

CONVERGE

LOGISTICS CENTER

15175 SOUTH 50TH ST, PHOENIX, AZ 85044

FOR LEASE | I-10 FREEWAY FRONTAGE



±73,352 SF - BUILDING A
I-10 FREEWAY FRONTAGE
LAST BUILDING AVAILABLE IN THE DEVELOPMENT

VIAWEST
Group

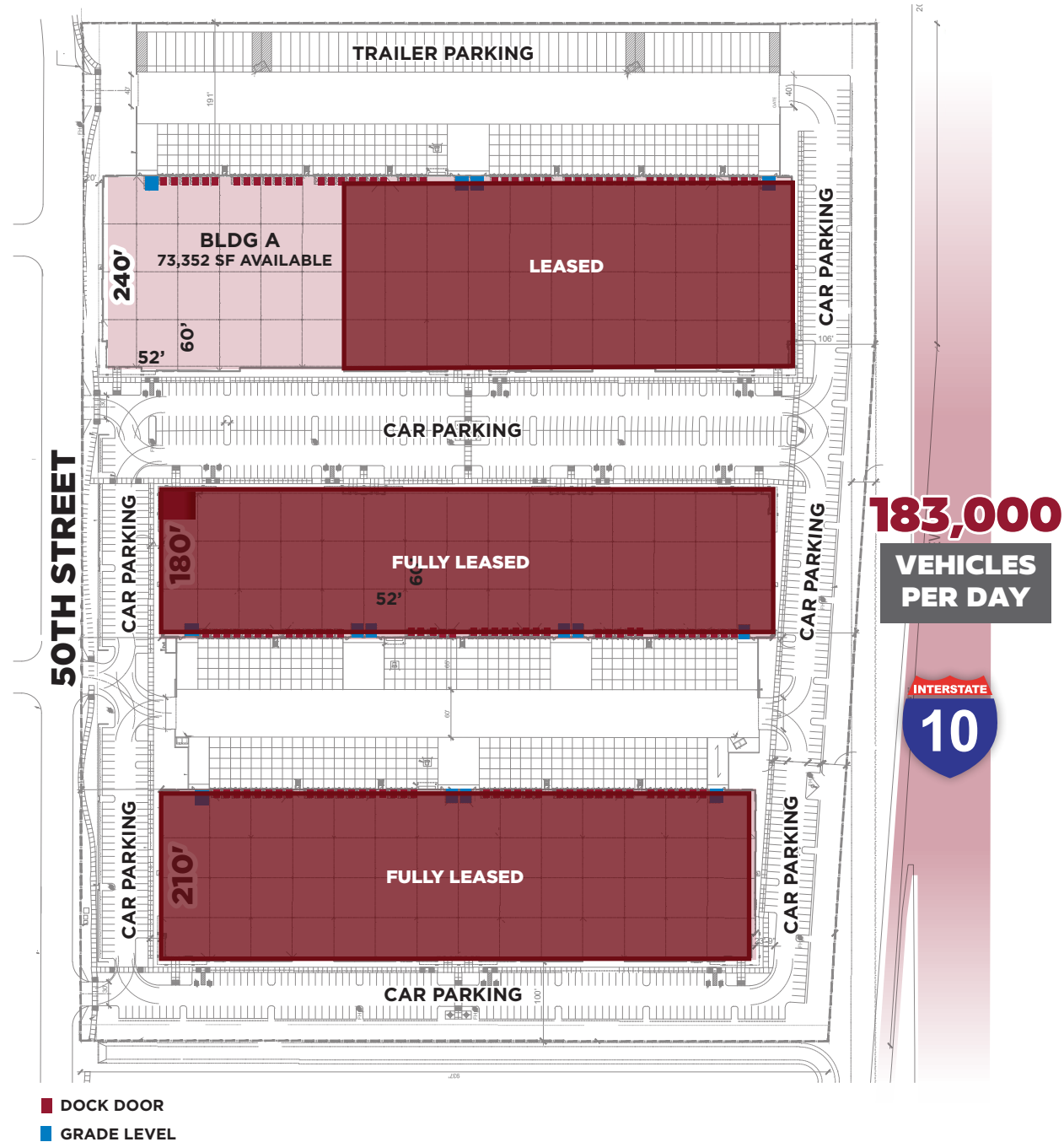
CUSHMAN &
WAKEFIELD

BUILDING A

- 73,352 SF AVAILABLE
- CLEAR HEIGHT: 32'
- PARKING: 1.75/1,000
- TRAILER PARKING
- LED LIGHTING
- 100% HVAC
- 240' BUILDING DEPTH
- DOCK PACKAGES AVAILABLE
- 1 DRIVE IN
- ± 2,400 AMPS
- 60' X 52' COLUMN SPACING
- 3,000 SF SPEC OFFICE BUILT OUT



CONVERGE
LOGISTICS CENTER



PROJECT FEATURES

- Total Project Size: 510,831 SF
(3 Buildings)
- Site: 28.6 Acres
- Secured Truck Court Gates
- Zoning: CP/GCP
- I-10 Freeway Frontage



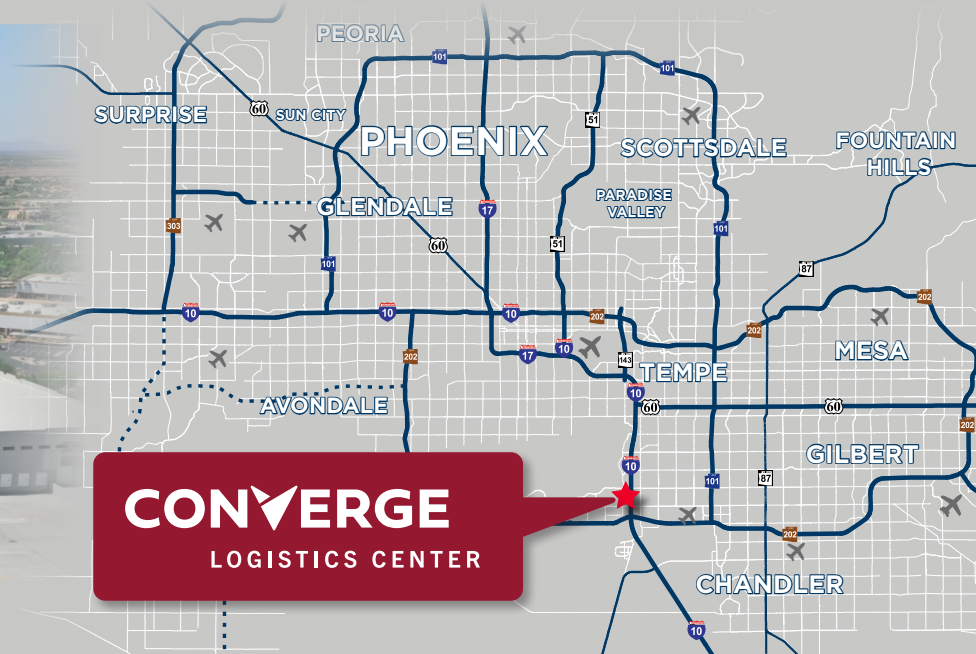
BUILDING B: 23,632 SF AVAILABLE

- Clear Height: 32'
- Divisible to 25,000 SF
- Parking: 1.75/1,000
- 180' Building Depth
- 4 Dock Doors
- Drive Ins
- 60x52 Column Spacing
- 3,600 Amps



BUILDING C

- Clear Height: 32'
- Parking: 1.69/1,000
- 269 Auto Parking Stalls
- 210' Building Depth
- 46 Dock Doors
- 4 Drive Ins
- 50x52 Column Spacing
- 3,600 Amps
- 2,650 SF Spec Office



CONVERSE
LOGISTICS CENTER



LOCATION

- **12 MINUTES (10 MILES) TO PHOENIX SKY HARBOR INTERNATIONAL AIRPORT**
- **3 MINUTES (0.9 MILES) TO I-10**
- **3 MINUTES TO LOOP 202/ I-10 INTERCHANGE**

DEMOGRAPHICS

- **4,932,833 PEOPLE** IN PHOENIX METRO
- **5,327,947 PROJECTED POPULATION** IN 2025
- **2,035,059 EMPLOYEES** IN AREA (30-MINUTE DRIVETIME)
- **MEDIAN HOUSEHOLD INCOME: \$65,872**
- **MEDIAN HOME VALUE: \$269,141**
- **MEDIAN AGE: 36**

MIKE HAENEL

Executive Vice Chair

602 224 4404

mike.haenel@cushwake.com

ANDY MARKHAM, SIOR

Executive Vice Chair

602 224 4408

andy.markham@cushwake.com

PHIL HAENEL

Vice Chair

602 224 4409

phil.haenel@cushwake.com

VIAWEST
Group

CUSHMAN & WAKEFIELD

©2025 CUSHMAN & WAKEFIELD. ALL RIGHTS RESERVED. THE INFORMATION CONTAINED IN THIS COMMUNICATION IS STRICTLY CONFIDENTIAL. THIS INFORMATION HAS BEEN OBTAINED FROM SOURCES BELIEVED TO BE RELIABLE BUT HAS NOT BEEN VERIFIED. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.