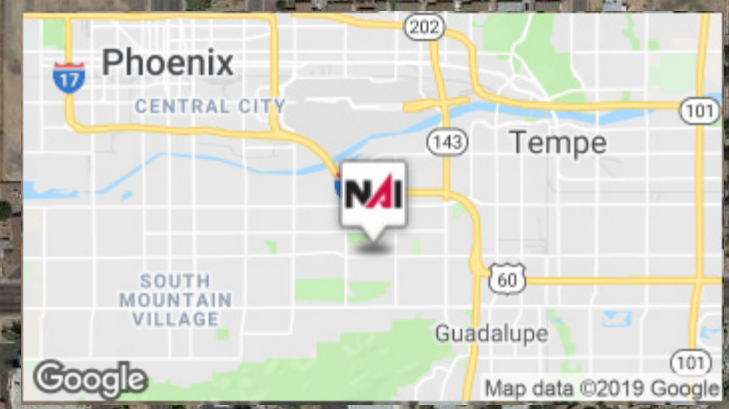




For Sale  
**3.4 Acres Land**  
Sky Harbor Submarket

**NE of NE Corner of 36th St & Southern**  
Phoenix, AZ 85040

- ±3.4 Acres currently zoned S-1, rezoning approved for Commerce Park (CP)
- 2020 Property Taxes: \$2,643.63
- Sky Harbor Submarket
- Utilities to Site
- Hard to find undeveloped industrial parcels



**Sale Price: \$1,631,213**

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