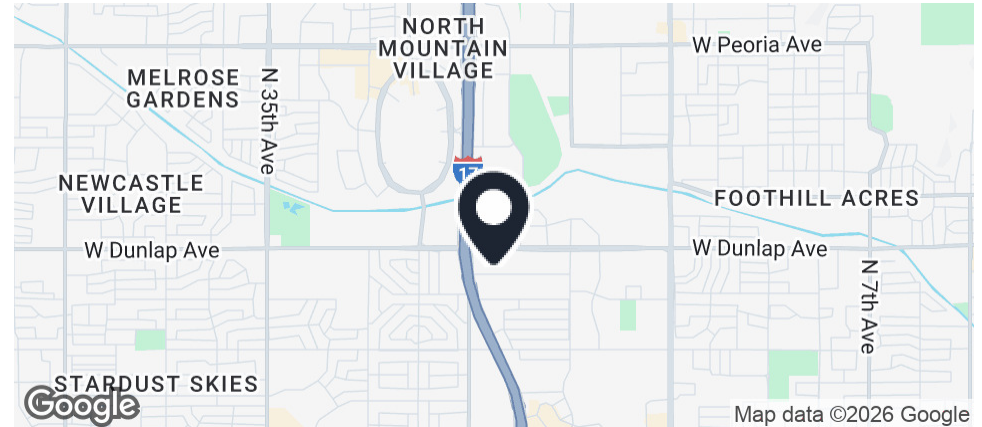


TOWNLEY COMMERCE CENTER

2602-2606 W. Townley Ave., Phoenix, AZ 85021

INDUSTRIAL PROPERTY FOR LEASE



PROPERTY HIGHLIGHTS

- 100-200A/110-220V, 1 Phase Power
- Parking Ratio 0.90/1,000 (30 total parking spaces)
- Clear Height 12' +/-
- Year Built 1980
- C-2 Zoning, City of Phoenix
- Located at I-17 & Dunlap

2606 W TOWNLEY - SUITE 1 - (1,600± SF)

- Reception Area
- One (1) Restroom
- One 12' Tall Grade Level Door

2606 W TOWNLEY - SUITE 4 (1,500 ±SF)

- Reception Area
- Restroom
- Evap Cooled Warehouse
- 12' ± Tall Grade Level Door

2150 East Highland Avenue, Suite 207, Phoenix, AZ 85016 // 602.955.3500 // cutlercommercial.com

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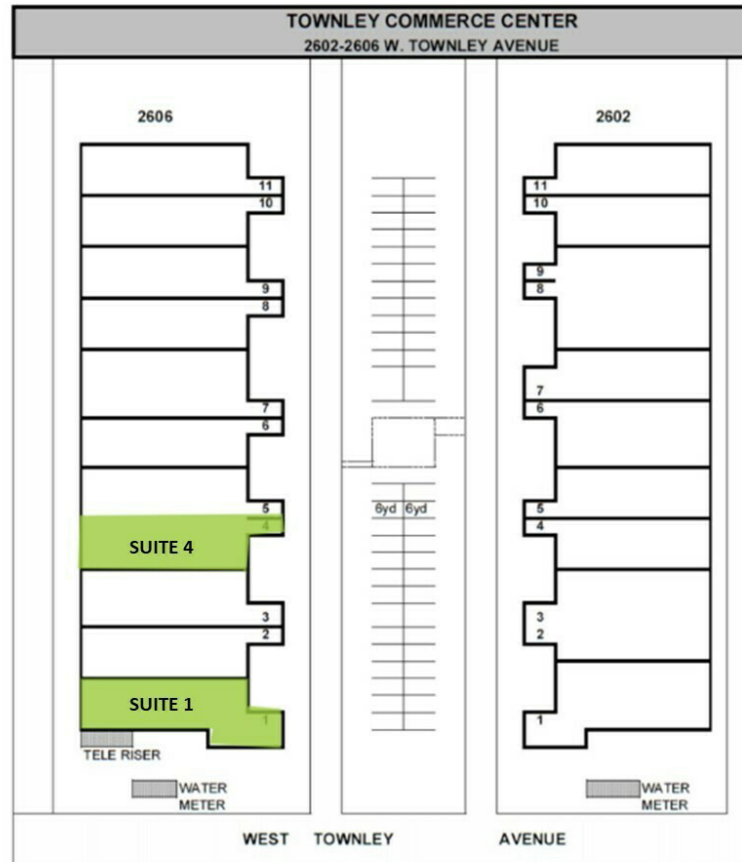


All information furnished is from sources deemed reliable. No representation is made as to the accuracy thereof and it is submitted subject to errors, omissions, changes, or withdrawal without notice and to any special listings conditions, including the rate and manner of payment of commissions for particular offerings imposed by principals or agreed to by the company, the terms of which are available to interested principals or brokers. All dimensions are approximate. Owner and/or Broker make no representations expressed or implied as to the accuracy of floor plan/site plan dimensions.

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