

# FOR LEASE

23309 N. 17TH DRIVE  
PHOENIX, ARIZONA

# Voit

REAL ESTATE SERVICES

Suites can be  
combined to  
±4,950 SF or  
±7,450 SF

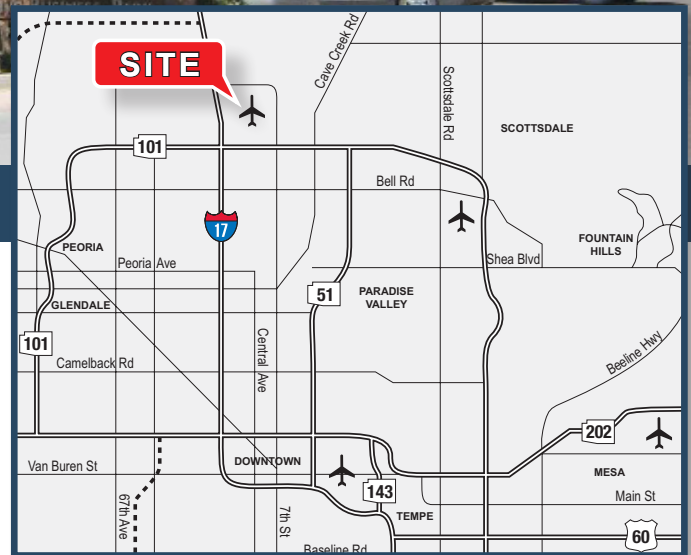


## 17TH DRIVE BUSINESS PARK

### PROPERTY FEATURES

- ±2,472 SF, ±2,480 SF and ±2,480 SF units available with private offices and large bullpen
- 6 parking spaces per unit (covered spaces available for purchase)
- ±16 feet clear height
- CP/BP zoning, City of Phoenix
- One (1) grade level roll up door per unit - 12' x 14' and One (1) common area truckwell
- Masonry construction with epoxy concrete warehouse floors

**LEASE RATE: \$0.82/MO PSF, Gross**



For more information, contact:

**MIKE CIOSEK**  
Senior Vice President  
602.513.5135  
mciosek@voitco.com

**ERIC BELL**  
Senior Vice President  
602.513.5151  
ebell@voitco.com

2555 E. Camelback Rd., Suite 100, Phoenix, AZ 85016 • 602.952.8648 • 602.952.8649 Fax • Lic #01333376 | www.voitco.com

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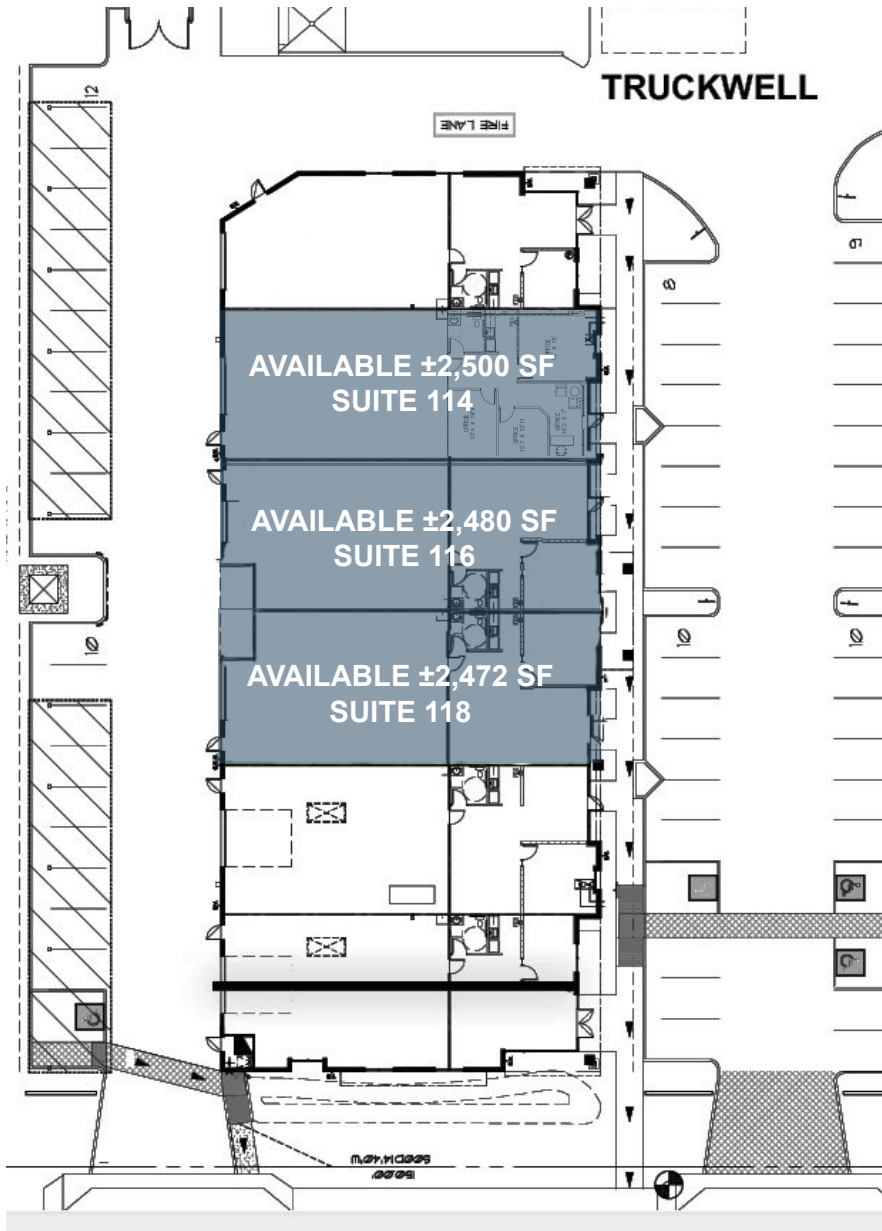
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## FLOOR PLAN



### SUITES 116 & 118

- Reception, 1 private office, large bullpen, kitchenette
- 1 restroom
- One (1) grade level door
- 16' clear height
- Common truckwell
- Covered parking available

### SUITE 114

- Reception, 3 private offices, kitchenette
- 1 restroom
- One (1) grade level door
- 16' clear height
- Common truckwell
- Covered parking available

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