

# INTERSTATE

## AIRPARK

DELIVERING FEBRUARY 2027



INDUSTRIAL FOR LEASE

±135,950 SF AVAILABLE

2500 E UNIVERSITY DRIVE | PHOENIX | AZ 85034

**CBRE**

# SITE PLAN

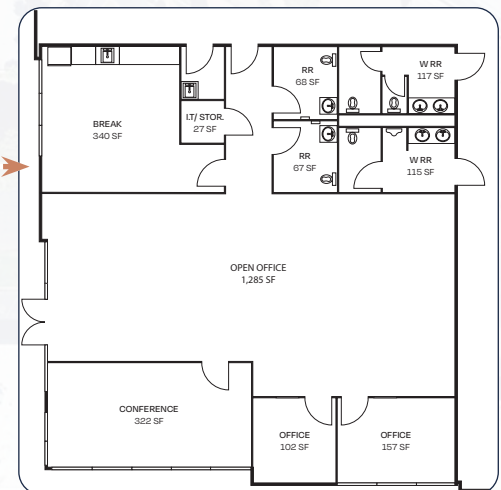


## BUILDING SPECS

Building Size	<b>±135,950 SF</b>
Office Size	<b>±2,832 SF</b>
Building Depth	<b>235'</b>
Clear Height	<b>32'</b>
Dock-High Doors	<b>24</b>
Drive Ins Doors	<b>7</b>
Cooling	<b>100% HVAC</b>
Lighting	<b>LED</b>
Power	<b>3,000Amps (expandable)*</b>
Sprinkler System	<b>ESFR</b>
Parking	<b>155 Stalls</b>
Trailer Parking	<b>22 Stalls</b>
Truck Court	<b>100% Concrete &amp; Secured</b>

*\*Infrastructure in place for additional 3,000Amps*

## SPEC OFFICE PLAN



# LOCATION HIGHLIGHTS



- Premier Airport/Central Location, Close to PHX Sky Harbor & Downtown Phoenix
- Prime Freeway Exposure
  - Over 1,300 lineal feet of frontage along I-10 freeway
  - Excellent visibility to both eastbound and westbound traffic (206,000 CPD)
- Enhanced presence from two large freeway monument signs
- Excellent Freeway Connectivity: I-10, I-17, SR-143, SR-51
- Easy Access to local restaurants, hotels, and retail amenities

# CONVENIENT FREEWAY & CITY ACCESS



# PHOENIX, AZ

## AT A GLANCE

- Phoenix, AZ is Home to Major Technology, Manufacturing, and Distribution Companies
- 5th Largest City in the United States
- Top 3 Largest Growing Metro Area
- World Class Education with 122 total Universities and Colleges
- Strong Labor & Business-Friendly Environment



### LEASING CONTACTS

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# CBRE

**BUENAVER**  
 INVESTMENT  
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**IRONLINE**  
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