

FOR SALE OR LEASE



7300 E. HAMPTON AVE. MESA, ARIZONA

Advanced Manufacturing Building

**LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES

BUILDING SIZE: 125,000 SF
DIVISIBLE: (45,000 - 80,000 SF)
COOLING: 100% HVAC
YEAR RENOVATED: 1997

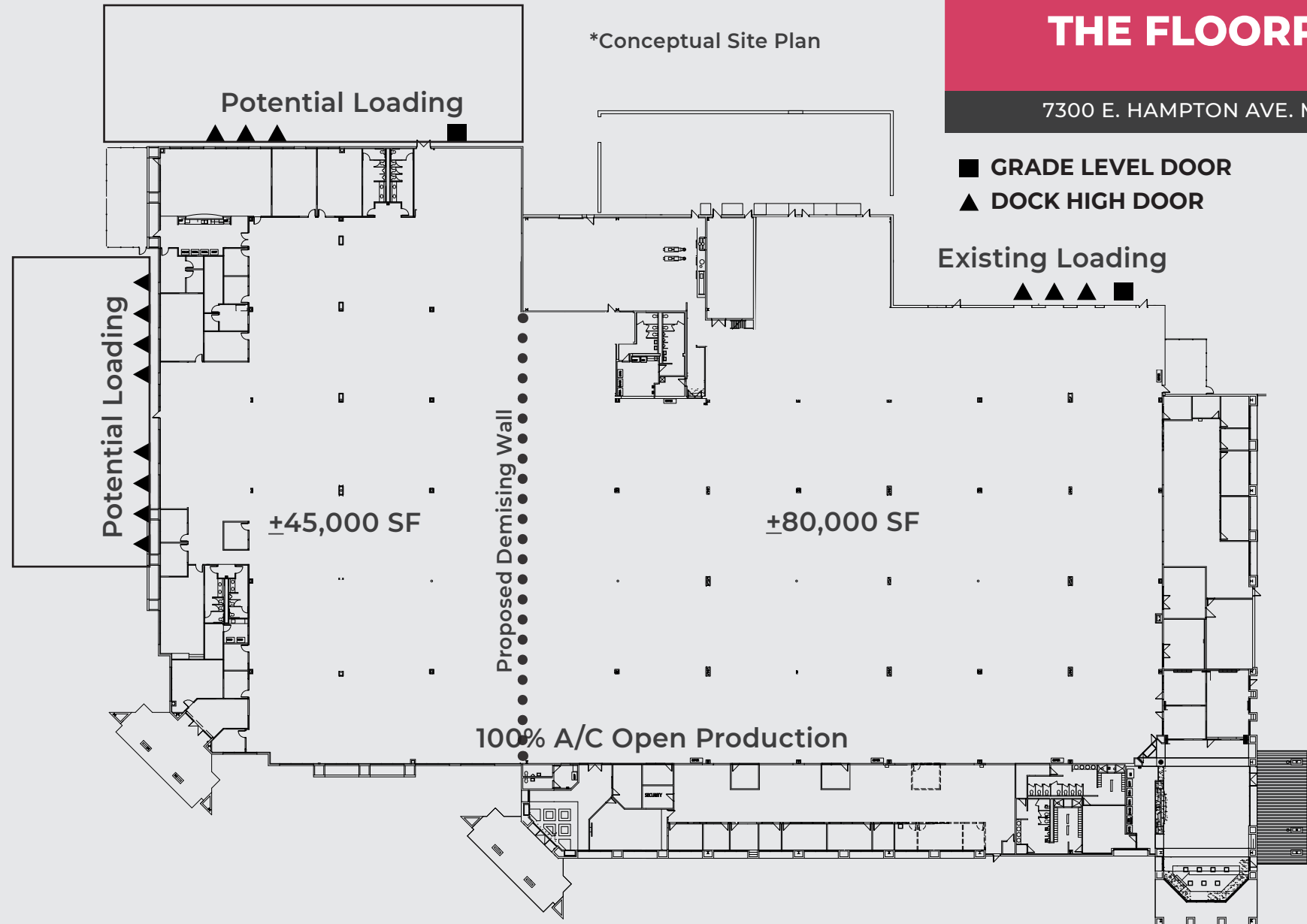
LOADING: Dock High (expandable)
Grade Level (expandable)
CLEAR HEIGHT: 20'
ZONING: L-1 (City of Mesa)

PARCEL SIZE: 12.50 Acres
SPRINKLERED: Yes
POWER: $\pm$ 7500 Amps (3750 Amps
x 2 DS Switchgear Towers)

SIGNAGE: Building and Monument
CONSTRUCTION TYPE: Masonry
PARKING: 6:1000 (1:1000 Covered)
PARCEL NUMBER: 218-56-561

THE FLOORPLAN

7300 E. HAMPTON AVE. MESA, AZ



PROPERTY HIGHLIGHTS

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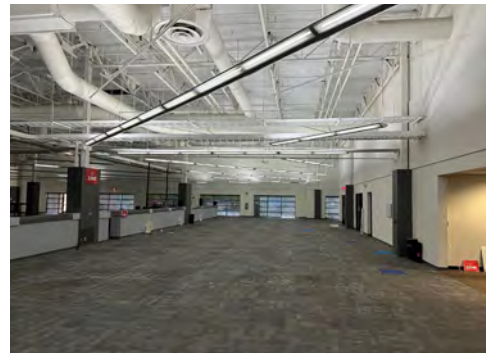
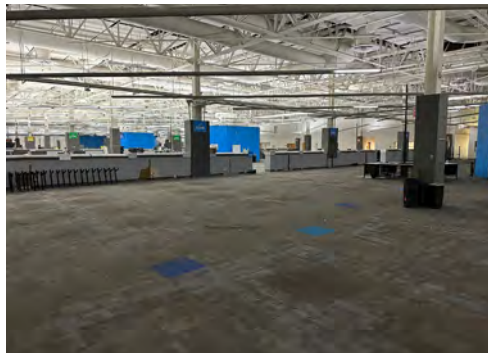
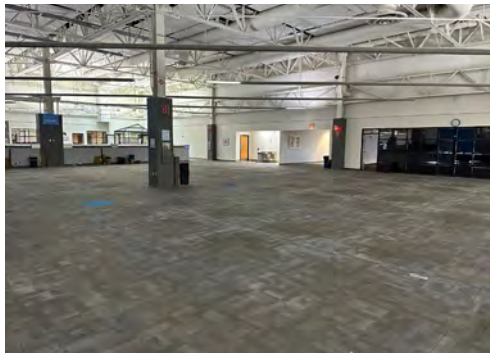
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PROPERTY PHOTOS

7300 E. HAMPTON AVE. MESA, AZ



PROPERTY AERIAL

7300 E. HAMPTON AVE. MESA, AZ



AREA HIGHLIGHTS



Mesa Infill
Location



Business Park
Setting



23 Minutes to Sky
Harbor Int'l Airport



9 Minutes to Phoenix
Mesa Gateway Airport



Immediate Access to
Southeast Valley

AREA OVERVIEW

7300 E. HAMPTON AVE. MESA, AZ



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