

#### **Space Profile:**

RSF: 168,312 RSF (Divisible)

**Rental Rate:** Withheld

\$0.196/SF \* (Estimated) NNN:

\*Does not Include City Rental Tax

**Availability: Immediate** 

**Master LED:** February 28, 2033 (Negotiable)

Class A Warehouse **Building Type:** 

**Parking:** .78/1,000

**Submarket:** SW S of Buckeye Road

### **Space Features:**

- 24 Dock Doors (5 with Dock Package)
- 2 Oversized Grade Level Doors (14'x16')
- 32' Clear Height
- Fully Secured Concrete Truck Court
- Total Building Power 3600a | 277-480v
- Office, Break Room, IT Room, Restrooms

For more information contact:



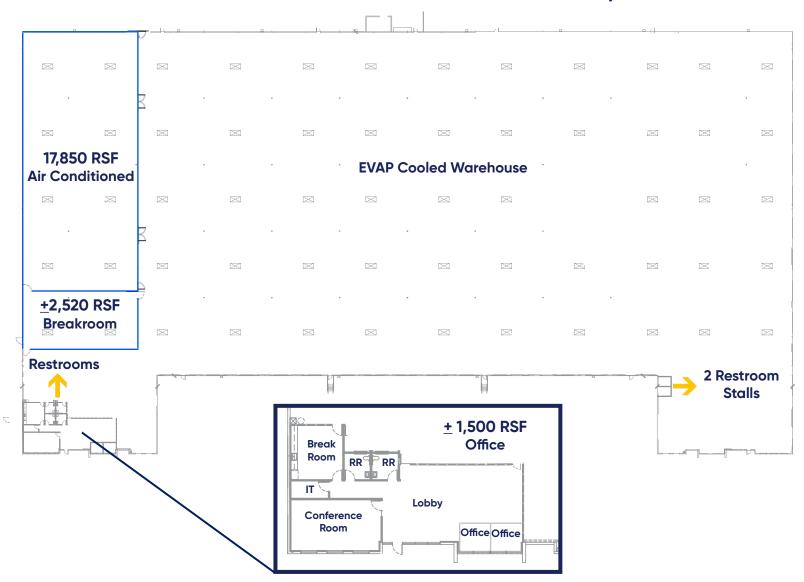
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# 2550 S 51st Ave Phoenix, AZ 85040



# **Building Profile:**

Total RBA: 168,312 RSF Divisible Clear Height: 32'

**Dimensions:** 591' x 264' **Power:** Heavy | 3,600a 277-480v

Columns: 52' x 51' Spinklers: ESFR

Land Acres: 8.20 AC Yard Area: Concrete Apron

**Parcel Number:** 104-40-010B **Office:**  $\pm 1,500 \text{ RSF}$ 

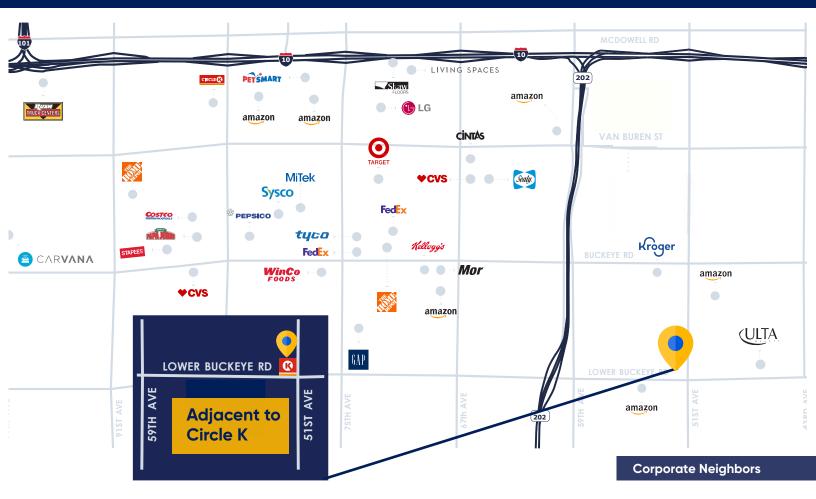
**Zoning:** A-1, City of Phoenix **Docks:** 24 (5 with Dock Package)

Built: June 2021 Drive ins: 2 Oversized Grade Level Doors



## 2550 S 51st Ave Phoenix, AZ 85040

- Newley Built Class A Warehouse | Distribution | Manufacturing Facility
- Located in the Buckeye Rd. Submarket with Close Proximity to South Mountain Freeway (Loop 202) Providing Access to the Entire Valley
- Corporate Neighbors: Amazon, FedEx, The Home Depot, Target, and PepsiCo







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# Class A Warehouse | Distribution | Manufacturing Facility 168,312 RSF









#### **Contact**



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