FOR LEASE: ±18,000 SF END CAP WITH SIDE YARD

CUSHMAN & WAKEFIELD



PROPERTY HIGHLIGHTS	
PROPERTY SIZE	±70,113 SF on 2.90 Acres
CLEAR HEIGHT	24'
COLUMN SPACING	40' x 40' (Typical)
ZONING	A-1 (Phoenix)
LIGHTING	I-5 Warehouse Lights
COOLING	EVAP Cooled Warehouse
POWER	1600A/277-480v 3p 4w

AVAILABLE SUITE	
TOTAL SIZE	±18,000 SF
OFFICE	±1,150 SF
DOCK LOADING POSITIONS	5
GRADE LEVEL DOORS	4
ATTACHED YARD	Secured Fenced
PRICE	\$0.46 PSF NNN



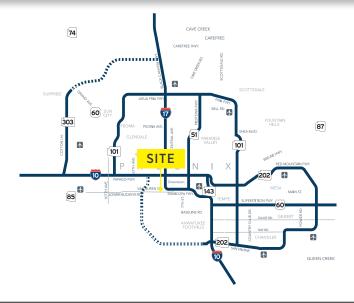
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3380 W DURANGO ST | PHOENIX, AZ



LOCATION ADVANTAGES

- 2 MILES TO I-17
- 3 MILES TO I-10
- **4 MILES TO DOWNTOWN PHOENIX**
- **10 MILES TO PHOENIX SKY HARBOR AIRPORT**
- **4 MILES TO CHASE FIELD**
- **4 MILES TO TALKING STICK RESORT ARENA**

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