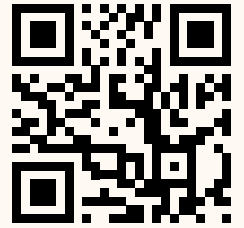




SUMMIT AT SURPRISE



CLICK OR SCAN FOR
PROPERTY VIDEO

79,200 SF FOR LEASE OR SALE

READY FOR OCCUPANCY

12730 NORTH DYSART ROAD
SURPRISE, ARIZONA

JOHN LYDON

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SUMMIT
AT SURPRISE

12730 NORTH DYSART ROAD
SURPRISE, ARIZONA

PROPERTY SPECIFICATIONS

79,200 SF

420'x180'
BUILDING DIMENSIONS

58

CLERESTORY WINDOWS IN LIEU OF
INEFFICIENT SKYLIGHTS

32'

CLEAR HEIGHT

COLUMNS PAINTED
SAFETY YELLOW TO
12' AFF

52'x60'
COLUMN SPACING

7" UNREINFORCED CONCRETE OVER 4" COMPACTED ABC

4-6'x8'

MECHANICAL DOCK LEVELERS,
30,000 LB CAPACITY WITH
2 EDGE-OF-DOCKS

135'

TRUCK COURT DEPTH

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SUMMIT AT SURPRISE

PROPERTY SPECS

79,200 SF
AVAILABLE

±1,956 SF
SPEC OFFICE

32'
CLEAR HEIGHT

20
DOCK POSITIONS

2
RAMP DOORS

52' X 60'
COLUMN SPACING

132
AUTO PARKING

2,000 AMPS
277/480V
3-PHASE POWER

ESFR
16.8K-RATED
SPRINKLERS

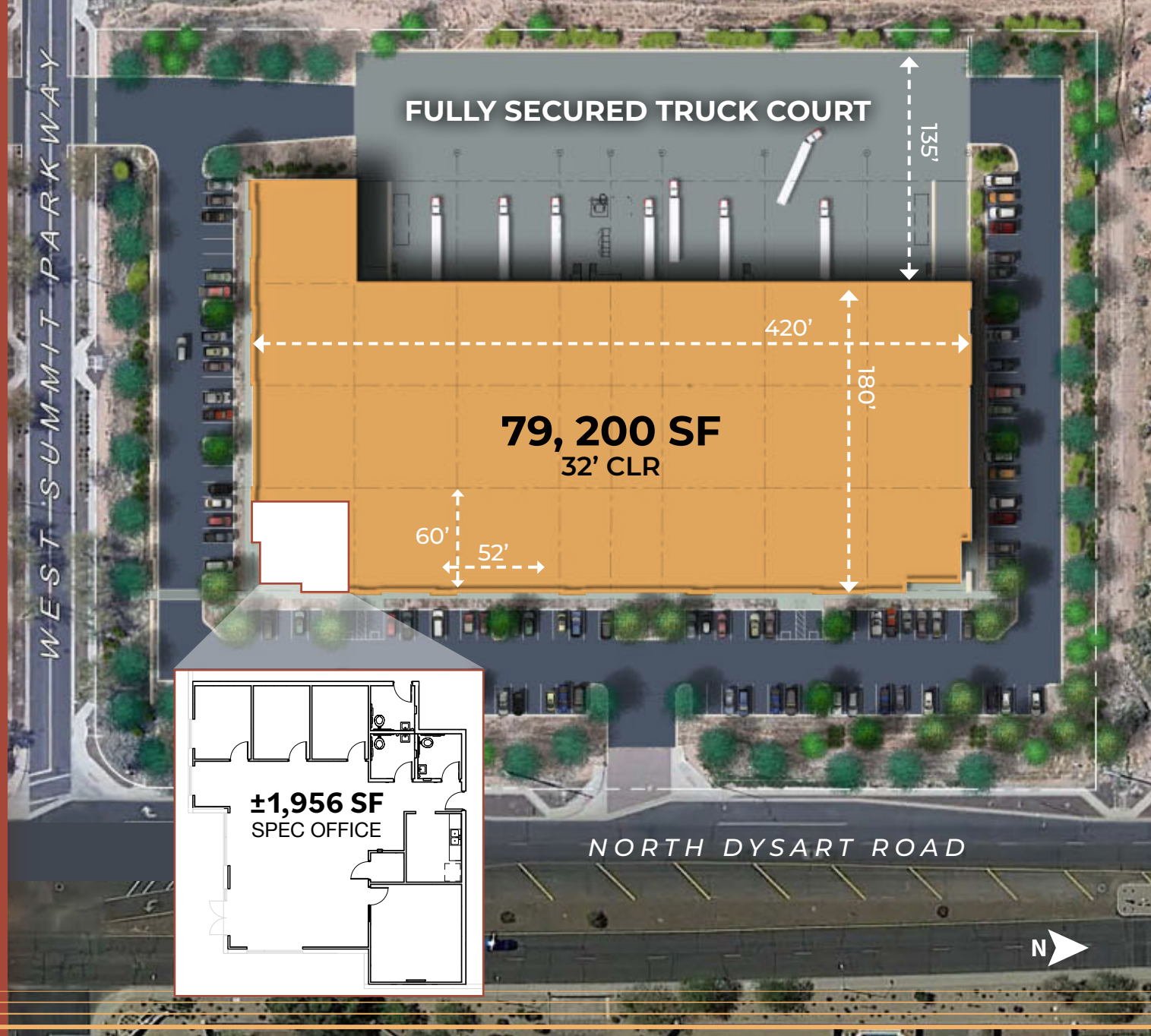
SPEC IMPROVEMENTS

SPEC OFFICE SUITE

LED LIGHTS

AC IN WAREHOUSE

**(4) 30,000 LB MECHANICAL
PIT LEVELERS + 2 EODS**



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SUMMIT AT SURPRISE

DISTANCES

7 MINS
TO LOOP 303

6 MINS
TO NORTHERN PARKWAY

5 MINS
TO US 60

303

CACTUS ROAD
7 MINS

DYSART ROAD
16 MINS

60

5 MINS

101

12730 NORTH DYSART ROAD
SURPRISE, ARIZONA

INGRESS
EGRESS

W SUMMIT PKWY

N SUMMIT WAY

N DYSART RD

CACTUS RD

NORTHERN PARKWAY
LOCATED SOUTH

NORTHERN PARKWAY

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DEMOGRAPHICS

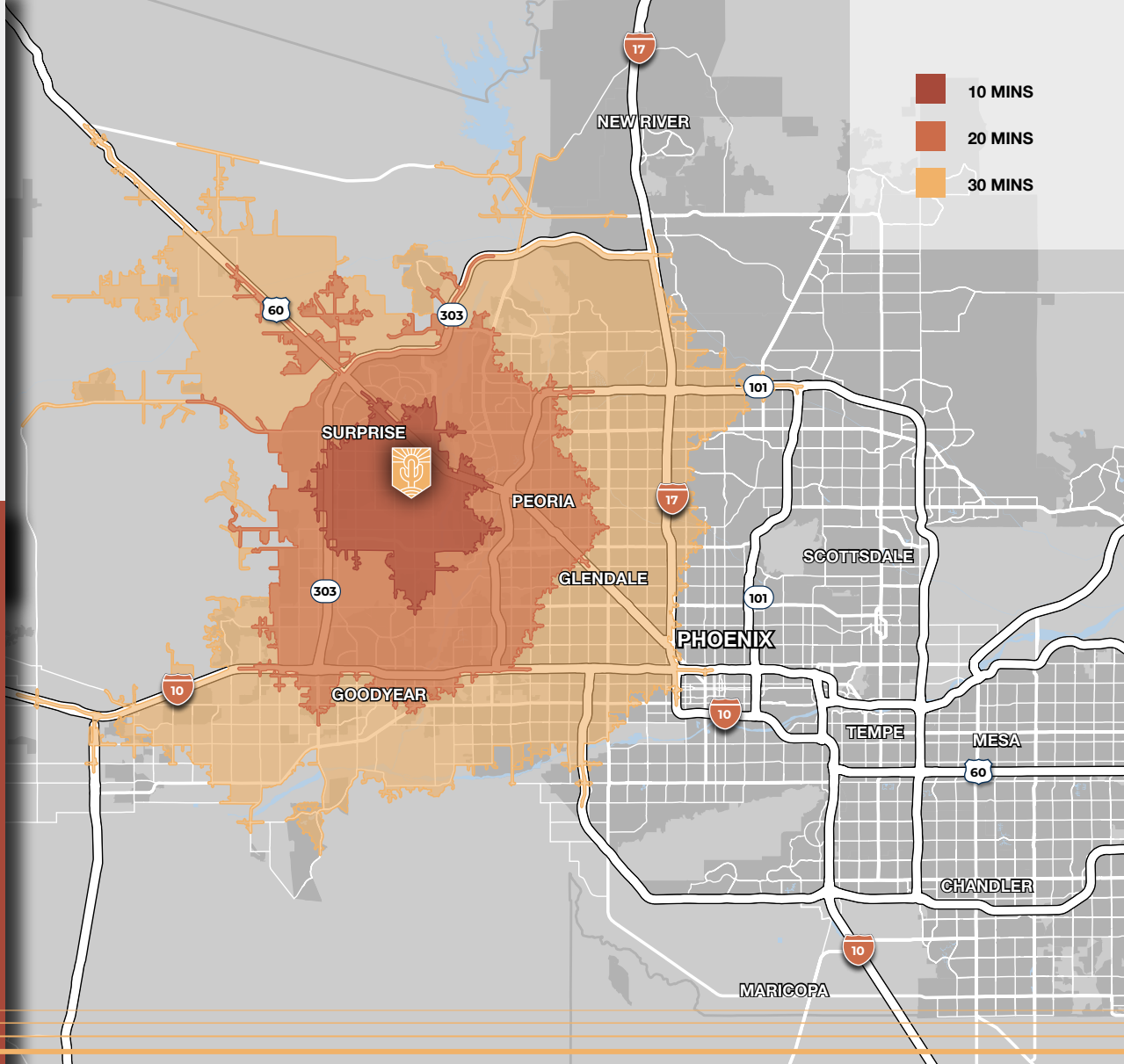
POPULATION	10 MINS	20 MINS	30 MINS
2027 Population	160,580	724,111	1,825,947
2022 Population	155,616	696,709	1,762,763
5 Year Growth	0.66%	0.77%	0.71%

INCOME	10 MINS	20 MINS	30 MINS
2022 Median Home Value	\$259,119	\$289,948	\$282,130
2022 Median HH Income	\$67,880	\$72,438	\$68,267
2020 Median Year Built	2001	1997	1991

LABOR FACTS

WAREHOUSE WORKERS	10 MINS	20 MINS	30 MINS
2021 Resident Workers	1,885	7,720	21,054
5 Year % Change in Workers	39%	43%	42%
Avg. Hourly Earnings	\$16.99	\$16.66	\$16.85

FORKLIFT DRIVERS	10 MINS	20 MINS	30 MINS
2021 Resident Workers	239	1,001	2,986
5 Year % Change in Workers	99%	98%	107%
Avg. Hourly Earnings	\$20.09	\$20.09	\$20.09



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