

FOR SALE

5215 S 39TH ST

Phoenix, AZ 85040 | ±12,520 SF

FULLY AIR CONDITIONED  
OFFICE/WAREHOUSE



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. 04.24.19

**Exclusive Agents:**

**Jeff Hays**  
D 480.889.2552  
M 602.373.8800  
jhays@cpi.az.com

**Tate Gunning**  
D 480.634.2328  
M 480.286.9761  
tgunning@cpi.az.com



**COMMERCIAL PROPERTIES INC.**

Locally Owned. Globally Connected. CPI PAC International

TEMPE: 2323 W. University Drive, Tempe, AZ 85281 | 480.966.2301  
SCOTTSDALE: 8777 N. Gainey Center Dr., Suite 245, Scottsdale, AZ 85258 | www.cpi.az.com



FOR SALE

5215 S 39TH ST

Phoenix, AZ 85040 | ±12,520 SF

FULLY AIR CONDITIONED  
OFFICE/WAREHOUSE



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. 04/24/19

**Exclusive Agents:**

**Jeff Hays**  
D 480.889.2552  
M 602.373.8800  
jhays@cpi.az.com

**Tate Gunning**  
D 480.634.2328  
M 480.286.9761  
tgunning@cpi.az.com



**COMMERCIAL PROPERTIES INC.**

Locally Owned. Globally Connected. CMRAC

TEMPE: 2323 W. University Drive, Tempe, AZ 85281 | 480.966.2301  
SCOTTSDALE: 8777 N. Gainey Center Dr., Suite 245, Scottsdale, AZ 85258 | www.cpi.az.com

# FOR SALE

## 5215 S 39TH ST

Phoenix, AZ 85040 | ±12,520 SF

## FULLY AIR CONDITIONED OFFICE/WAREHOUSE

### BUILDING FEATURES

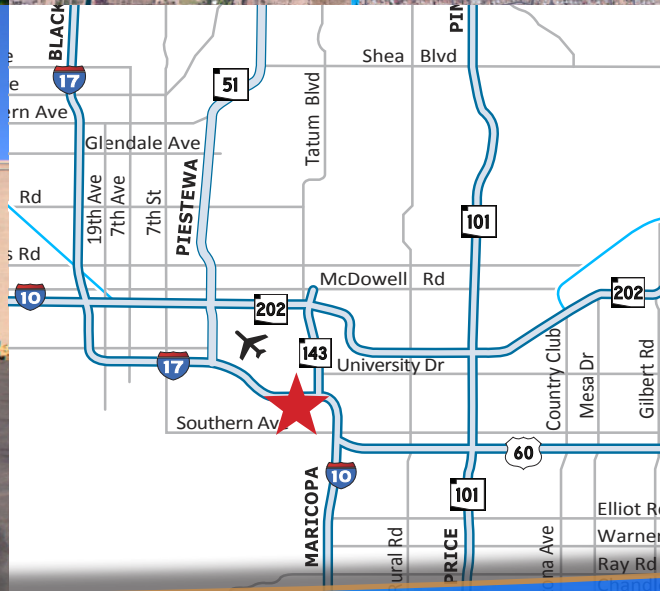
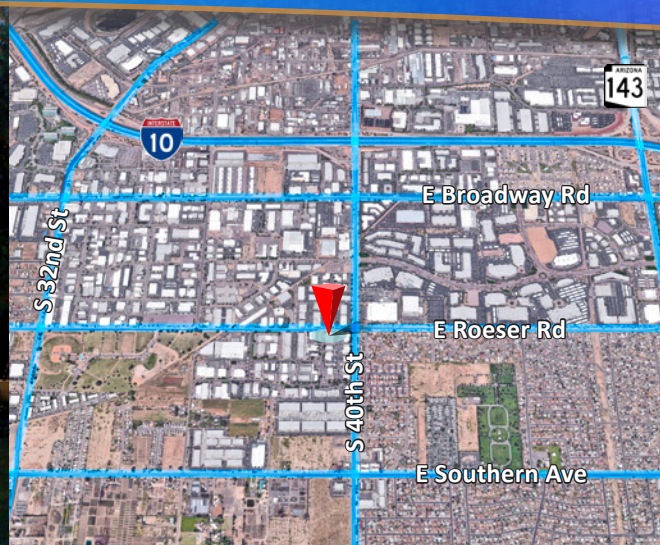
- BUILDING SF: ±12,520 SF
- OFFICE AREA: ±11,400 SF
- AC'D WAREHOUSE: ±1,120 SF
- CLEAR HEIGHT: 10' - 16'
- GRADE LEVEL DOORS: (2) 12' x 12'
- (800 AMPS) 277/480V 3ph & 120/208V
- SALE PRICE: \$1,450,000

### SITE FEATURES

- PARCEL SIZE: ±32,540 SF
- SECURED & PAVED YARD: ±5,700 SF
- AUTOMATED GATE
- ZONING: INDUSTRIAL PARK (IP)

### COMMENTS

- 1.25 MILES TO I-10
- CLOSE PROXIMITY TO SKY HARBOR AIRPORT



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. 04/24/19

#### Exclusive Agents:

**Jeff Hays**  
D 480.889.2552  
M 602.373.8800  
jhays@cpi.az.com

**Tate Gunning**  
D 480.634.2328  
M 480.286.9761  
tgunning@cpi.az.com



**COMMERCIAL PROPERTIES INC.**

Locally Owned. Globally Connected. CFRAC International

TEMPE: 2323 W. University Drive, Tempe, AZ 85281 | 480.966.2301  
SCOTTSDALE: 8777 N. Gainey Center Dr., Suite 245, Scottsdale, AZ 85258 | www.cpi.az.com