

5555 N 51st Ave
Glendale, AZ

Dock High
**INDUSTRIAL SPACE
AVAILABLE FOR LEASE**



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COMMERCIAL PROPERTIES INC.

Locally Owned, Globally Connected. CORFAC INTERNATIONAL

TEMPE: 2323 W. University Drive, Tempe, AZ 85281 | 480.966.2301
SCOTTSDALE: 8777 N. Gainey Center Dr., Suite 245, Scottsdale, AZ 85258 | www.cpiaz.com

PROPERTY OVERVIEW

- 103,600 SF Multi-Tenant Industrial Building
- Individual Spaces For Lease
- Lease Rate: \$0.79 PSF/MO NNN
- Dock-High Doors with Levelers
- Evaporative Cooled Warehouses
- Heavy Power
- 16-26' Clear Height
- Fire Suppression Sprinklers
- Built in 1980
- W Missouri Ave Frontage with Easy Access to US-60 Hwy
- Zoned I-2, City of Glendale

*Industrial Space Available
Near US-60 W Grand Ave*



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.

08.11.25

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For More Information, Contact an Exclusive Listing Agent:

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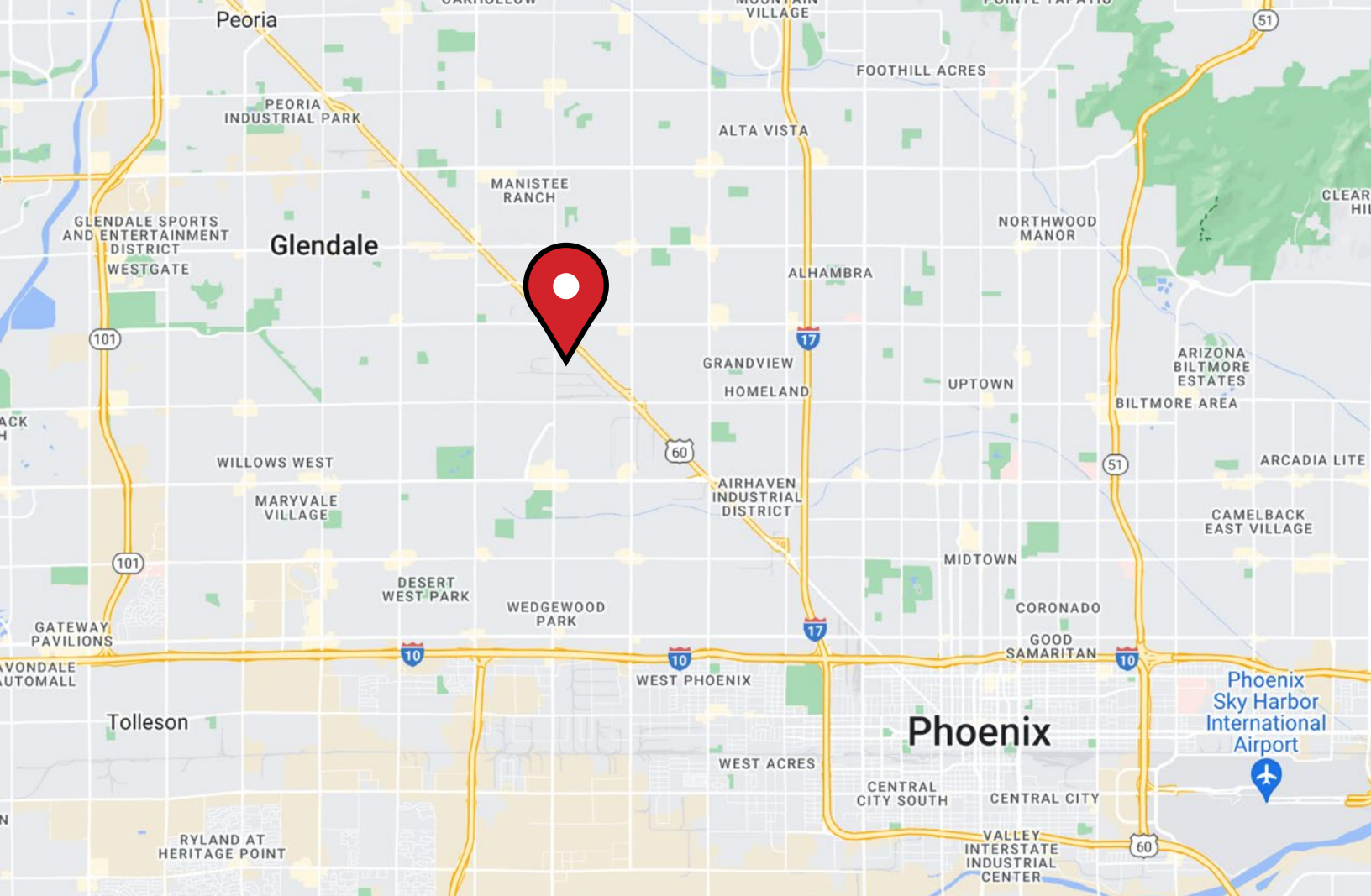
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Suite 107: ±11,448 SF

Floor plan of the second level showing three main areas: **LEASED Suite 101**, **Suite 105***, and **LEASED Suite 106**. The plan includes a **FIRE EXIT**, a **1,200 SF** storage area, and a **RAM/P** (Ramp) area. The overall dimensions are 160' x 149'.

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DEMO- GRAPHICS

5-Mile Radius (2024)

*Take Advantage of This Amazing
Glendale, AZ Location!*



543,908

Population



169,924

Households



+0.7%

10 Year Pop. Growth



\$46,747

Median HH Income



33

Median Age



11%

Bach. Degree or Higher

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