



700 S 94th Avenue  
Tolleson, AZ 85353

West 94 Commerce Park

## ±85,000 SF Industrial/Warehouse Building For Sale | \$15,300,000

- Situated on ±5.57 acres
- Built in 2008
- I-2 Zoning
- 32' Clear Height
- 600 Amp, 277/480 V power
- 7" Concrete Base
- ESFR Sprinkler System
- Yard storage potential
- Loading: Triple truckwell with three grade level doors and one knockout panel. (Two 20x20 grade level doors).
- Column Spacing: 55' x 40'
- Divisible (20,000 - 65,000 sf)
- Approximately 2,000 sf office

**Paul Sieczkowski, SIOR**  
Senior Executive Vice President  
paul.sieczkowski@colliers.com  
+1 602 222 5085

**Justin Sieczkowski**  
Vice President  
justin.sieczkowski@colliers.com  
+1 602 222 5155



Colliers  
2390 E Camelback Rd  
Suite 100  
Phoenix, AZ  
colliers.com/arizona



Secured  
Yard

7" Concrete Apron

Oversized  
GL Door

Oversized  
GL Door

Gate

Gate

TW

GL

Potential 3rd  
truckwell

Office

Office

Aerial Photo of Property  
700 S 94th Avenue | Tolleson, AZ 85353

700 S 94th Avenue  
Tolleson, AZ 85353



±5.57  
Acre Parcel



±85,000  
Total Building Square Feet



This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensors(s). © 2024. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement. Colliers International AZ, LLC.