

# MOVE IN READY SUBLEASE ±124,065 SF | HEAVY HVAC WAREHOUSE

10206 W. VAN BUREN ST. | AVONDALE, AZ



## PROPERTY FEATURES:

- **BUILDING SF:** 224,740 SF
- **SPACE SF:** 124,065 SF
- **OFFICE SPACE:** ±3,500 SF
- **WAREHOUSE COOLING:** HEAVY HVAC (68 degrees)
- **CLEAR HEIGHT:** 32'
- **DOCK DOORS:** 26 (22' Oversized Dock Door)
- **RAMP to GRADE DOORS:** 3
- **SPRINKLERS:** ESFR
- **COLUMN SPACING:** 50'x56' w/ 60' Speed Bay
- **# BAYS:** 10
- **BUILDING DEPTH:** 210'
- **ZONING:** PAD Industrial (Avondale)
- Fully Fenced & Secured Truck Court



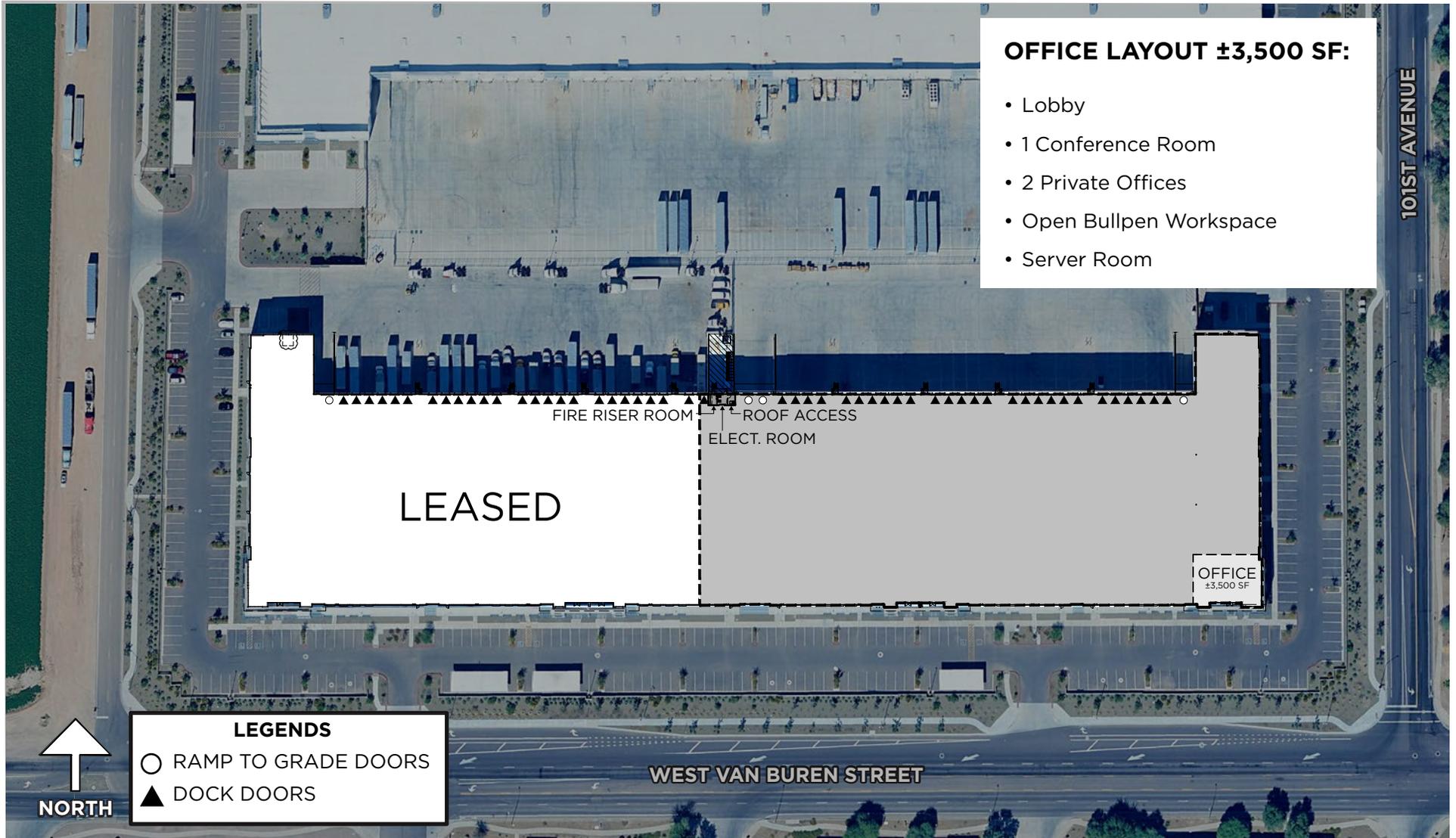
FOR MORE INFORMATION, CONTACT:

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