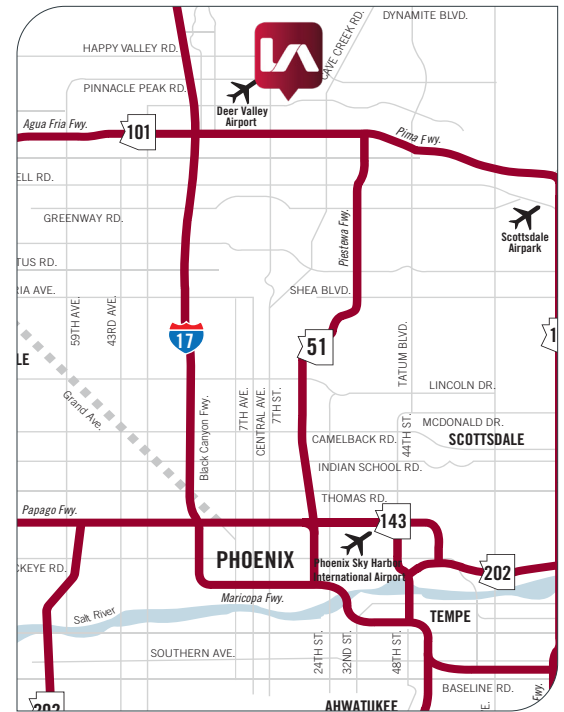


1638 E DEER VALLEY DRIVE
PHOENIX, AZ 85024



PROPERTY OVERVIEW

SITE IMPROVEMENTS:	±3,000 SF
LOT SIZE:	±3.35 Acres
APN:	213-32-004A
ZONING:	A-1
LOT DIMENSIONS:	607' x 245'
FEATURES:	Frontage on Deer Valley Dual Points of Ingress/ Egress Ability to Add Scales 2 Miles from Full Diamond Interchange at Cave Creek & Loop 101
MASTER LEASE:	Through May 2028
SUBLEASE RATE:	\$18,000/mo Gross



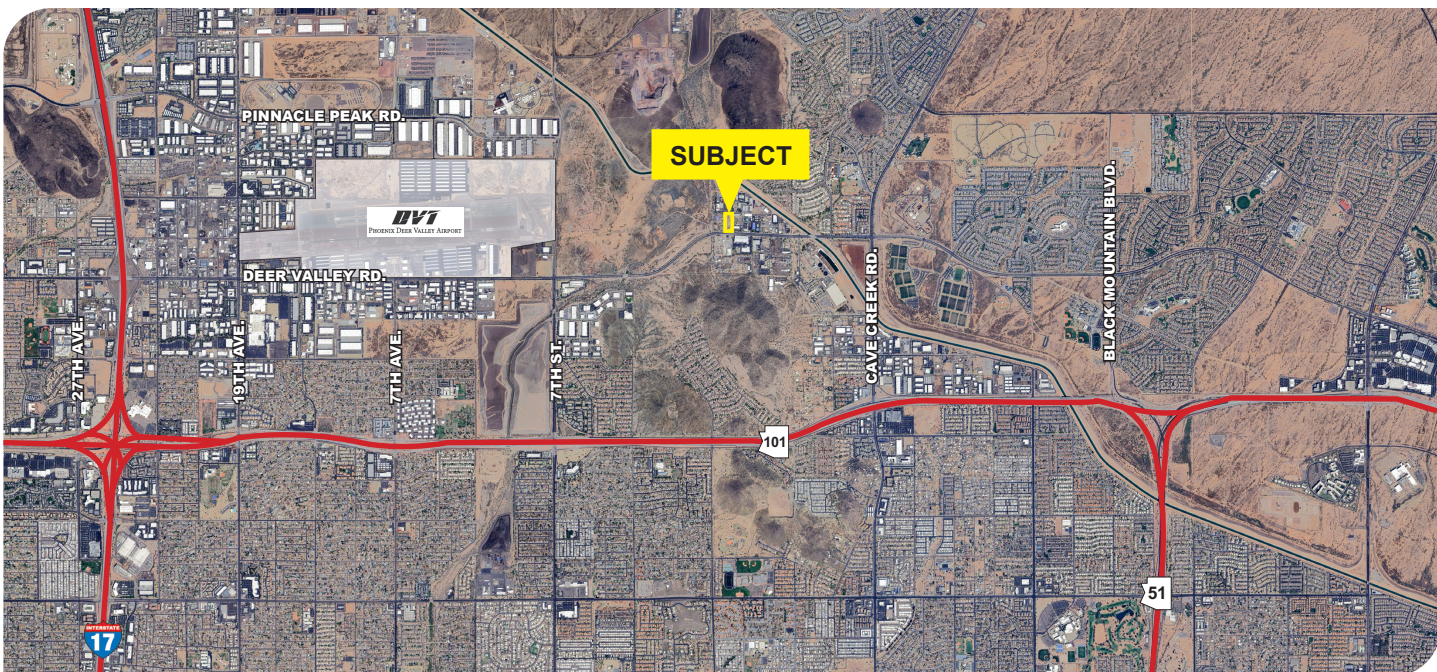
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±3.35 ACRE IOS/CONTRACTOR YARD FOR SUBLEASE

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