

Up to 500,000 SF  
Build-to-Suit  
on ±38.5 Acres

Class A  
Industrial



# CHANDLER ADVANCED

## Manufacturing Campus



Conceptual rendering  
Subject to change

SSWC Price Road & Germann Road @ Ryan Road | Chandler, AZ 85286

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# SITE PLAN | Project Overview<sup>[1]</sup>

- Build-to-Suit opportunity
- Up to ±500,000 SF
- ±38.5 Acres w/±1,320' of Price Road frontage
- Easy access to I-10 & Loop 202
- Robust 277/480 3Ph Power
- Up to ±65' Building Height
- LEED Certified
- Natural Gas available
- Nitrogen Gas line available
- Industrial & Manufacturing applications
- Dock & grade-level truck loading
- Outside Fenced Yard Areas
- Roof Solar capable

<sup>[1]</sup> Proposed Site and Building features may be available subject to approval by the City of Chandler.

<sup>[2]</sup> Site plan is for illustrative purposes only and subject to change.



**±38.5 AC SITE**

# NEIGHBORS | Amenities



**CA**  
CHANDLER ADVANCED  
Manufacturing Campus

FUTURE  
INNOVATION SQUARE





# CHANDLER ADVANCED Manufacturing Campus

## LOCATION | Price Road



### Potential Uses

- Advanced Manufacturing ■
- Clean Room ■
- Office/Back Office ■
- Research ■
- Semi-conductor assembly & manufacturing-supported applications ■

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