

FOR LEASE |



2246
SOUTH
CENTRAL



2246 S CENTRAL AVE

PHOENIX, AZ 85004





PROPERTY FEATURES

Building Size ±30,200 SF

Loading 7 Truckwell doors
1 Grade level door with ramp to grade

Power 400 Amps, 120/208 V

Office SF ±5,381

Clear Height ±24' - 26'

Cooling Evap Cooled

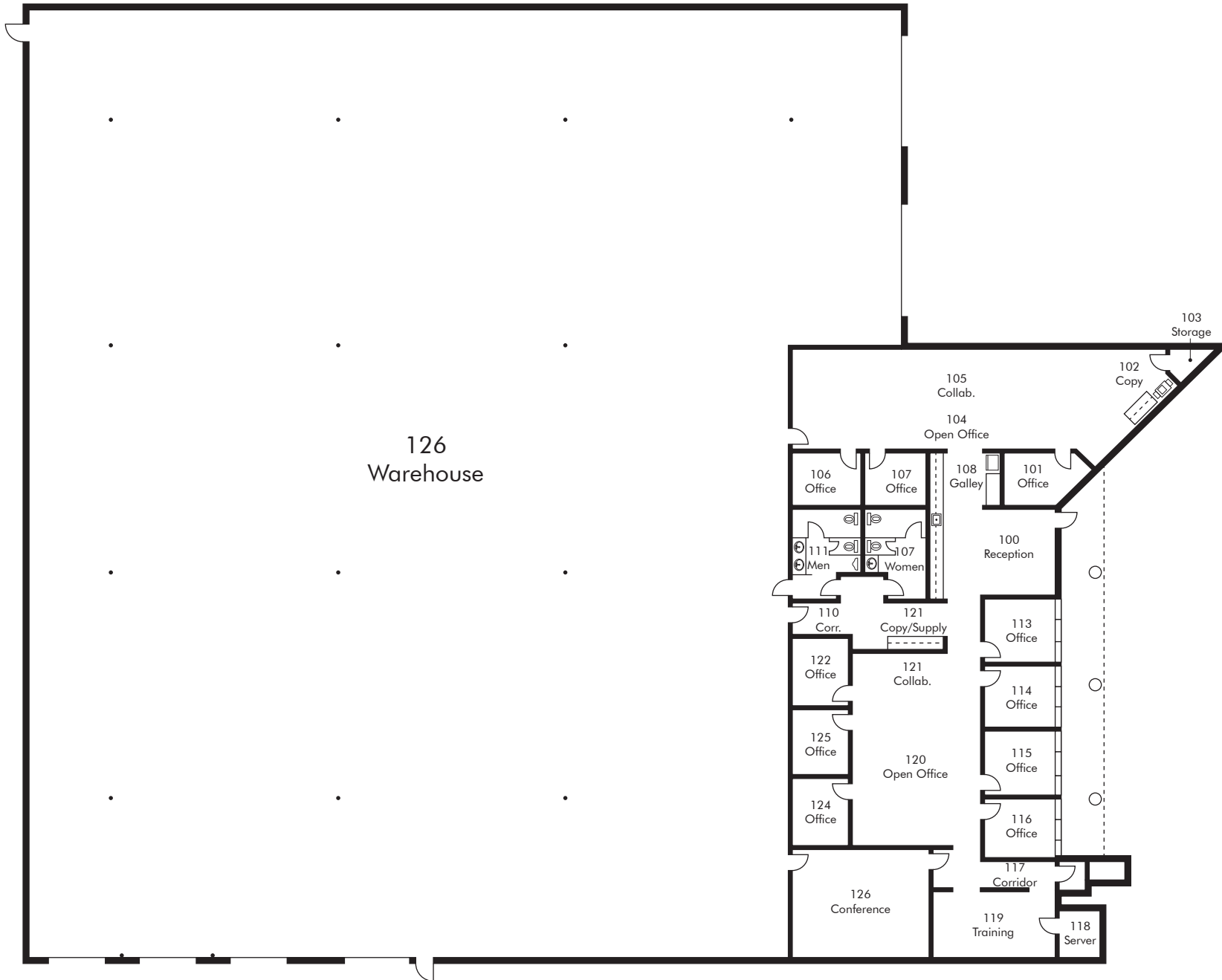
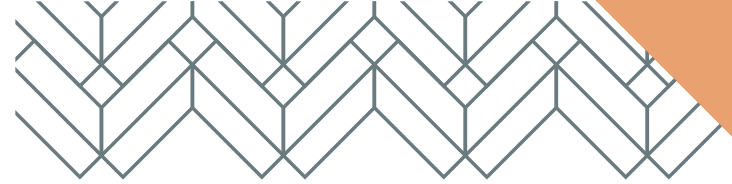
Parking ±43 parking spaces
1.42/1,000

Zoning C-3, City of Phoenix

Rental Rate \$1.00/SF NNN



FLOOR PLAN



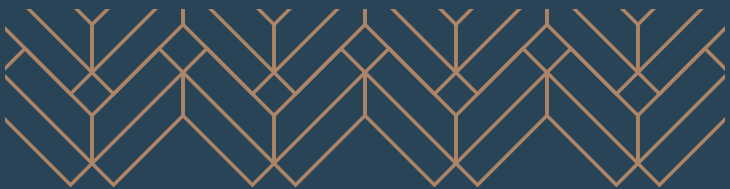
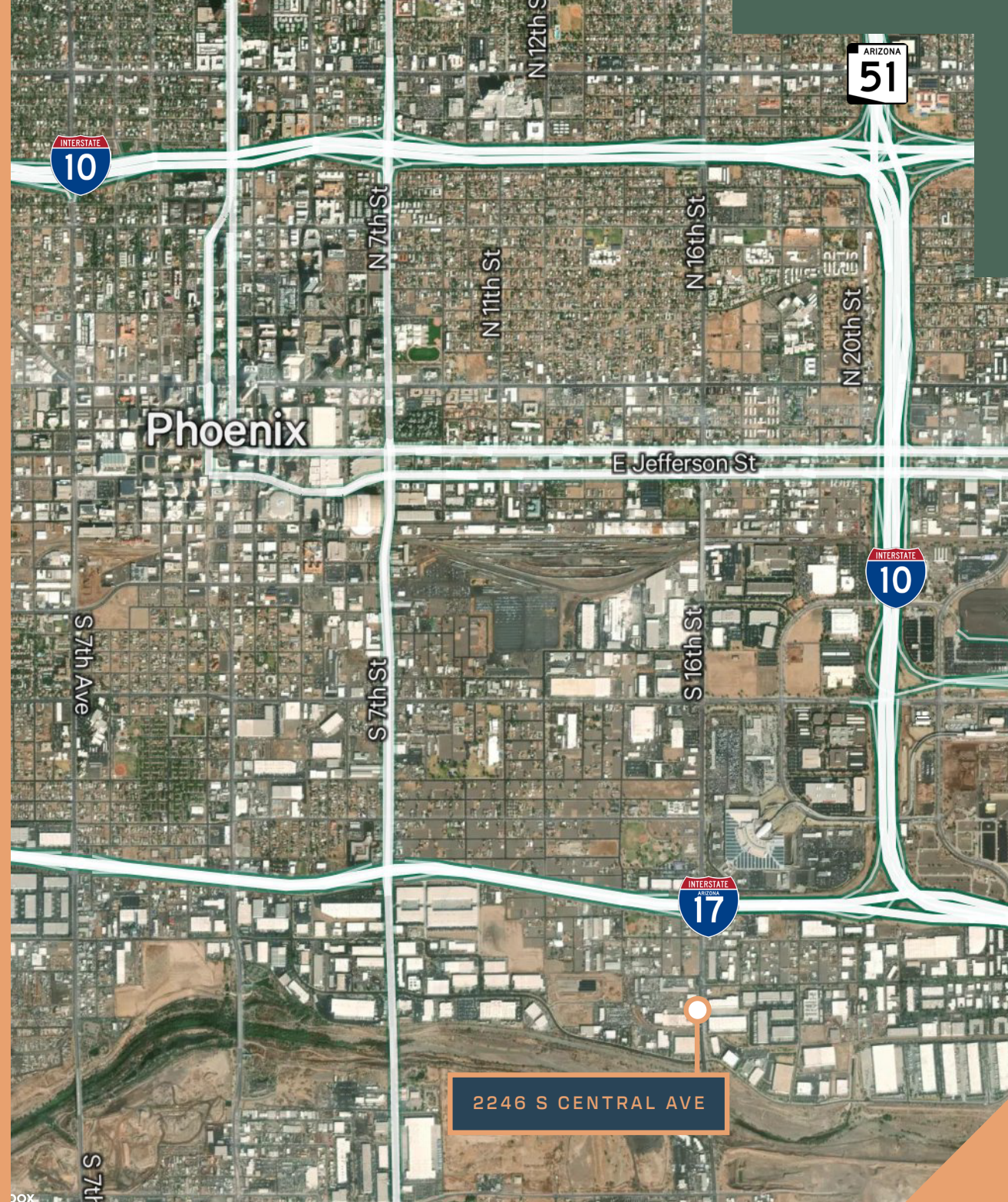
MAP

2246 S CENTRAL AVE

Centrally located with
easy access to I-17

2.5 miles from SR-51

3 miles from Sky
Harbor International
Airport and I-10





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