



# BROADWAY COMMERCE CENTER

4001 E. BROADWAY RD | PHOENIX, AZ 85040

For More  
Information,  
Please Contact:

**Tyson Breinholt**  
D: 480.966.7513  
M: 602.315.7131  
tbreinholt@cpiaz.com

**Cliff Jenkins**  
D 480.634.2332  
M 480.888.6017  
cjenkins@cpiaz.com

**Cory Breinholt**  
D 480.889.2569  
M 480.220.9987  
cbreinholt@cpiaz.com

**Caleb Allen**  
D 480.621.3290  
M 480.622.4174  
callen@cpiaz.com



**COMMERCIAL PROPERTIES INC.**

Locally Owned. Globally Connected. CORFAC INTERNATIONAL

TEMPE: 2323 W University Drive, Tempe, AZ 85281 | 480.966.2301

SCOTTSDALE: 8767 E Via de Commerce, Suite 101, Scottsdale, AZ 85258 | [www.cpiaz.com](http://www.cpiaz.com)

The information contained herein has been obtained from various sources. We have no reason to doubt its accuracy; however, J & J Commercial Properties, Inc. has not verified such information and makes no guarantee, warranty or representation about such information. The prospective buyer or lessee should independently verify all dimensions, specifications, floor plans, and all information prior to the lease or purchase of the property. All offerings are subject to price change, prior sale, lease, or withdrawal from the market without prior notice. 01/12/26

# BROADWAY COMMERCE CENTER

## PROPERTY HIGHLIGHTS

- Newly Renovated Suite
- Building & Monument Signage
- C-2 Zoning, City of Phoenix
- 3.3/1,000 SF Parking Ratio
- Excellent Access to I-10, SR-143 & US-60
- Minutes From Sky Harbor International Airport

## AVAILABILITY

Suite #	Size	Lease Rate
B8	±2,932 SF	\$1.25/SF/MO IG
B13	±2,358 SF	\$1.25/SF/MO IG
C1	±2,300 SF	\$1.25/SF/MO IG



For More  
Information,  
Please Contact:

**Tyson Breinholt**  
D: 480.966.7513  
M: 602.315.7131  
tbreinholt@cpiaz.com

**Cliff Jenkins**  
D 480.634.2332  
M 480.888.6017  
cjenkins@cpiaz.com

**Cory Breinholt**  
D 480.889.2569  
M 480.220.9987  
cbreinholt@cpiaz.com

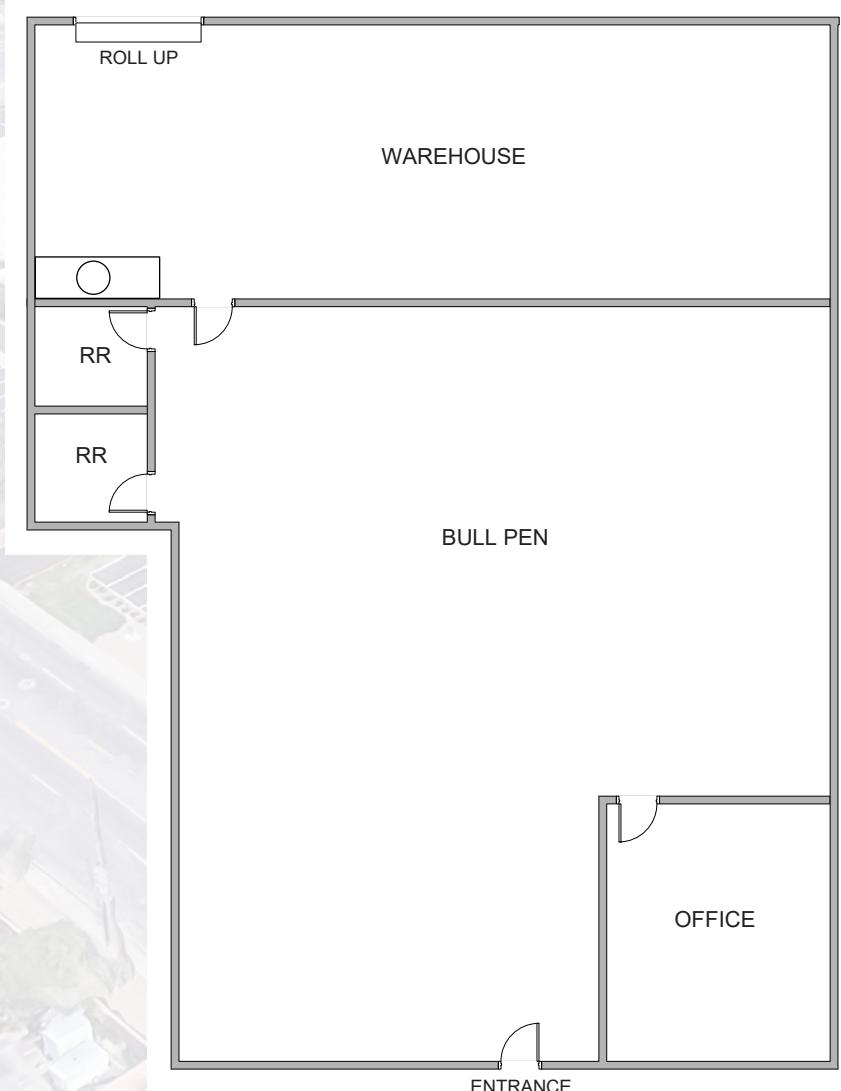
**Caleb Allen**  
D 480.621.3290  
M 480.622.4174  
callen@cpiaz.com

The information contained herein has been obtained from various sources. We have no reason to doubt its accuracy; however, J & J Commercial Properties, Inc. has not verified such information and makes no guarantee, warranty or representation about such information. The prospective buyer or lessee should independently verify all dimensions, specifications, floor plans, and all information prior to the lease or purchase of the property. All offerings are subject to price change, prior sale, lease, or withdrawal from the market without prior notice. 01.12.26

# BROADWAY COMMERCE CENTER

BUILDING B | 4001 E. BROADWAY RD

B8



## CURRENT AVAILABILITY

**Suite B-8:**

**±2,932 SF**

**\$1.25/SF Industrial Gross**

- Office
- Warehouse
- Roll-Up Door
- 2 Restrooms
- Bull Pen

The information contained herein has been obtained from various sources. We have no reason to doubt its accuracy; however, J & J Commercial Properties, Inc. has not verified such information and makes no guarantee, warranty or representation about such information. The prospective buyer or lessee should independently verify all dimensions, specifications, floor plans, and all information prior to the lease or purchase of the property. All offerings are subject to price change, prior sale, lease, or withdrawal from the market without prior notice. 10/27/25

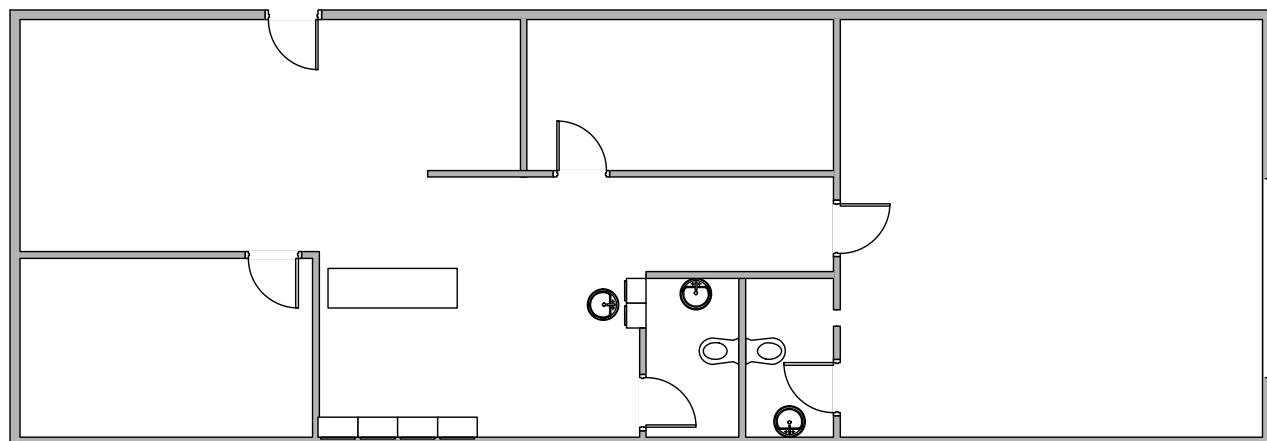


**COMMERCIAL PROPERTIES INC.**  
Locally Owned. Globally Connected. CORFAC International

# BROADWAY COMMERCE CENTER

BUILDING B | 4001 E. BROADWAY RD

B13



## CURRENT AVAILABILITY

**Suite B-13:**

**±2,358 SF**

**\$1.25/SF Industrial Gross**

- Reception
- Private Office
- Conference Room
- Bullpen
- Break Room
- 2 Restrooms
- A/C Warehouse
- Roll-Up Door

The information contained herein has been obtained from various sources. We have no reason to doubt its accuracy; however, J & J Commercial Properties, Inc. has not verified such information and makes no guarantee, warranty or representation about such information. The prospective buyer or lessee should independently verify all dimensions, specifications, floor plans, and all information prior to the lease or purchase of the property. All offerings are subject to price change, prior sale, lease, or withdrawal from the market without prior notice. 10/27/25

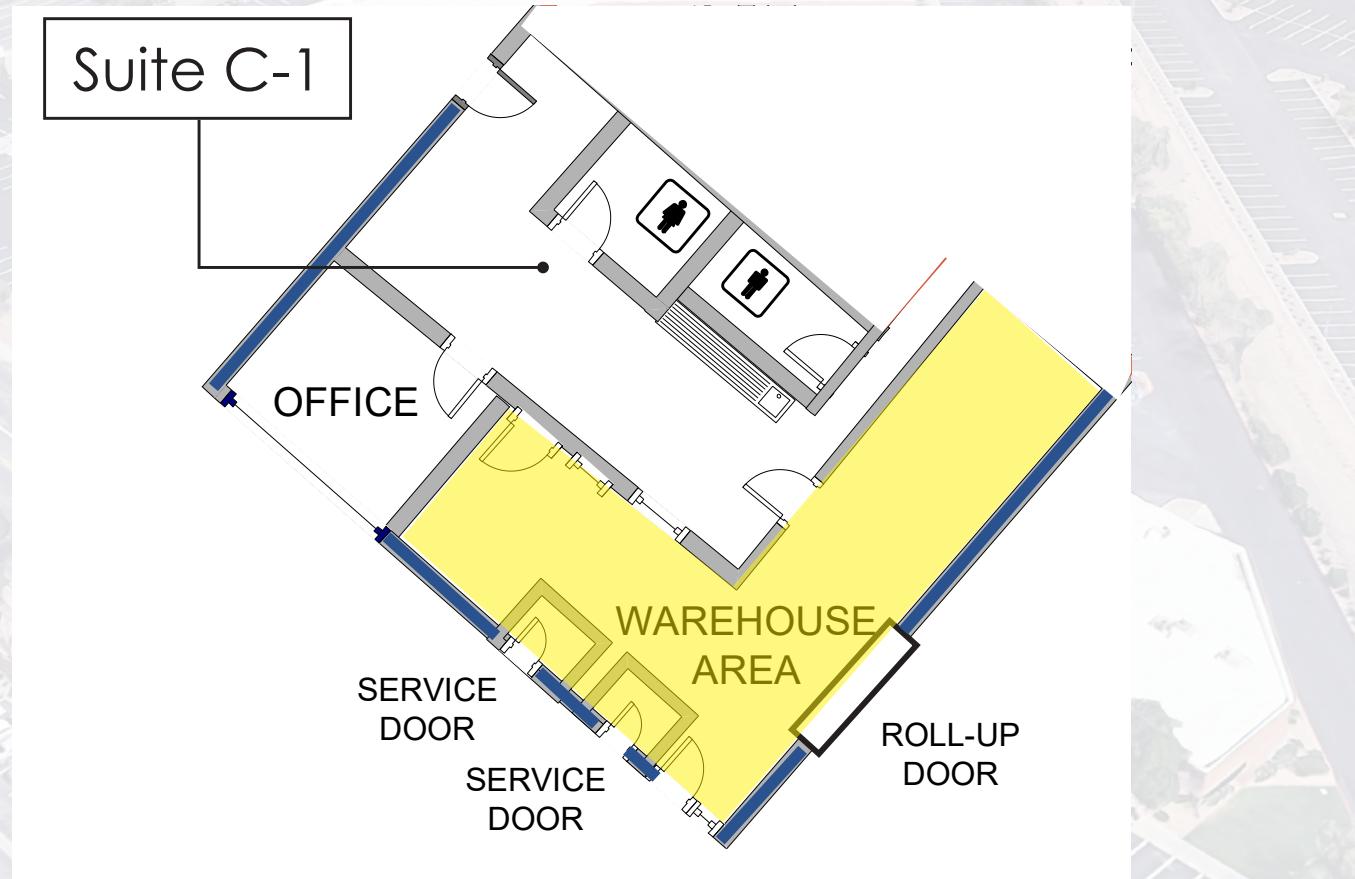


**COMMERCIAL PROPERTIES INC.**  
Locally Owned. Globally Connected. CORFAC International

# BROADWAY COMMERCE CENTER

BUILDING C | 4001 E. BROADWAY RD

C1



## CURRENT AVAILABILITY

**Suite C-1:**

**±2,300 SF**

**\$1.25/SF/ Industrial Gross**

- Reception
- Office
- 2 Restrooms
- Break Room

The information contained herein has been obtained from various sources. We have no reason to doubt its accuracy; however, J & J Commercial Properties, Inc. has not verified such information and makes no guarantee, warranty or representation about such information. The prospective buyer or lessee should independently verify all dimensions, specifications, floor plans, and all information prior to the lease or purchase of the property. All offerings are subject to price change, prior sale, lease, or withdrawal from the market without prior notice. 10/27/25



**COMMERCIAL PROPERTIES INC.**  
Locally Owned. Globally Connected. CORFAC International