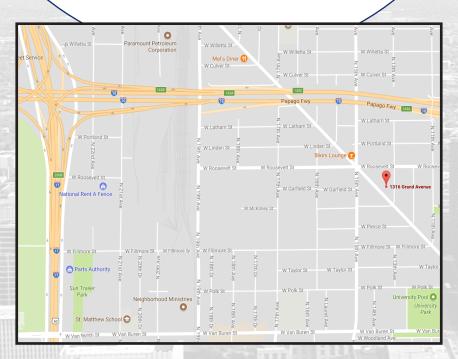
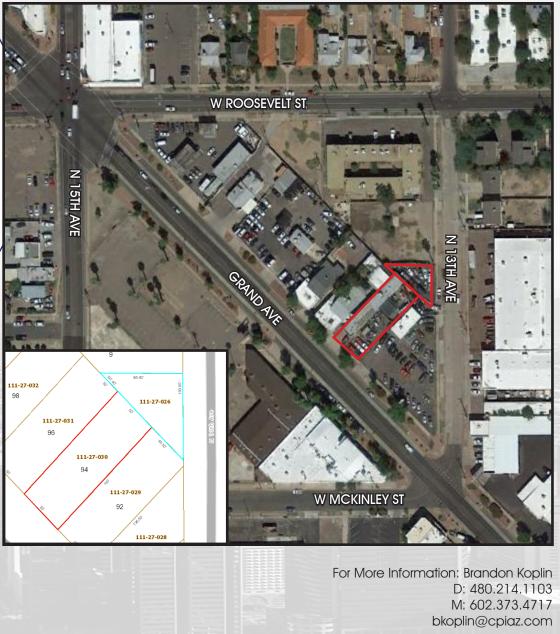
1316 Grand Avenue, Phoenix AZ, 85007

Freestanding Industrial Building For Lease

Two Bays | Gated Yard | Grand Ave. Frontage

- ±2,560 SF Building
- ±3,000 SF Gated Yard
- Lease Rate: \$0.78 NNN / \$3.00 CAM
- Frontage on Grand Avenue
- Zoning: C-3, City of Phoenix
- 10' Clear Height
- Signage Available
- 100% A/C Warehouse
- 2 Bays
- 4/1000 Parking Ratio
- Minutes From I-10 & I-17
- Parcels: 111-27-030 & 111-27-026





COMMERCIAL PROPERTIES INC

Locally Owned. Globally Connected.

The information contained herein has been obtained from various sources. We have no reason to doubt its accuracy; however, J & J Commercial Properties, Inc. has not verified such information and makes no guarantee, warranty or representation about such information. The prospective buyer or lessee should independently verify all dimensions, specifications, floor plans, and all information prior to the lease or purchase of the property. All offerings are subject to price change, prior sale, lease, or withdrawal from the market without prior notice. Effective: 07 26 17