

Stadium Corporate Center

3802 North 53rd Avenue | Phoenix AZ, 85031

Professional Office Suites For Lease



FEATURES:

- A \pm 40,166 SF, Multi-Tenant Office Building
- Suites From \pm 1,732 to 2514 SF
- Located at W. Indian School Rd & N. 51st Ave
- Zoning: C-2, City of Phoenix
- 3.5/1,000 Parking Ratio
- Close to I-10 & I-17
- Good Access to US-60 (Grand Ave.)
- Immediate Occupancy

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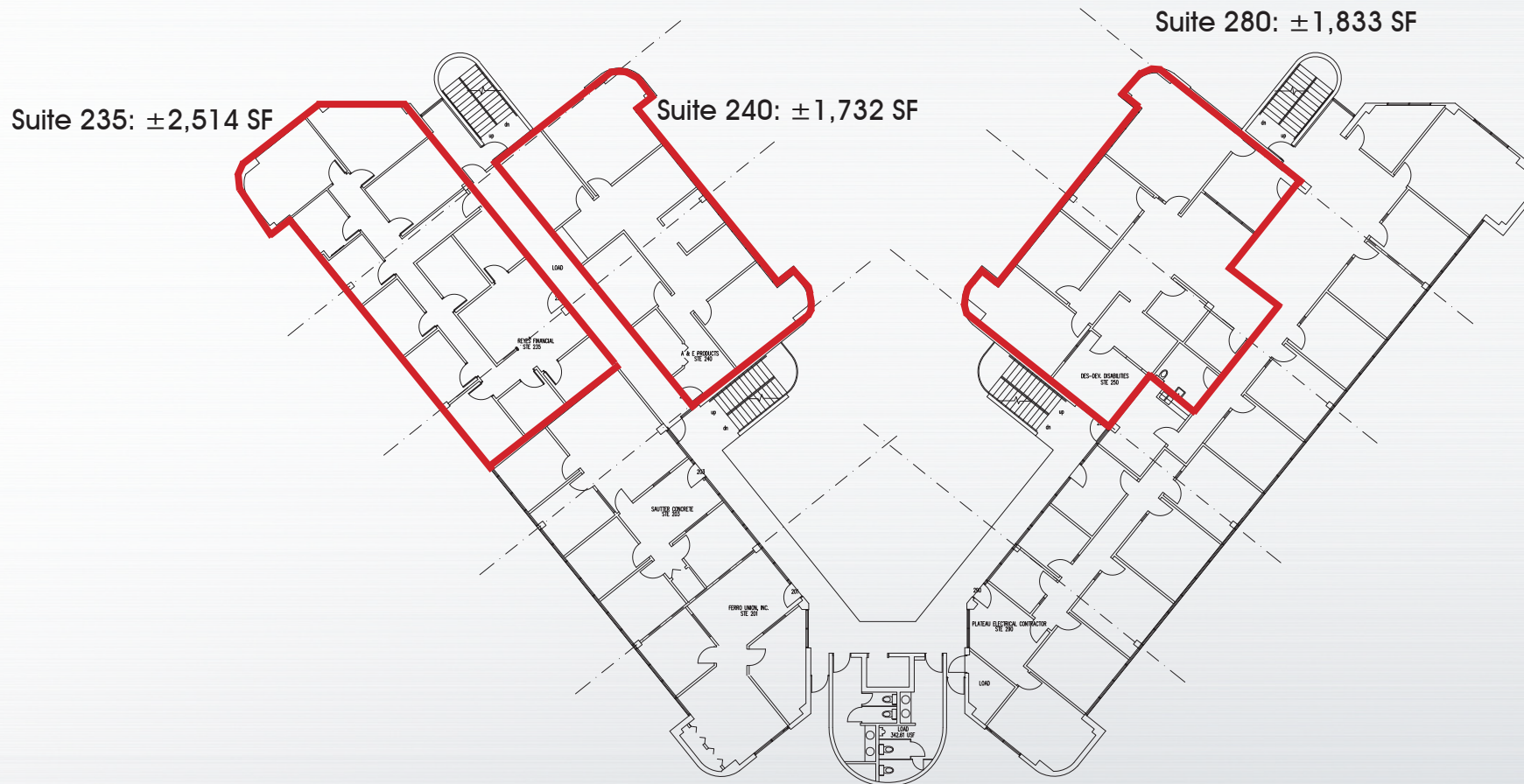
Locally Owned. Globally Connected. CARFAC International

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 19 18

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Second Story Availability

- Suite 235: ±2,514 SF - \$15 F/S
- Suite 240: ±1,732 SF - \$15 F/S
- Suite 280: ±1,833 SF - \$15 F/S

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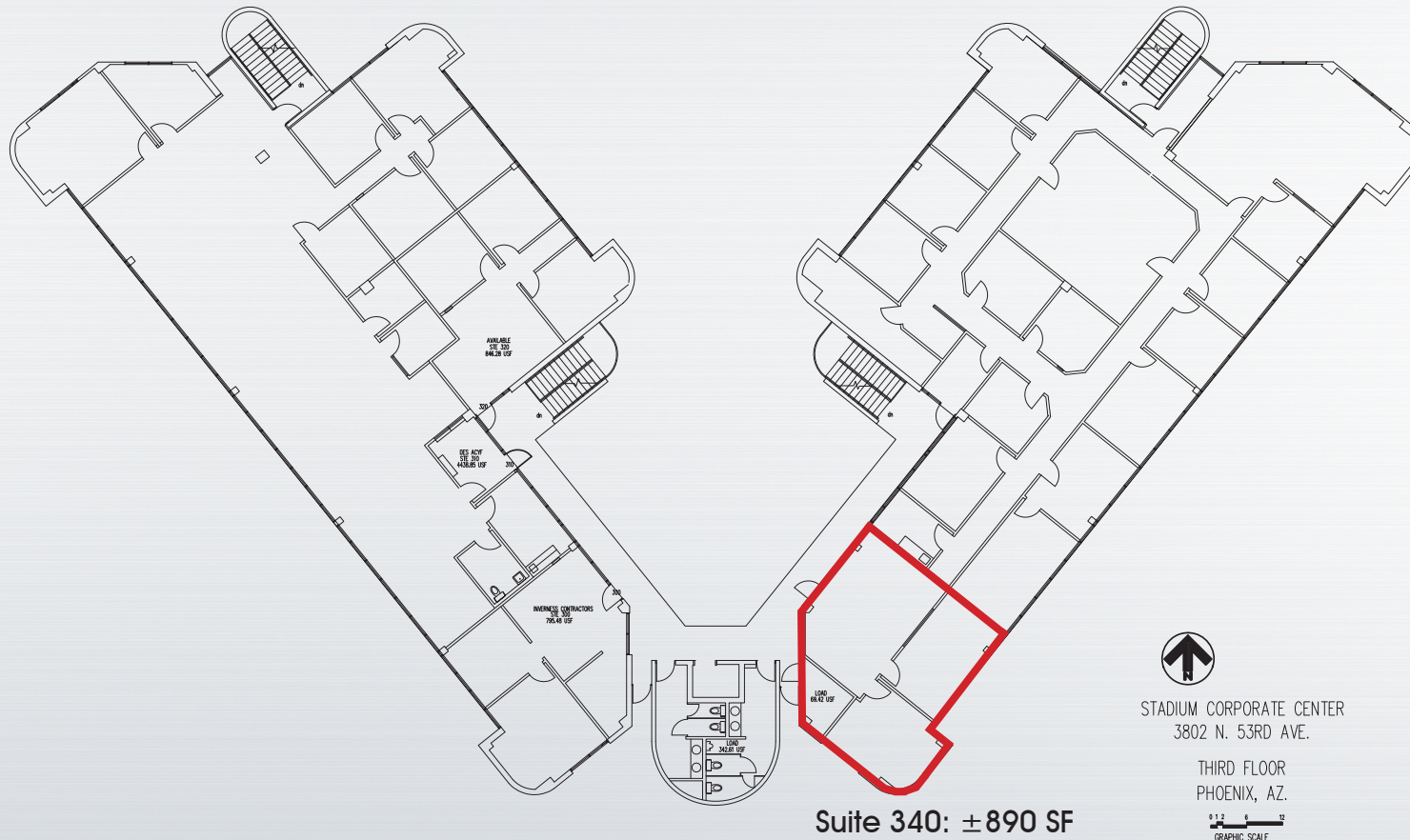


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Third Story Availability

- Suite 340: ± 890 SF - \$15 F/S

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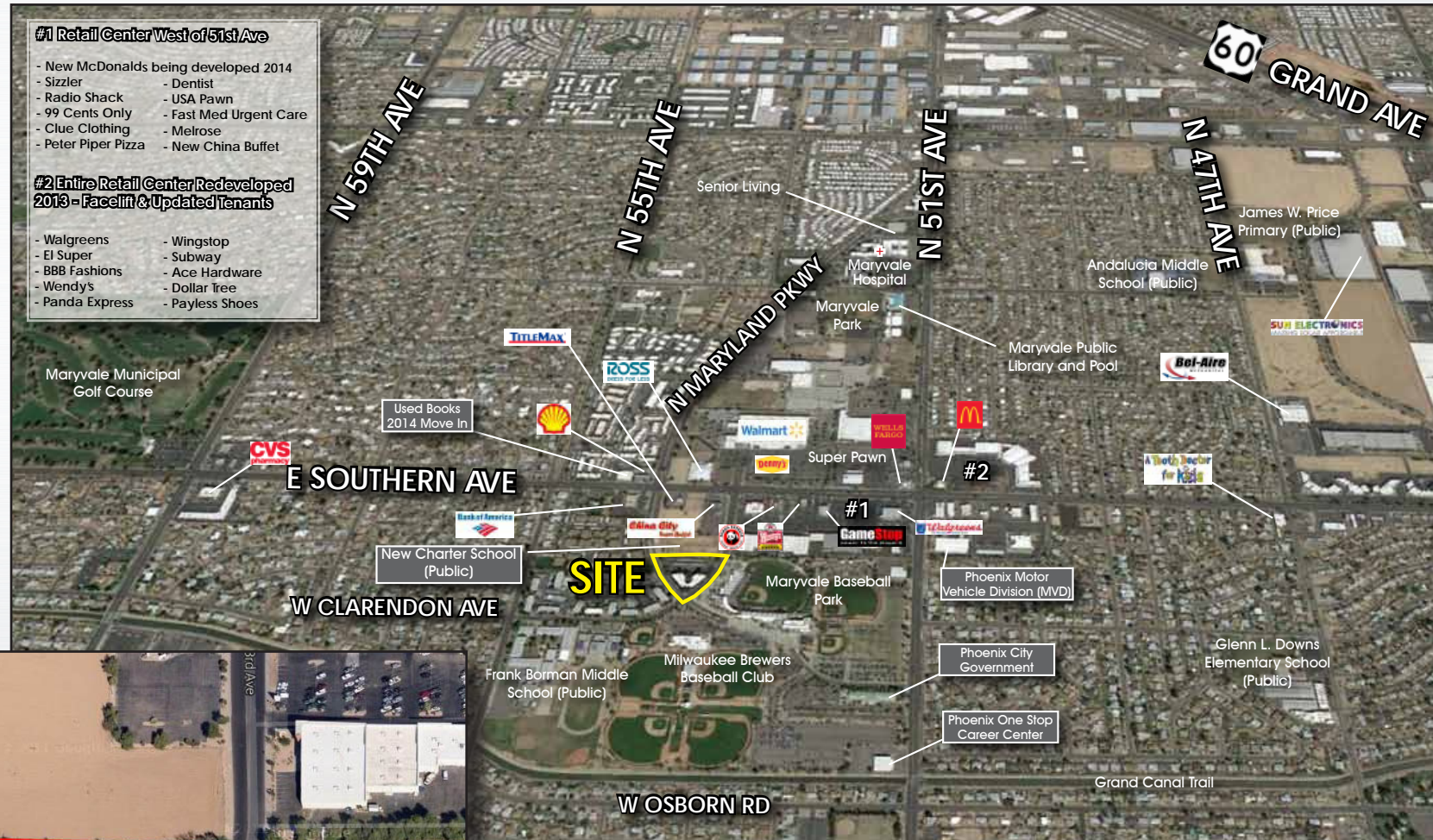
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- #1 Retail Center West of 51st Ave**
- New McDonalds being developed 2014
 - Sizzler
 - Radio Shack
 - 99 Cents Only
 - Clue Clothing
 - Peter Piper Pizza
 - Dentist
 - USA Pawn
 - Fast Med Urgent Care
 - Melrose
 - New China Buffet
- #2 Entire Retail Center Redeveloped 2013 - Facelift & Updated Tenants**
- Walgreens
 - El Super
 - BBB Fashions
 - Wendy's
 - Panda Express
 - Wingstop
 - Subway
 - Ace Hardware
 - Dollar Tree
 - Payless Shoes



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