

FREESTANDING INDUSTRIAL BUILDING AVAILABLE FOR LEASE

1315 N MARVIN CT. | GILBERT, AZ 85233



COMMERCIAL PROPERTIES INC.

Locally Owned. Globally Connected. CORFAC

TEMPE: 2323 W University Drive, Tempe, AZ 85281 | 480.966.2301
SCOTTSDALE: 8767 E Via de Commercio, Suite 101, Scottsdale, AZ 85258 | 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 prior sale, lease, or withdrawal from the market without prior notice. 01/15/26



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PROPERTY SUMMARY

ADDRESS	1315 N Marvin Ct. Gilbert, AZ 85233
BUILDING SIZE	±15,429 SF
OFFICE SIZE	±900 SF
YARD	Fenced
POWER	600 AMPs, 120/208V
CLEAR HEIGHT	16' - 18'
FIRE SPRINKLERED	YES
WAREHOUSE	EVAP Cooling
GRADE LEVEL DOORS	(2) 12'x12'
LEASE RATE	\$1.40/SF/MO Gross



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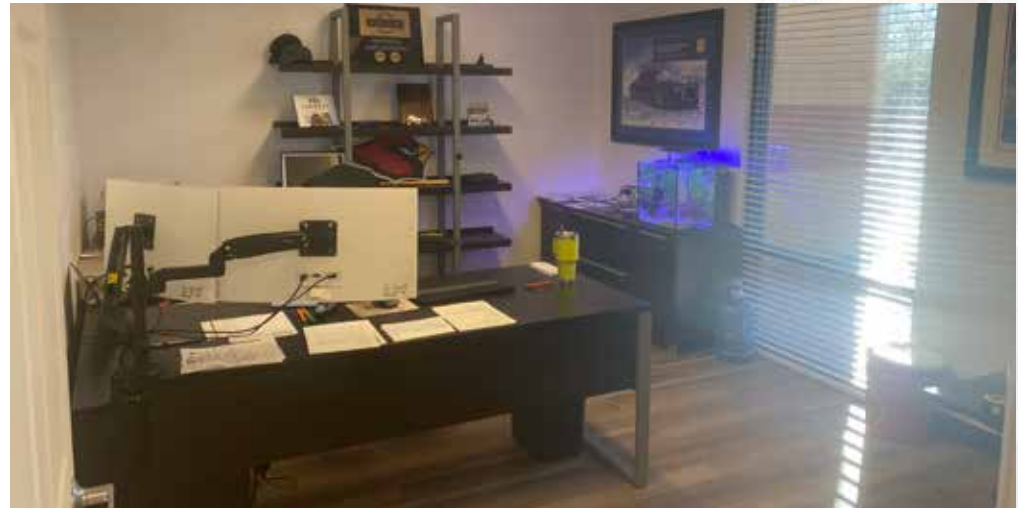


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PHOTOS



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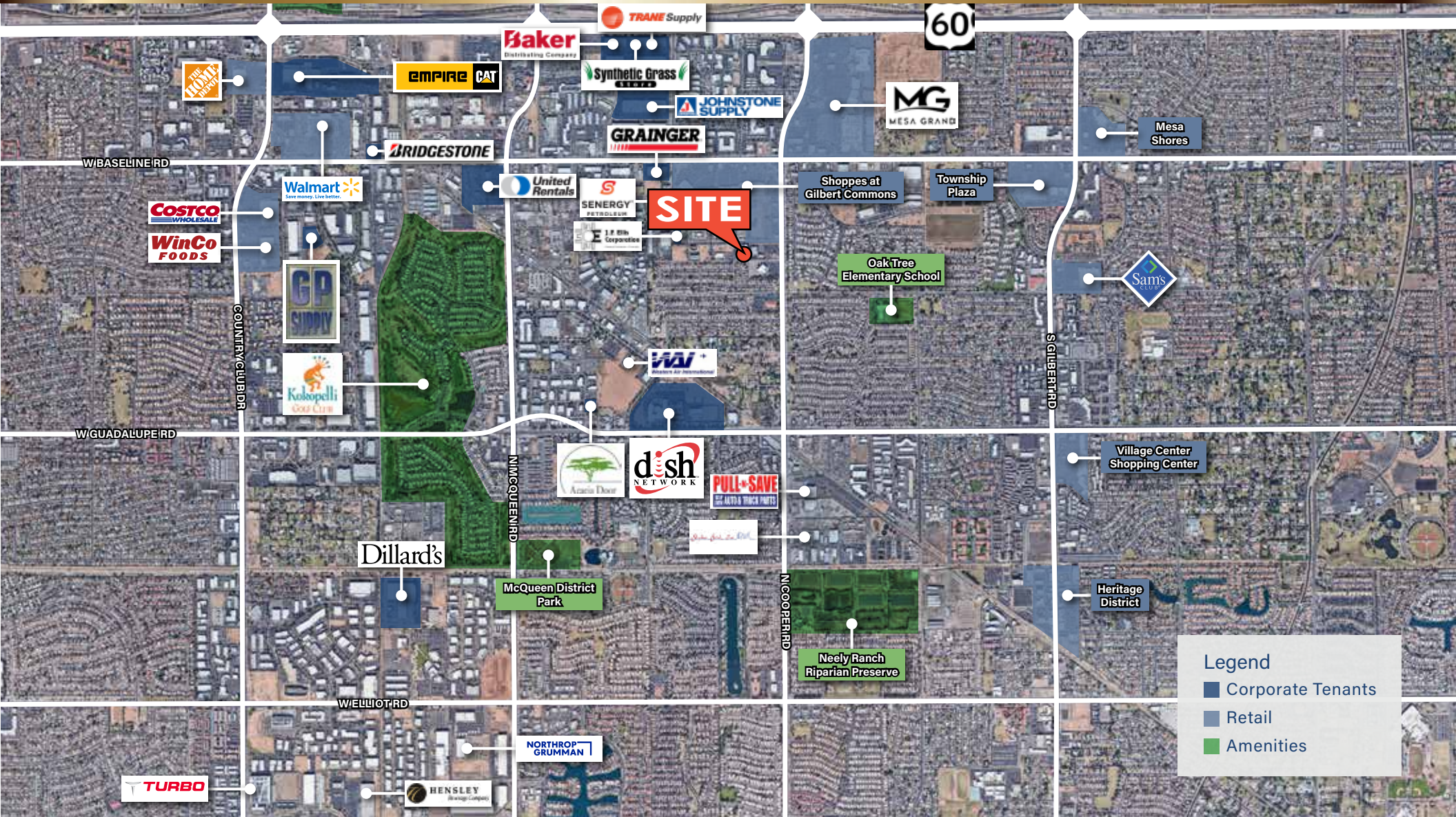
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Legend

- Corporate Tenants
- Retail
- Amenities



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