

# 2617 South 46th Street

Suite 300  
Phoenix, Arizona

±11,985 SQUARE FOOT  
OFFICE/FLEX SPACE  
FOR LEASE



# Property Features

- Suite 300 available: ±11,985 s.f.
- \$0.90 p.s.f., NNN
- ±30% warehouse
- 100% A/C
- Parking: 6:1,000 SF
- 18' clear height
- Two (2) dock high doors
- One (1) grade level ramp
- A-1 zoning, City of Phoenix



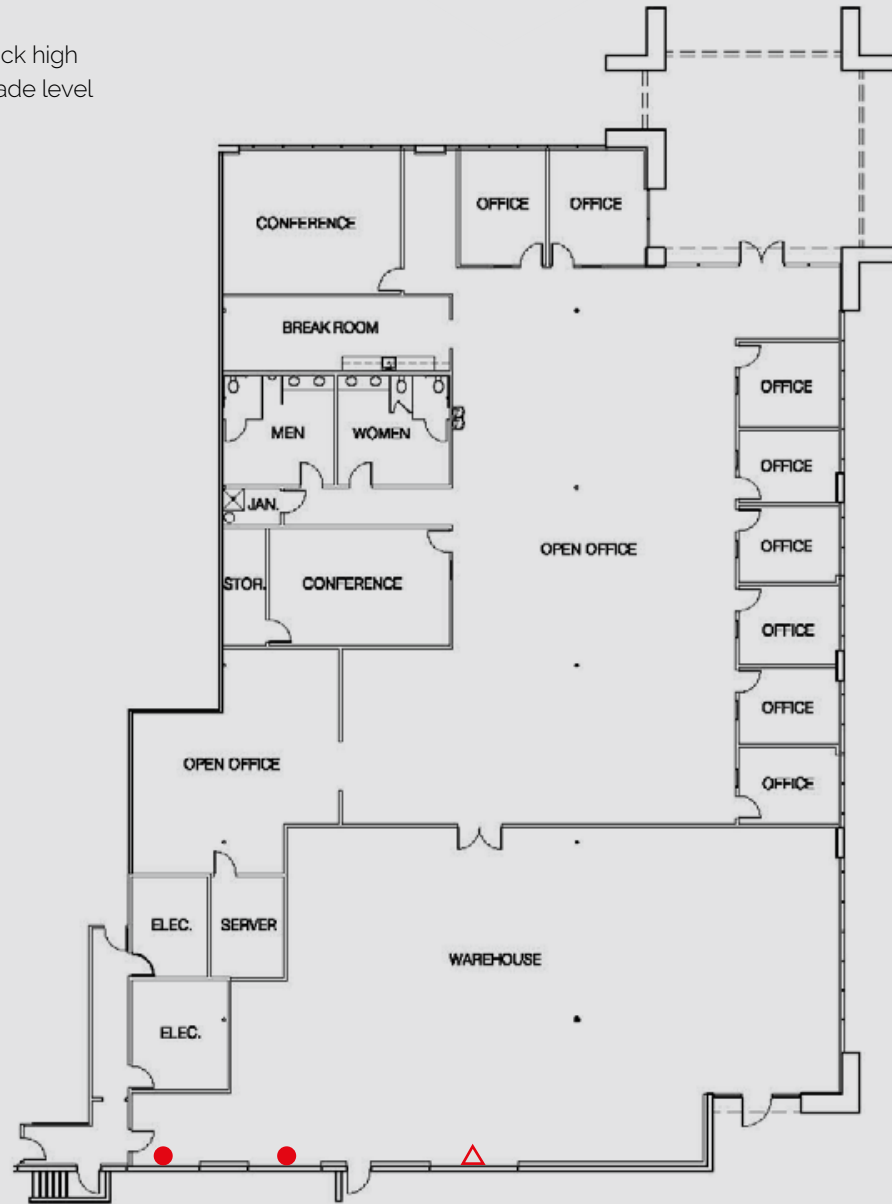
Convenient access to the SR-143, SR-153, Loop 202 and I-10 freeways



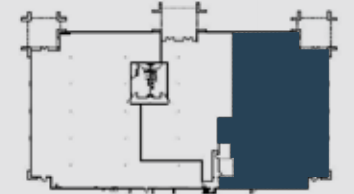
Immediate access to Phoenix Sky Harbor International Airport

## CONCEPTUAL FLOOR PLAN

- Dock high
- ▲ Grade level



## KEY PLAN



NORTH →



OWNED BY



LEASED BY



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