

Jefferson 83

New Construction
±58,537 SF Available



NWC of Jefferson Street and 83rd Avenue Tolleson, Arizona



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Eisenberg Company
Development • Brokerage • Management



■ Dock High Doors
● Grade Level Doors

676'
 13 @ 52'
 58,537 S.F.
 254 SP
 2.0 / 1,000
 32' CLEAR
 R38 INSULATION
 186'
 3 @ 62'
 LEASED

PROPERTY FEATURES

- Building SF: 58,537
- Spec Suite SF: 3,019
- Height: 32 Feet
- Car Parking: 254 spaces (2/1000)
- Sprinklers: ESFR
- Loading: 18 dock high and 1 grade level door
- Access: 3 points of ingress/egress

ADDITIONAL FEATURES

- Insulation: R38 (HVAC ready)
- Bay Spacing: 62' x 52' (speed bay spacing throughout)
- Truck Court: All Concrete, Secured and Gated
- Car Parking: All Concrete
- All Lighting: LED
- Power: 3,600 Amps 277/480
- Access: Streetlight at Jefferson and 83rd

SITE INFORMATION AND UTILITIES

- Parcel Numbers: 01-11-053, 054
- Zoning: I-1 - Light Industrial
- Natural Gas: Southwest Gas
- Electricity: Salt River Project
- Water & Sewer: City of Tolleson
- Communications: CenturyLink
- Access: 2 mins to I-10 Fwy



THOMAS ROAD

DESERT SKY MALL

AK-CHIN PAVILION

DESERT SKY ESPLANADE

LOOP 101

MCDOWELL ROAD

INTERSTATE 10

INTERSTATE 10

CALIFORNIA CLOSETS

± 2 MINUTES
± 0.8 MILES TO I-10

SITE

LIVING SPACES

QT Outfitter

K

CVS

amazon

AVIAL

ups

SAFeway

SAFeway

HSN

TEMPUR-PEDIC

10 WEST PHASE 2

VAN BUREN STREET

CHEP A Brambles Company
TRANE
TOLLESON LOGISTICS CENTER

SIMMONS

GRAHAM PACKAGING COMPANY

pepsi
QUAKER

Albertsons

BERRY

Manheim

Auto Zone

Menlo LOGISTICS

CINTAS
Goodman

CVS
niagara

Sealy

Kroger

UNION PACIFIC RAILROAD

Kroger

CEMEX

DriveTime
CARVANA
Stivers Logistics

BIG O TIRES
THE TEAM YOU TRUST

COSTCO WHOLESALE

INTERNATIONAL PAPER

Sysco

MiTek BUILDER PRODUCTS

pepsi
QUAKER
SK FOOD & BEV

americold

FedEx

CHPEP
A Brambles Company

Hunter Douglas
Tuesday Morning
Office DEPOT

PAPA JOHNS

Deator Tire
EQUIPMENT

WinCup

pepsi
QUAKER
SK FOOD & BEV

americold

FedEx

CHPEP
A Brambles Company

Hunter Douglas
Tuesday Morning
Office DEPOT

STAPLES

MEDLINE

WinCup

pepsi
QUAKER
SK FOOD & BEV

americold

FedEx

CHPEP
A Brambles Company

Hunter Douglas
Tuesday Morning
Office DEPOT

MEDLINE

CVS

BUCKEYE ROAD

WinCup

pepsi
QUAKER
SK FOOD & BEV

americold

FedEx

CHPEP
A Brambles Company

Hunter Douglas
Tuesday Morning
Office DEPOT

99TH AVENUE

91ST AVENUE

83RD AVENUE

75TH AVENUE

67TH AVENUE

WinCo FOODS

SWIFT

GAP

amazon

LOWER BUCKEYE ROAD



Jefferson 83



20 MINUTES
TO
SKY HARBOR
INTL AIRPORT

0.8 MILES to 


REGIONAL DRIVE TIME TRANSPORTATION MAP



955,788 PEOPLE
within 20 MINUTES



62,487 **EMPLOYEES** WITHIN 10 MINUTES

