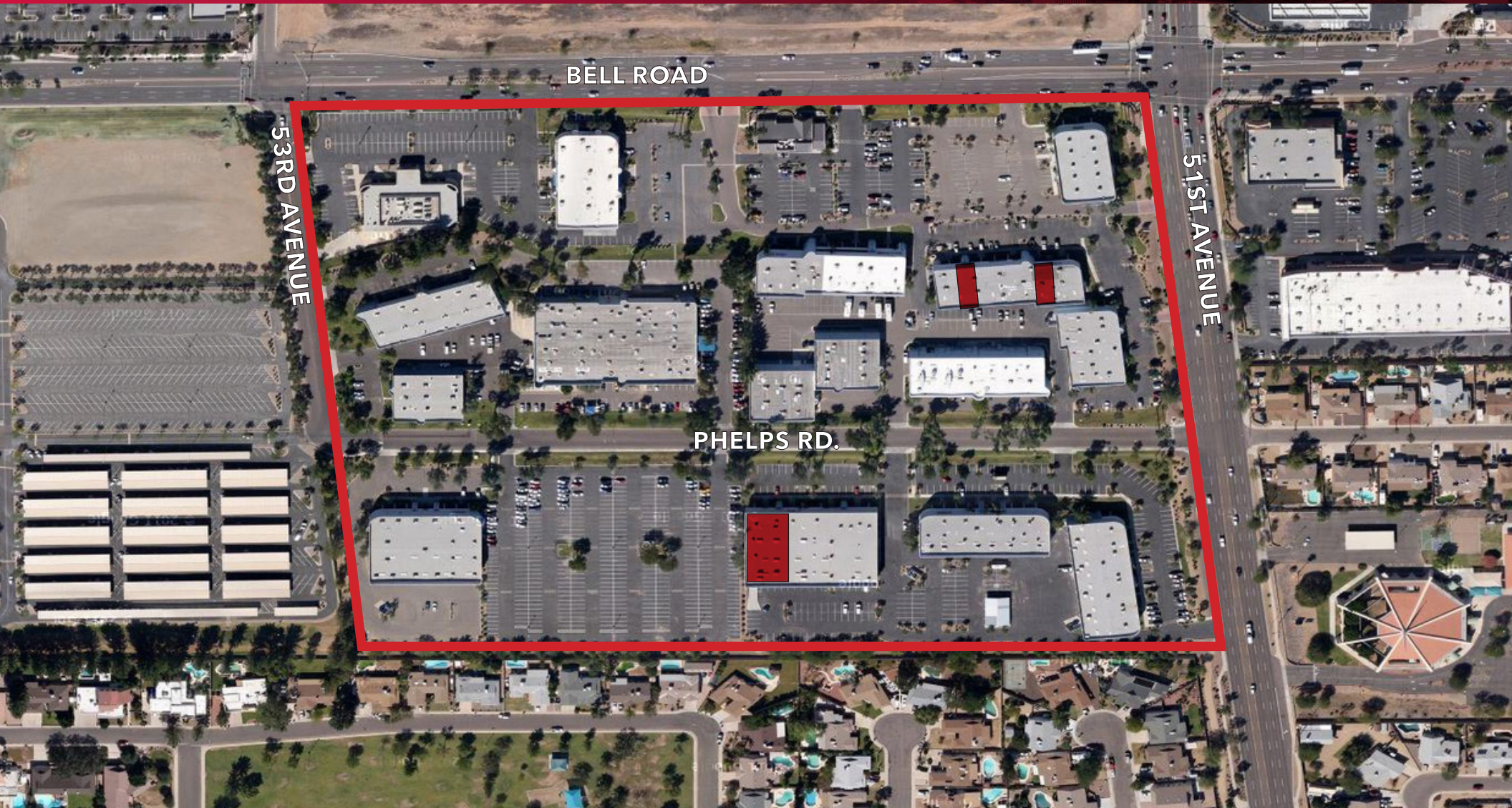


# 51 BELLS BUSINESS PARK

FOR LEASE | GLENDALE, AZ

Flexible Size Suites Available



**MARK LINSALATA, SIOR**  
PRINCIPAL  
602.570.3226  
mlinsalata@leearizona.com



**NIC LINSALATA**  
ASSOCIATE  
480.278.1960  
nlinsalata@leearizona.com



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# 51 BELLS BUSINESS PARK

FOR LEASE | GLENDALE, AZ

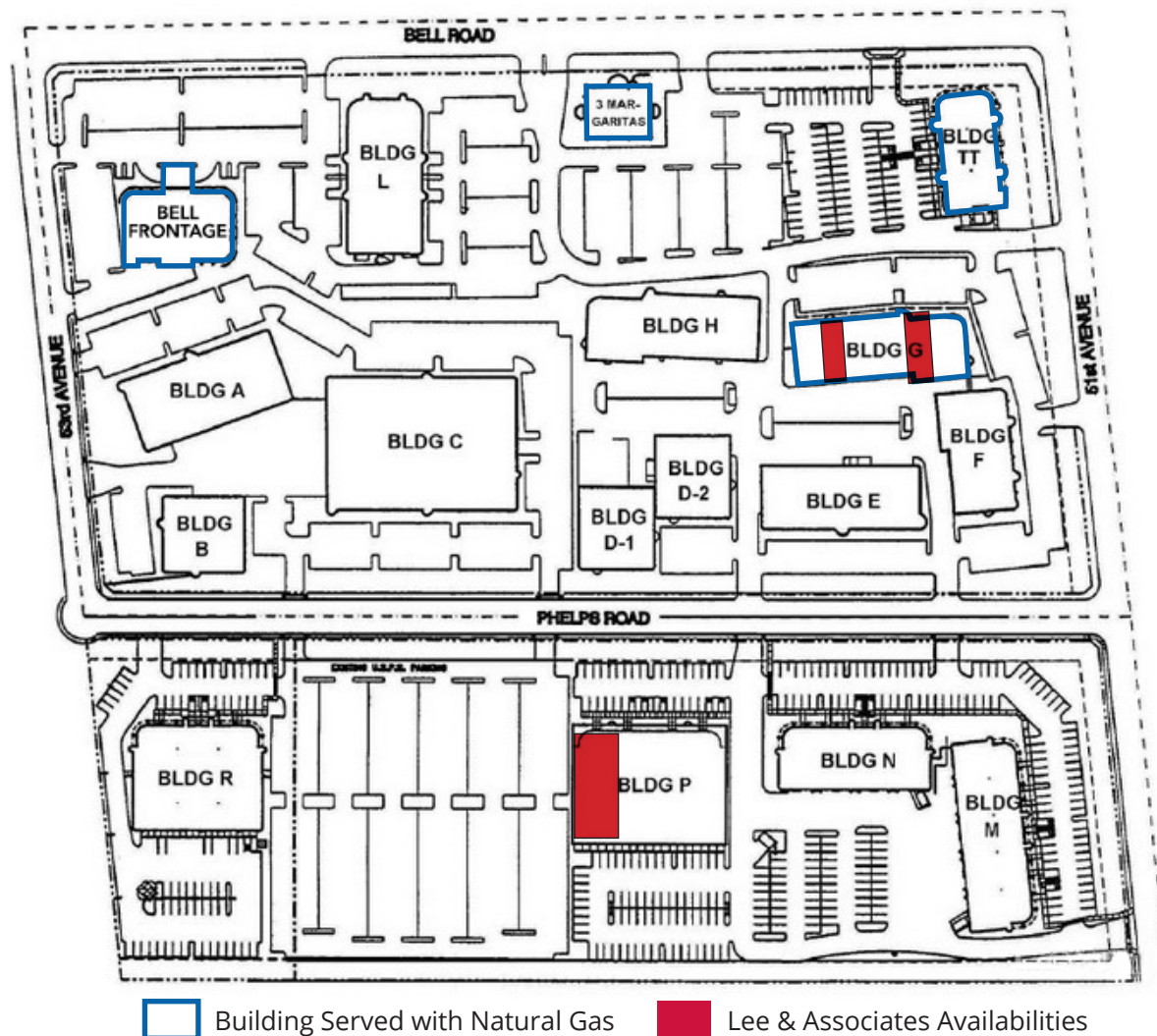
Flexible Size Suites Available



## BUILDING FEATURES:

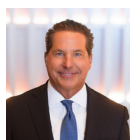
51 Bells is a 17 building,  $\pm 290,000$  square foot Business Park located in Glendale, Arizona. 51 Bells has great access to two major freeways, which is two miles south of 51st Avenue interchange of the Loop 101 and three miles west of the Bell Road interchange on the I-17. Available space sizes at 51 Bells vary from  $\pm 2,070$  SF to  $\pm 10,664$  SF. Three of the Available spaces have natural gas served to the building.

## MAJOR TENANTS HAVE INCLUDED

- Honeywell
- US Postal Service
- Costco
- Maricopa County Assessor
- Sprinkler World
- NAPA
- Nationwide Vision Partners
- Arizona Tile
- Barro's Pizza & many more



 Building Served with Natural Gas  Lee & Associates Availabilities



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ASSOCIATE  
480.278.1960  
nlinsalata@leearizona.com

 **LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES  
*The Linsalata Team*

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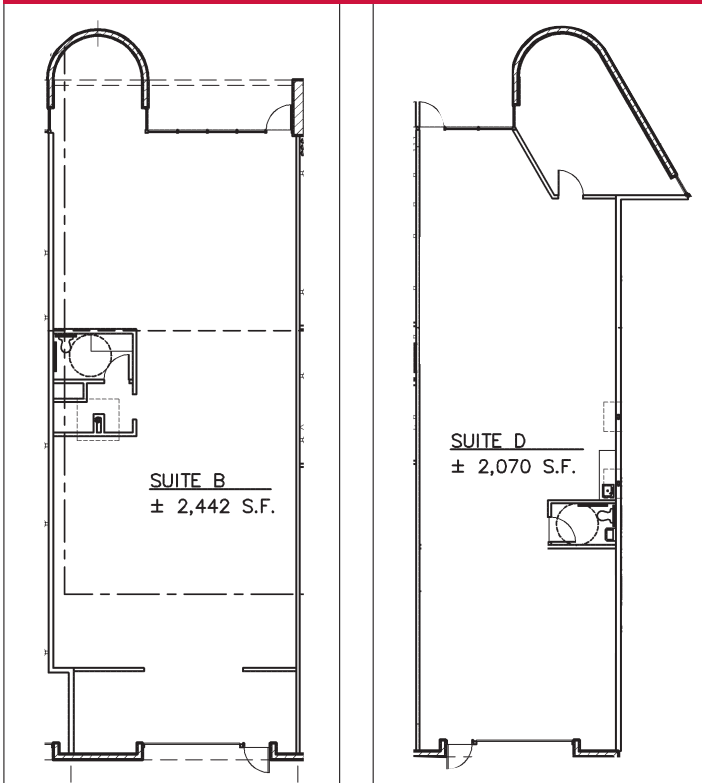
# 51 BELLS BUSINESS PARK

FOR LEASE | GLENDALE, AZ

Flexible Size Suites Available

Address	Available SF	Total Bldg. SF	Proposed Bldg. Use	Project Highlights	Rent/Month/NNN
5115 W. Bell Rd. Bldg G Suites B & D	±2,442 SF ±2,070 SF	±17,814 SF	Retail/Industrial/Showroom	<ul style="list-style-type: none"> <li>• Zoning: M-1 (PUD), City of Glendale</li> <li>• Clear Height: 16'</li> <li>• Parking Ratio: 10/1,000</li> <li>• Building Power: 200 Amps</li> </ul>	\$1.40 PSF/Mo NNN NNN: \$0.275 PSF Approx.
5255 W. Phelps Rd. Bldg P	±5,234 SF	±30,081 SF	Retail/ Industrial/Showroom	<ul style="list-style-type: none"> <li>• Zoning M-1 (PUD), City of Glendale</li> <li>• Clear Height: 16'</li> <li>• Parking Ratio: 2.5/1,000</li> <li>• Building Power: 200 Amps</li> <li>• Truckwell and Grade Level Loading</li> </ul>	\$1.20 PSF/Mo NNN NNN: \$0.275 PSF Approx.

## 5115 W. Bell Rd - Building G



## 5255 W. Phelps Rd - Building P

