



FOR LEASE



10801 N 24TH AVE, 2323-2329 W MESCAL ST, PHOENIX, AZ 85029

FOR MORE INFORMATION:

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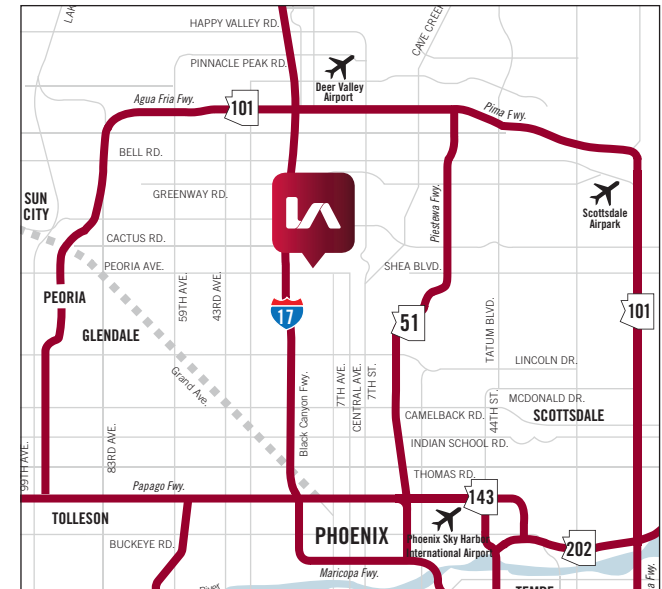
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LEE & ASSOCIATES
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Phoenix, Arizona 85018
602.956.7777
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PROPERTY FEATURES

- 5 buildings totaling ±113,887 SF (office & industrial)
- Office & warehouse suite ranging from ±2,470 SF to ±4,881 SF Various office build-outs
- 16' clear height
- 2.63:1,000 parking ratio
- Located directly off of the I-17
- New spec suites
- Extensive exterior improvements planned and renovations underway
- **Lease Rate: \$1.15/SF NNN**



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AVAILABILITIES

■ AVAILABLE ■ OCCUPIED

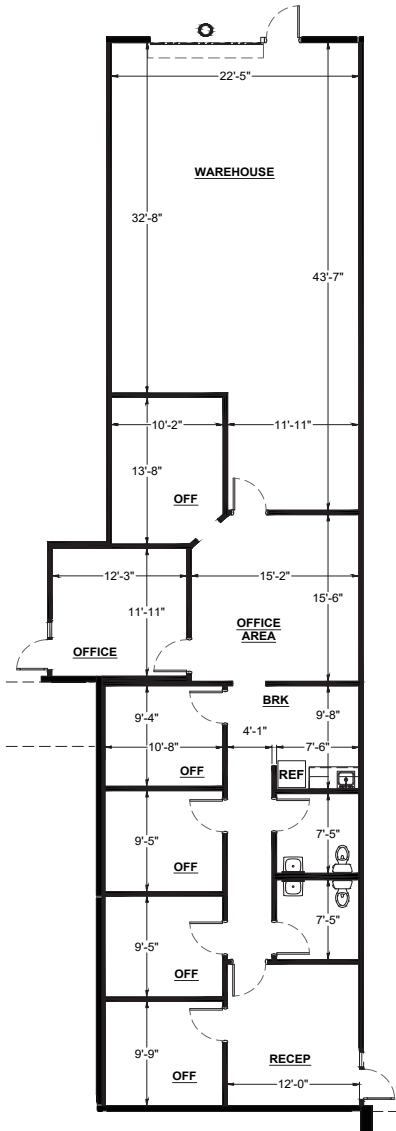


BUILDING	SUITE	TOTAL SF	PRICE/SF
10801 N 24th Ave	113-114 ±	2,470	\$1.15 NNN
10801 N 24th Ave	107	±4,570	\$1.15 NNN
2329 W Mescal St	303-305 ±	4,881	\$1.15 NNN

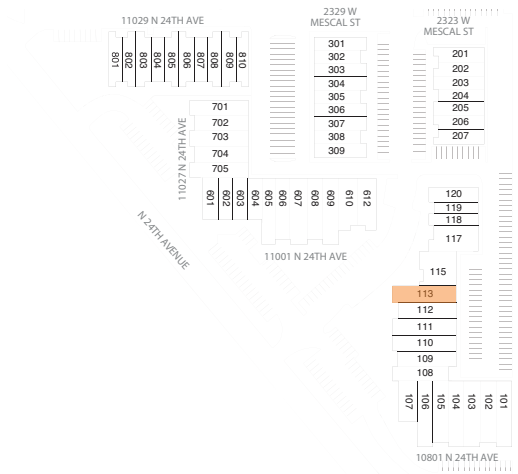
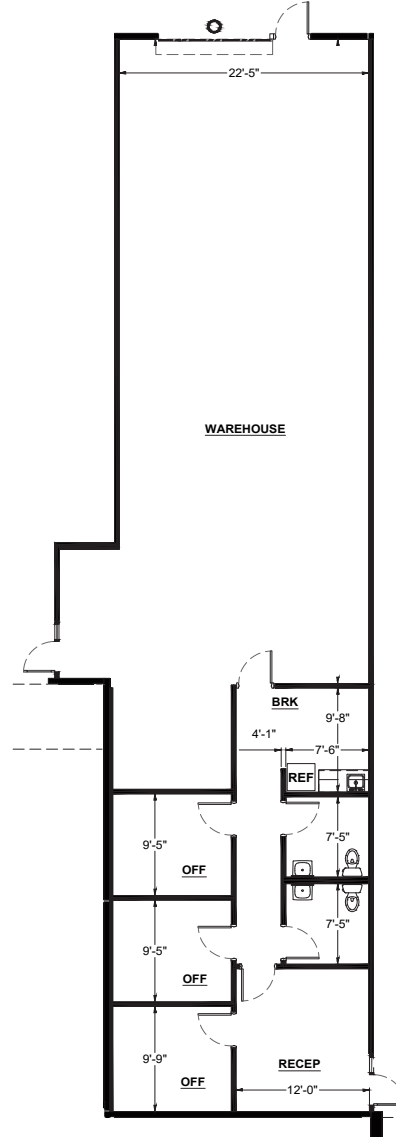
THE METRO INDUSTRIAL CENTER
10801 N 24TH AVE,
2323-2329 W MESCAL ST
PHOENIX, AZ 85029

TOTAL | ± 2,470 SF

CURRENT FLOOR PLAN:



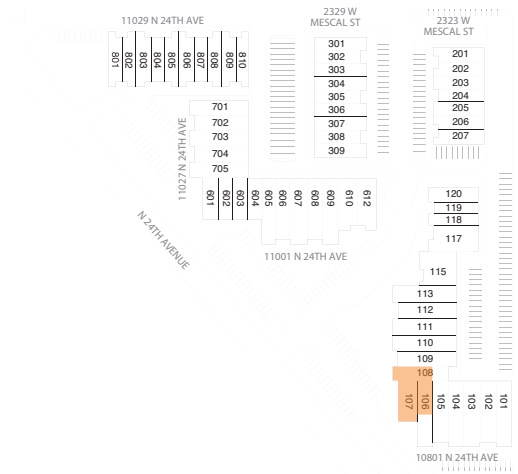
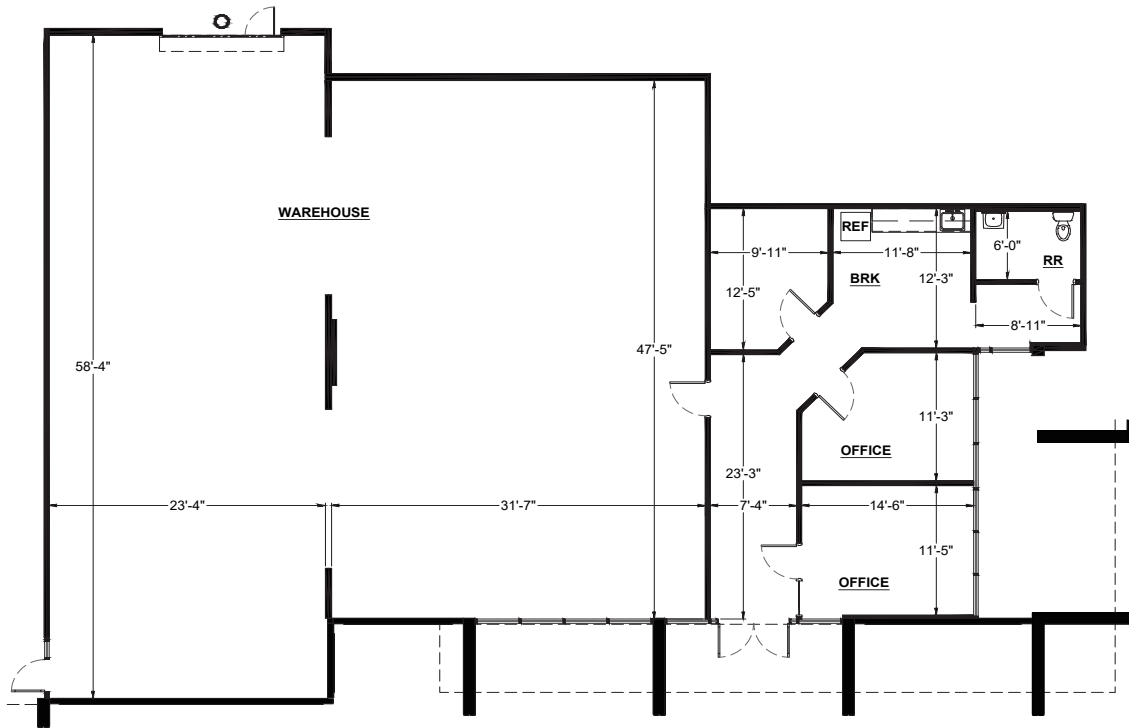
PROPOSED FLOOR PLAN:



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10801 N 24TH AVE, SUITE 107

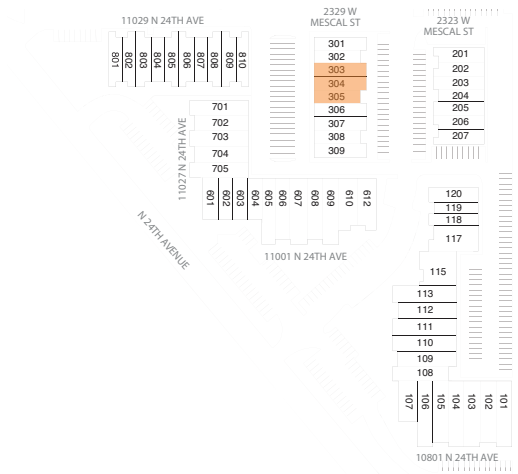
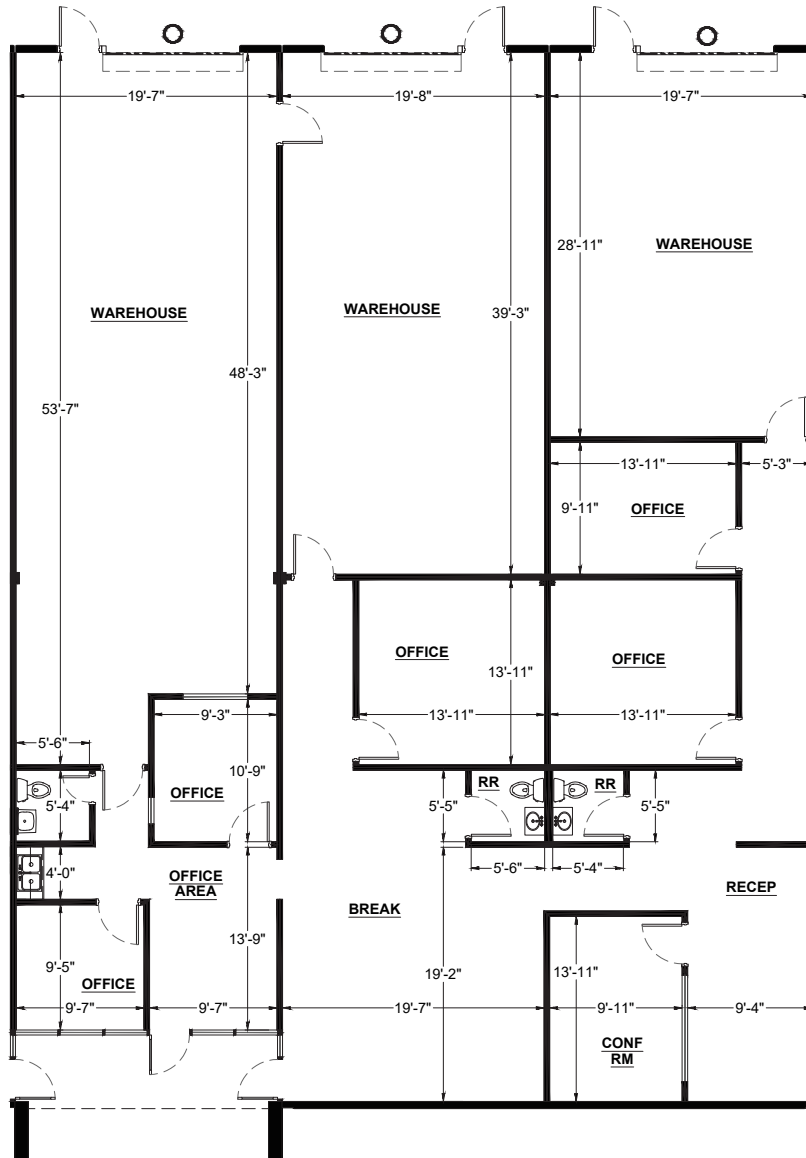
TOTAL | ± 4,570 SF



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2329 W MESCAL ST, SUITE 303-305

TOTAL | ± 4,881 SF



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