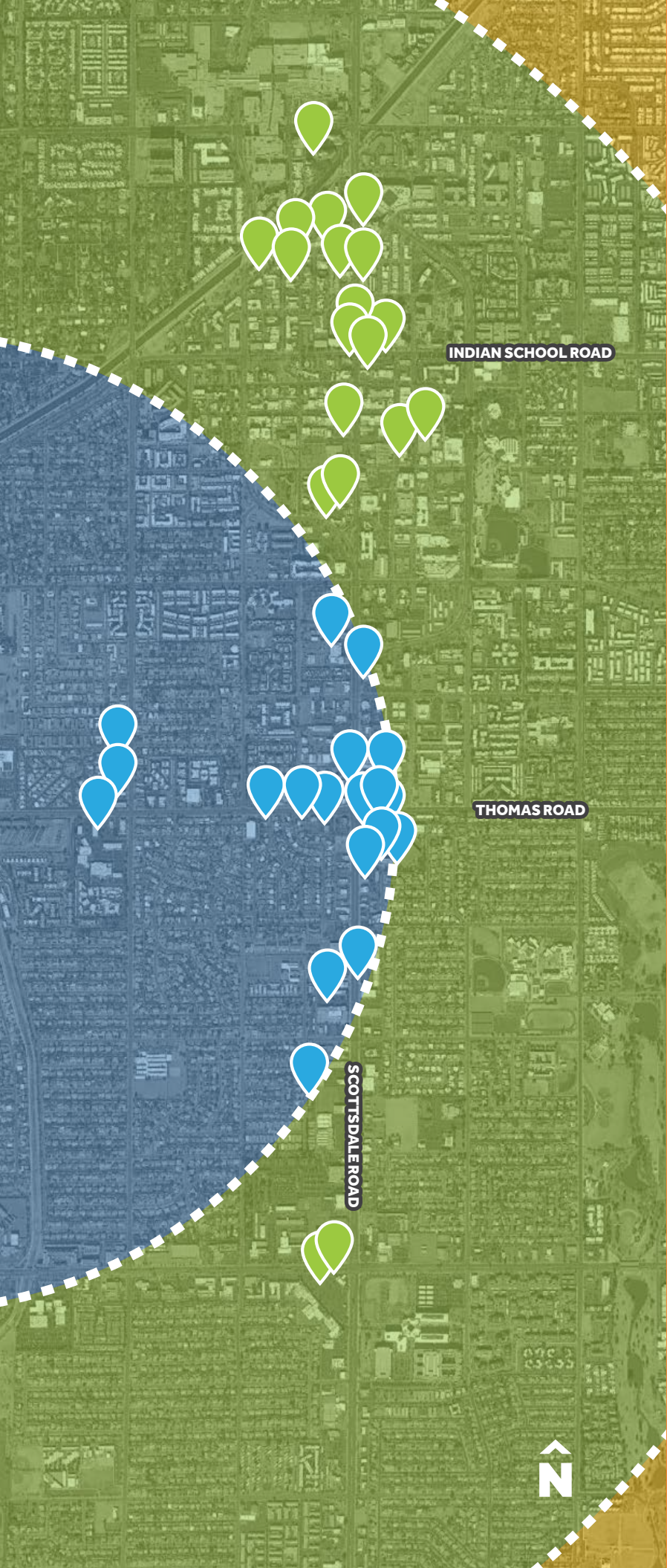
2 MILES

1 MILE

3 MILES

THE QUAD

McDOWELL ROAD



AMENITIES



1

MILE

D'Lish
 Chipotle
 Jamba Juice
 Einstein Brothers
 YouFit Health
 Smashburger
 Starbucks
 Oregano's
 Subway
 LoLos Chicken & Waffles
 DeFalcos
 Wendy's
 Taco Bell
 Filiberto's
 Atlas Bistro
 McDonalds
 LA Fitness
 DQ
 Bei Sushi
 Ranch House Grille
 Walgreens
 Fry's
 Tacos Jalisco
 Echo Coffee
 Burger King

2

MILES

Chop Shop
 Starbucks
 Jimmy John's
 Daily Dose
 Paradise Bakery
 The Mission
 Loco Patron
 Cartel Coffee
 Breakfast Club
 Cold Beer & Cheeseburgers
 Sip Coffee & Beer House
 Goldwater Brewing Co
 Gelato Spot
 Herb Box
 Olive and Ivy
 Barrio Queen
 Sauce
 Zoes Kitchen
 AZ 88
 PF Changs
 Culinary Dropout
 Cowboy Ciao
 Montauk
 Diego Pops
 Grimaldi's
 RNR
 Arcadia Tavern
 OHSO Brewery
 Kitchen 56
 Di Vito's Pizza
 Zoyo
 The Great Australian Bakery

3

MILES

The Vig
 Jimmy John's
 Starbucks
 Taco Bell
 Five Guys
 Applebees
 Chipotle
 IHOP
 McDonald's
 Raising Cane's
 Schlotzky's
 Papa Johns
 Blimpie
 Souper Salad
 Ranch House Grille
 Wildflower Bread Co
 Pita Jungle
 Chick Fil A
 The Attic
 Over Easy
 Rubios
 Tee Pee
 Pei Wei
 Pure Barre
 The Yacht Club
 Nothing Bundt Cakes
 Sacks Sandwicherie
 Starbucks
 Einstein Brothers
 Papago Brewing Co
 Dutch Bro's Coffee

LEVEL OF EDUCATION
DOWNTOWN SCOTTSDALE



43%

BACHELOR'S DEGREE

PERCENTAGE OF POPULATION BY AGE DOWNTOWN SCOTTSDALE



27%

AGE 25-34

MULTIFAMILY DEVELOPMENT
DOWNTOWN SCOTTSDALE



"Old Town Scottsdale has a lot going on that is, decidedly, not old. In fact, its food, nightlife and shopping options, as well as the many festivals that take place there, are perfect for a millennial crowd on the lookout for all things new and trendy."

— Gogobot Research

SCOTTSDALE RANKINGS



"4th Best City for Millennials"

Gogobot



"Top 10 Tech-Savvy Community"

Center for Digital Government



"Top 10 Food Cities"

Livability.com



"5th Safest City in the U.S."

Law Street Media



"Top 100 Best Places to Live"

Livability.com



"Top 20 American Thriving Cities"

Daily Beast

DEMOGRAPHICS



WHY SOUTH SCOTTSDALE

"We couldn't think of a better place to expand our world-class sales team given the deep talent pool and enormous popularity of Groupon in the area,"

– Darren Schwartz
Groupon - SVP of Sales



ON-SITE CAFÉ/RESTAURANT



CANAL ACCESS



THE Q: TENANT AMENITY SPACE



GAME LAWNS



ON-SITE FITNESS CENTER WITH SHOWERS & LOCKERS

PHASE 2



DELIVERING JANUARY 2017

Phase 1 offers 75,000 square feet of modern, top to bottom renovated office space. Phase 1 will also deliver an on-site café and marketplace, an on-site fitness center with showers and lockers, and The Q, a tenant amenity space equipped with state of the art audio visual equipment and a catering kitchen.

PHASE 1







TENANT COMMUNITY



MORE THAN A PLACE TO WORK

Blur the line between tenant space and community space. Regular community events will be held to promote the interaction between tenants. Events will include bocce ball tournaments, community networking and industry-focused training.





QUAD- WORKING



A COMMUNITY OF TENANTS

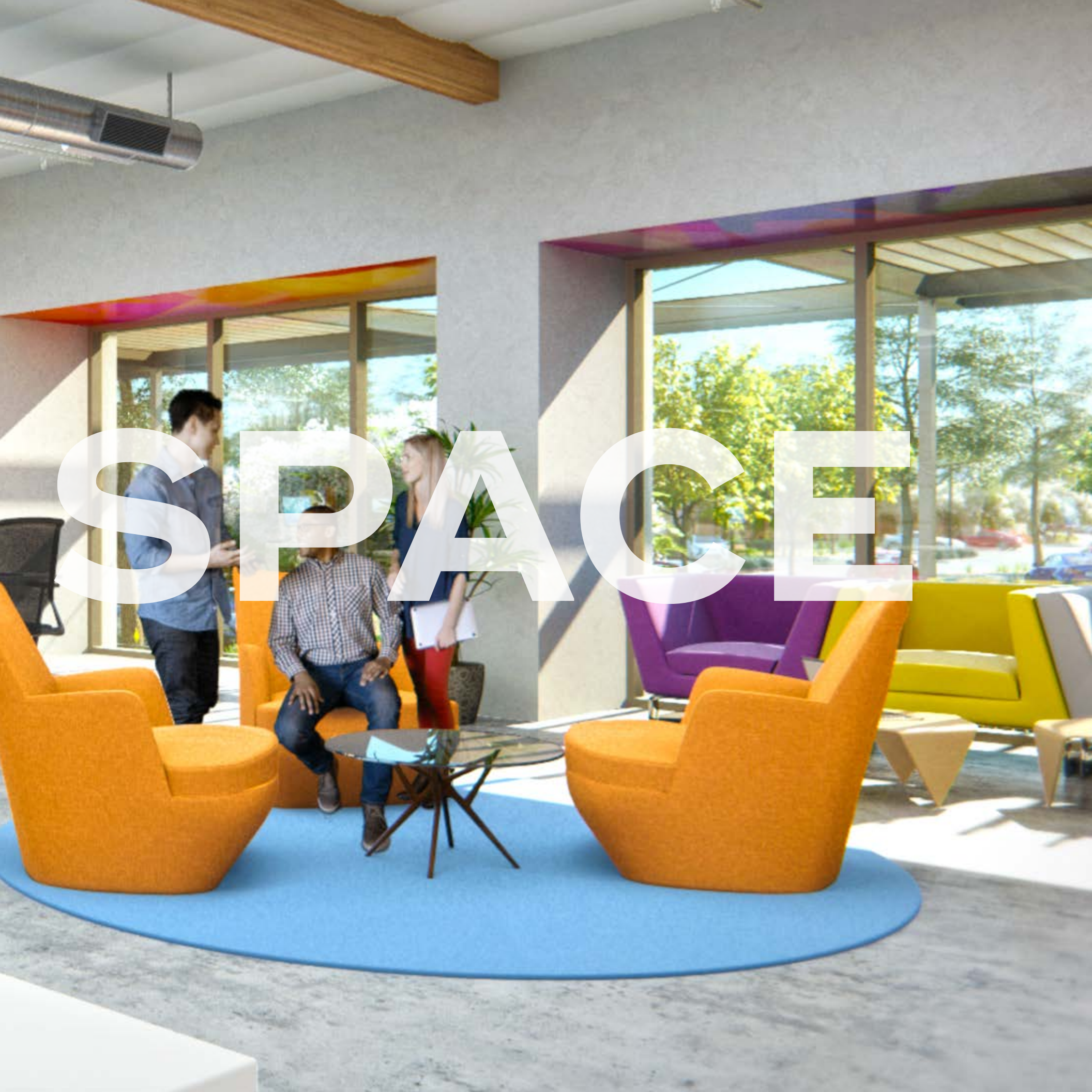
The myriad of outdoor spaces and community spaces will encourage interaction between quads. This will allow companies to develop relationships, share ideas and network.

WORK

☐ **MODERN WORKSPACE**

Match the feel of your space with the culture of your office. Create an environment that will allow your company to flourish through collaboration.

SPACE





The art of **LIFE** IS TO KNOW HOW TO ENJOY A LITTLE *endure* VERY MUCH *IN THE CITY*

LET **YOUR** *STRENGTHS* *BE YOUR GREATEST* *SUCCESS IS NOT*

QUAD NETWORKING EVENTS

DAY	TIME
MONDAY	
TUESDAY	
WEDNESDAY	5 pm - 6pm
THURSDAY	
FRIDAY	





THE Q



TENANT AMENITY SPACE

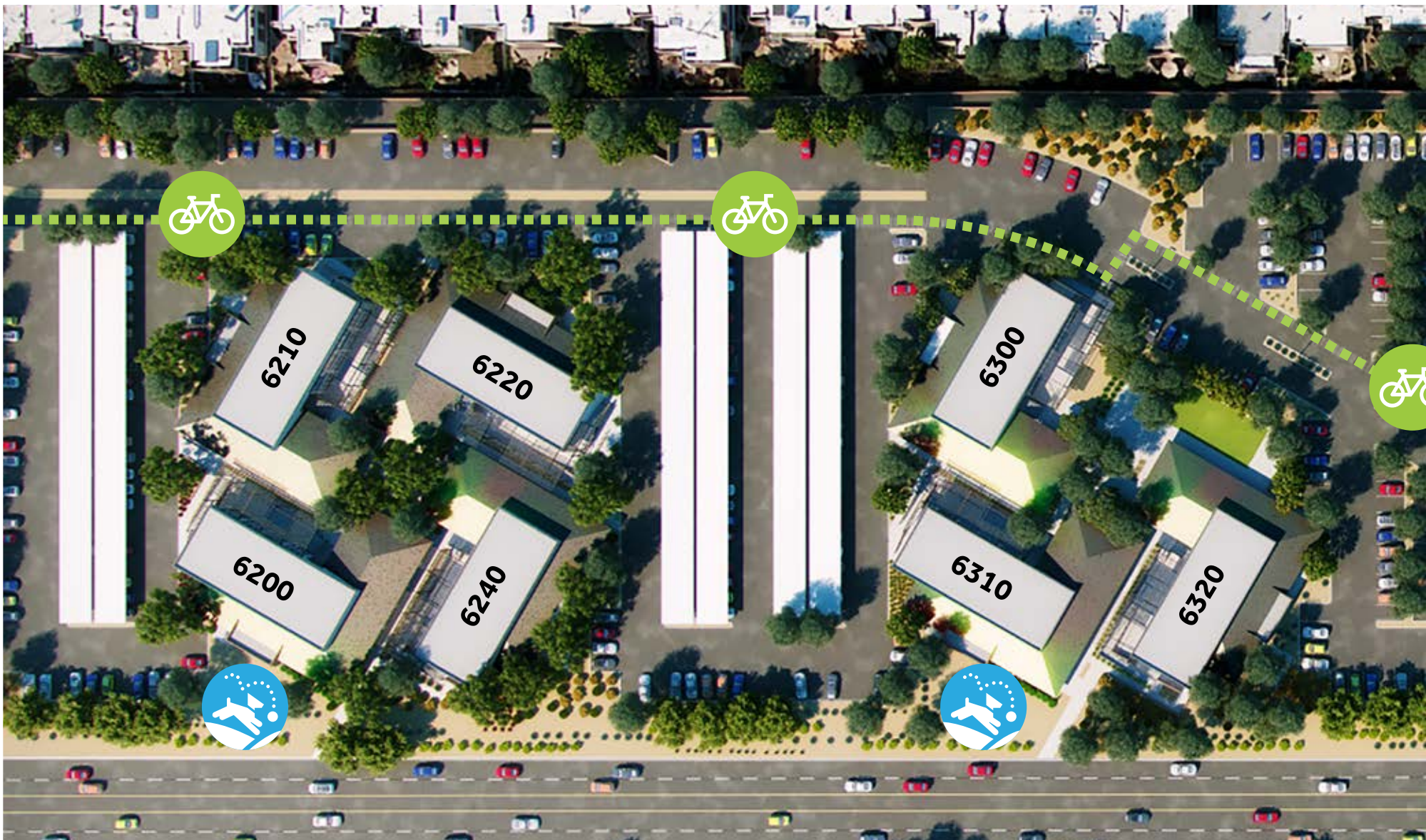
The Quad will include an approximately 2,300 SF tenant amenity space that is available to all tenants to hold networking or training events. The space will include state of the art audio visual equipment, a catering kitchen and bar.

RIDE YOUR BIKE TO WORK



BIKE FRIENDLY

With multiple bike parking areas, a dedicated connection to the Cross-Cut Canal multi-use pathway and excellent proximity to the additional trails, The Quad is heaven for cyclists. On-site shower facilities make it easy to freshen up and recharge after the commute.



PET FRIENDLY

In the spirit of Arizona's relaxed culture and today's blending of work & personal life, The Quad is proud to offer a pet friendly environment. Each quad will have its own fenced dog park area.

...OR BRING YOUR DOG



The M

ON SITE



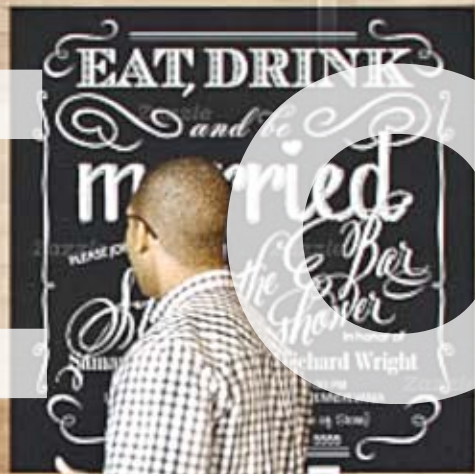
THE MARKET AT THE QUAD

Our on-site cafe offers breakfast, lunch and a post-work beverage.



Market

THE QUAD



THE QUAD

FITNESS





CENTRE

ON-SITE FITNESS CENTER

Our modern fitness center includes shower facilities.

STAY CONNECTED



OUTDOOR WI-FI

Outdoor workspace won't work without wi-fi. Stay connected wherever you roam on the campus with free, high-speed wi-fi throughout the property.





WINNIECATED

THE QUAD

ANOTHER RE-DEVELOPMENT BY



LEASING BY

CBRE

FOR MORE INFORMATION, PLEASE CONTACT

BRYAN TAUTE
Primary Contact
602.735.1710
bryan.taute@cbre.com

KRYSTAL DILL
Secondary Contact
602.735.5631
krystal.dill@cbre.com

CHARLIE VON ARENTSCHILDT
Secondary Contact
602.735.5626
charlie.vona@cbre.com