

BASELINE BUSINESS PARK

1 MONTH FREE RENT*

*FOR EACH YEAR OF LEASE TERM SIGNED



OFFICE // FLEX // WAREHOUSE

230-254 W BASELINE RD & 5016-5032 S ASH AVE | TEMPE, AZ

Darin Edwards
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Cory Sposi
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PROPERTY FEATURES

- » Varying suite sizes available
- » 20% - 100% Build out
- » 100% Air-conditioned suites available
- » Attractive business park with frontage on Baseline Rd
- » ±14'-16' Clear height in warehouse
- » Grade-level loading
- » Ample parking
- » Great freeway access to I-10, US 60, SR143, Loop 202 and Loop 101
- » Near Sky Harbor Airport, ASU and close to many retail amenities
- » Zoning: General Industrial
- » Newly renovated suites



 **COMMERCIAL PROPERTIES INC.**
Locally Owned. Globally Connected. CP

 **okm**
CAPITAL PARTNERS

TEMPE: 2323 W University Drive, Tempe, AZ 85281 | 480.966.2301
SCOTTSDALE: 8767 E Via de Commercio, Suite 101, Scottsdale, AZ 85258 | www.cpiaz.com

BASELINE BUSINESS PARK

SITE PLAN



AVAILABILITIES

Unit	±SF	Office %	Suite Notes
254 W Baseline Rd			
107	±1,794	35%	Reception, 3 Offices, Break Room, Restroom, A/C Warehouse
108	±2,517	20%	Reception, 1 Office, 2 Restrooms, A/C Warehouse
5016 S Ash Ave			
101	±1,760	100%	Reception, 3 Offices, Conference Room, Bull Pen, Break Room, Restroom
105	±1,279	30%	Reception, 1 Office, Restroom
106	±1,280	20%	Reception, 1 Restroom, 100% A/C Warehouse
5024 S Ash Ave			
109	±2,813	35%	Reception, 2 Offices, Warehouse, Break Room, 2 Restrooms, 100% A/C Cooled Warehouse
111	±1,968	20%	Reception, 1 Private Office, 2 Restrooms, Break Room, 1 Garage Door, HVAC
5028 S Ash Ave			
103/104	±2,495	30%	Reception, 4 Offices, Break Room, Restroom, Bullpen 2x 10' Garage Doors, 100% A/C Warehouse
5032 S Ash Ave			
1	±2,641	25%	Reception, 3 Offices, 1 Restroom
3	±2,239	25%	Reception, 2 Offices, 1 Restroom, Break Room
5	±2,850	25%	Reception, 2 Offices, 1 Restroom, Break Room

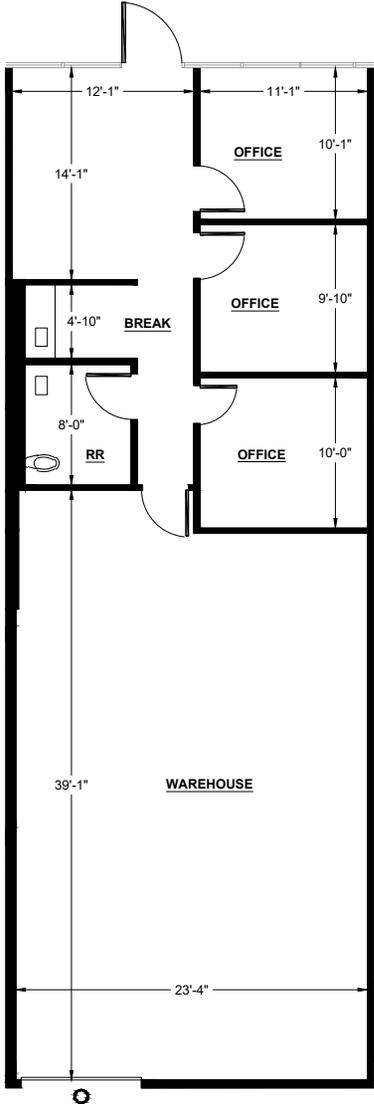
Available

Leased

The information contained herein has been obtained from various sources. We have no reason to doubt its accuracy; however, J & J Commercial Properties, Inc. has not verified such information and makes no guarantee, warranty or representation about such information. The prospective buyer or lessee should independently verify all dimensions, specifications, floor plans, and all information prior to the lease or purchase of the property. All offerings are subject to prior sale, lease, or withdrawal from the market without prior notice.

BASELINE BUSINESS PARK

FLOOR PLAN: 254 - 107



FOR MORE INFORMATION

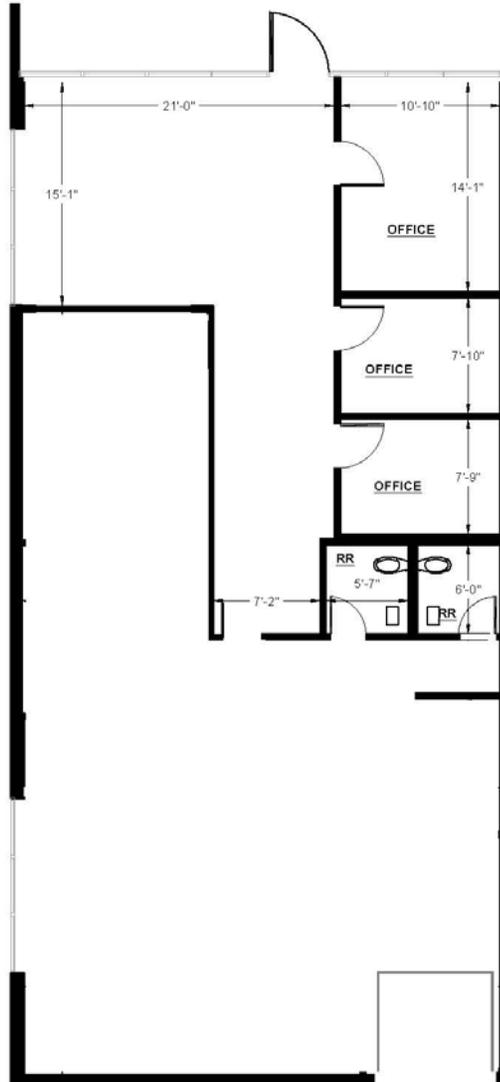
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BASELINE BUSINESS PARK

FLOOR PLAN: 254 - 108



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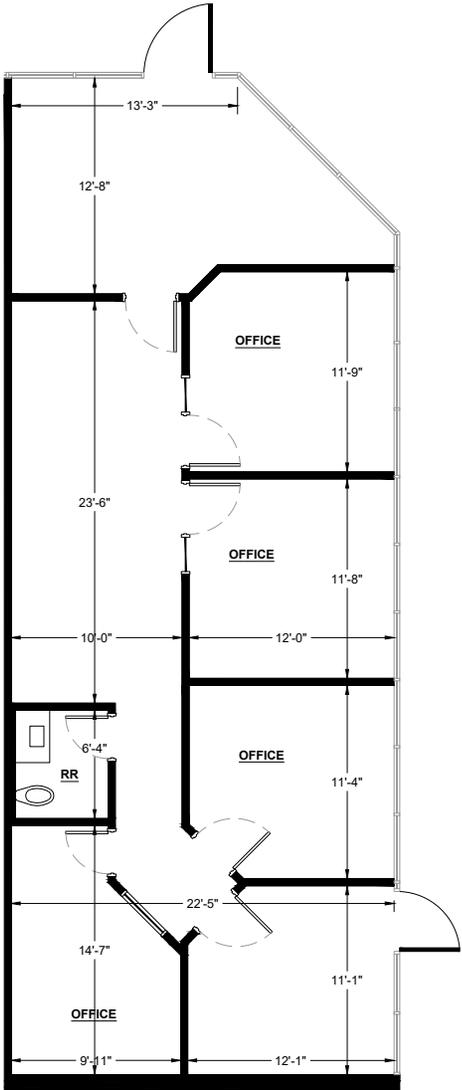
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*SUITE IS CURRENTLY PLANNED FOR REMODEL, CONTACT AGENT FOR MORE INFORMATION

BASELINE BUSINESS PARK

FLOOR PLAN: 5016 - 101



FOR MORE INFORMATION

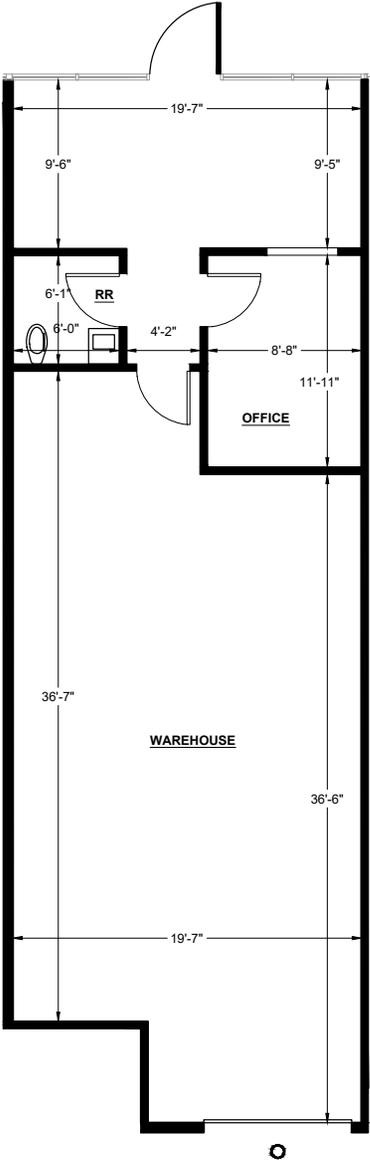
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FLOOR PLAN: 5016 - 105



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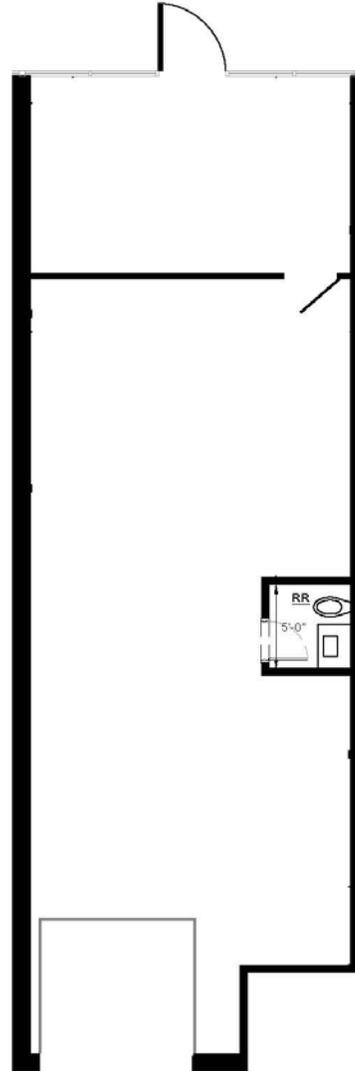
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FLOOR PLAN: 5016 - 106



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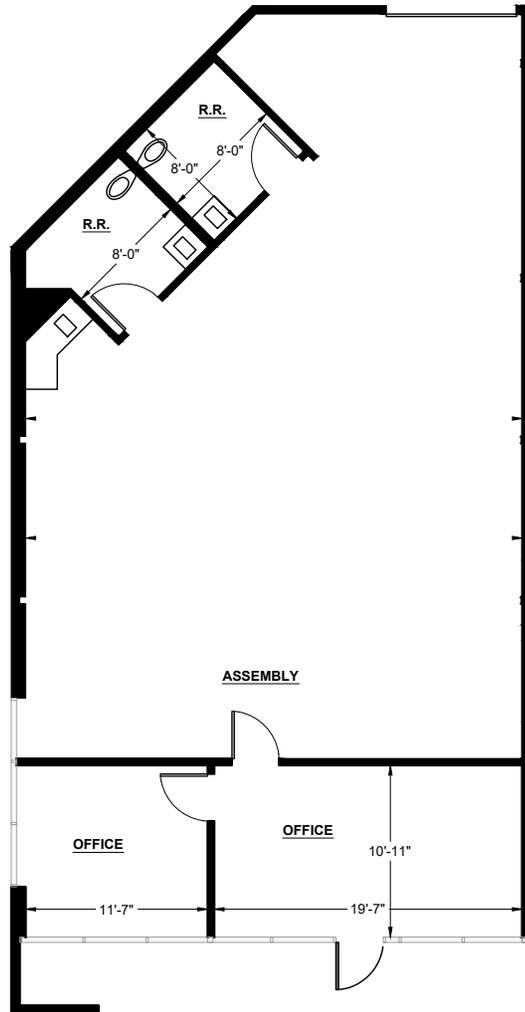
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*CURRENTLY BEING CONVERTED FOR PRIMARILY WAREHOUSE USE, CONTACT AGENT FOR MORE INFORMATION

BASELINE BUSINESS PARK

FLOOR PLAN: 5024 - 111



FOR MORE INFORMATION

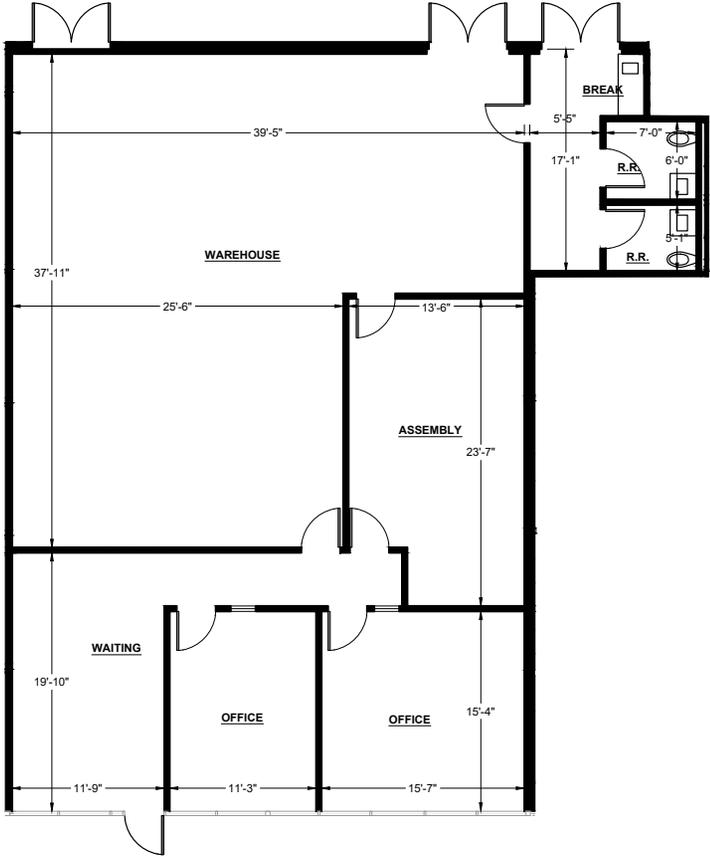
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BASELINE BUSINESS PARK

FLOOR PLAN: 5024 - 109



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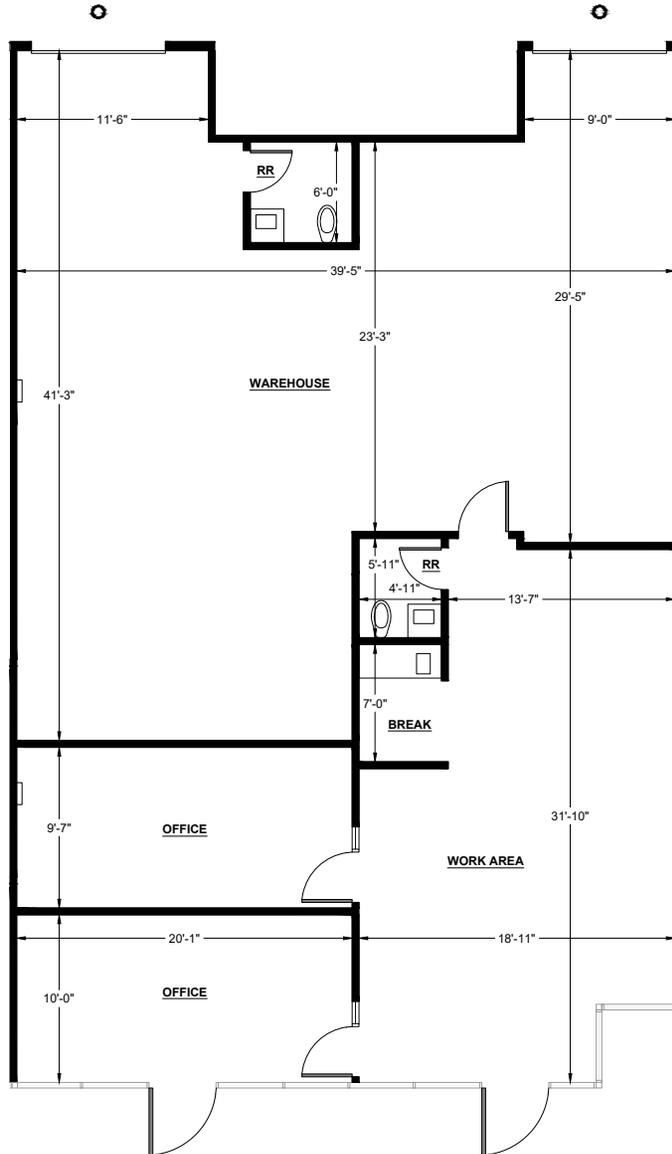
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BASELINE BUSINESS PARK

FLOOR PLAN: 5028 - 103/104



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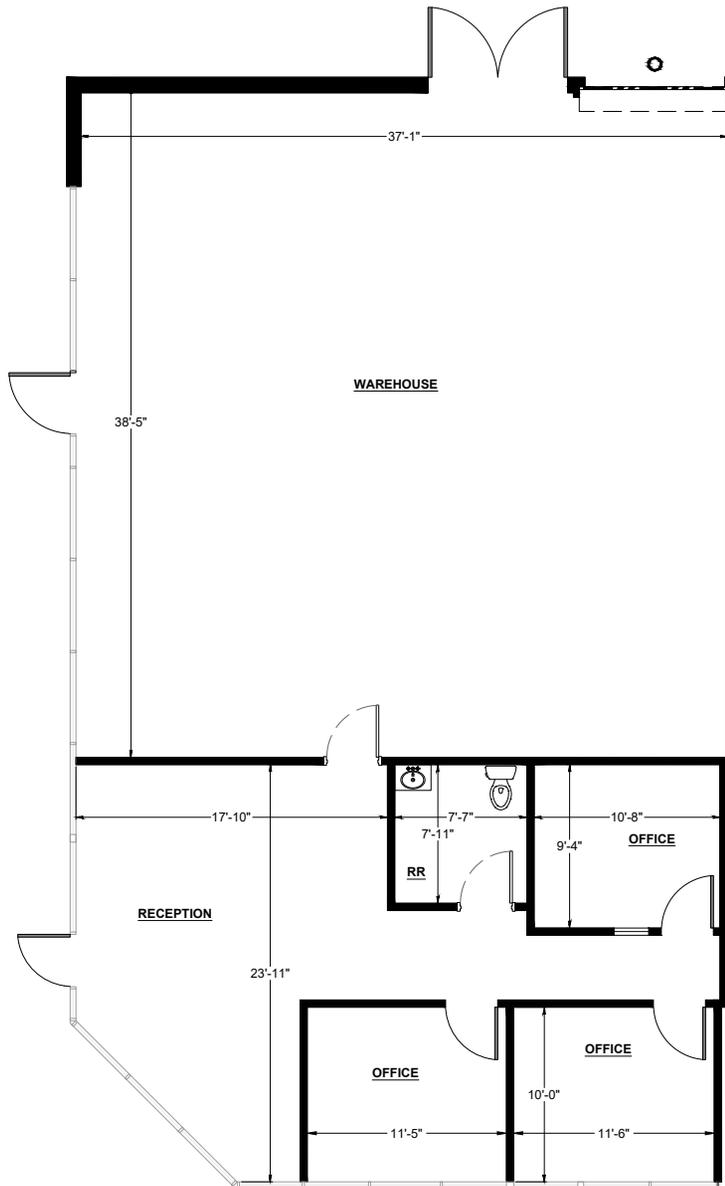
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BASELINE BUSINESS PARK

FLOOR PLAN: 5032 - 1



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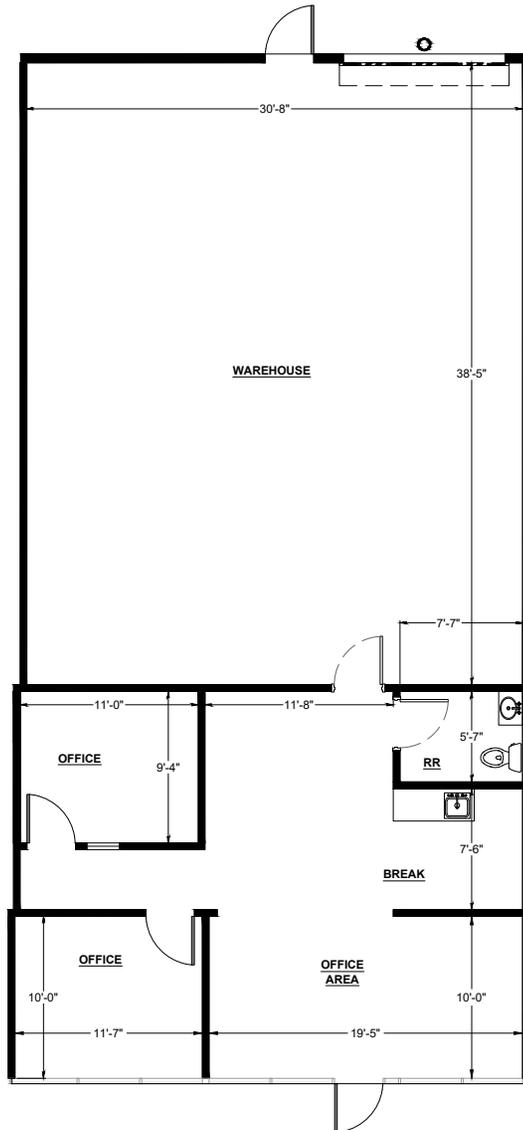
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BASELINE BUSINESS PARK

FLOOR PLAN: 5032 - 3



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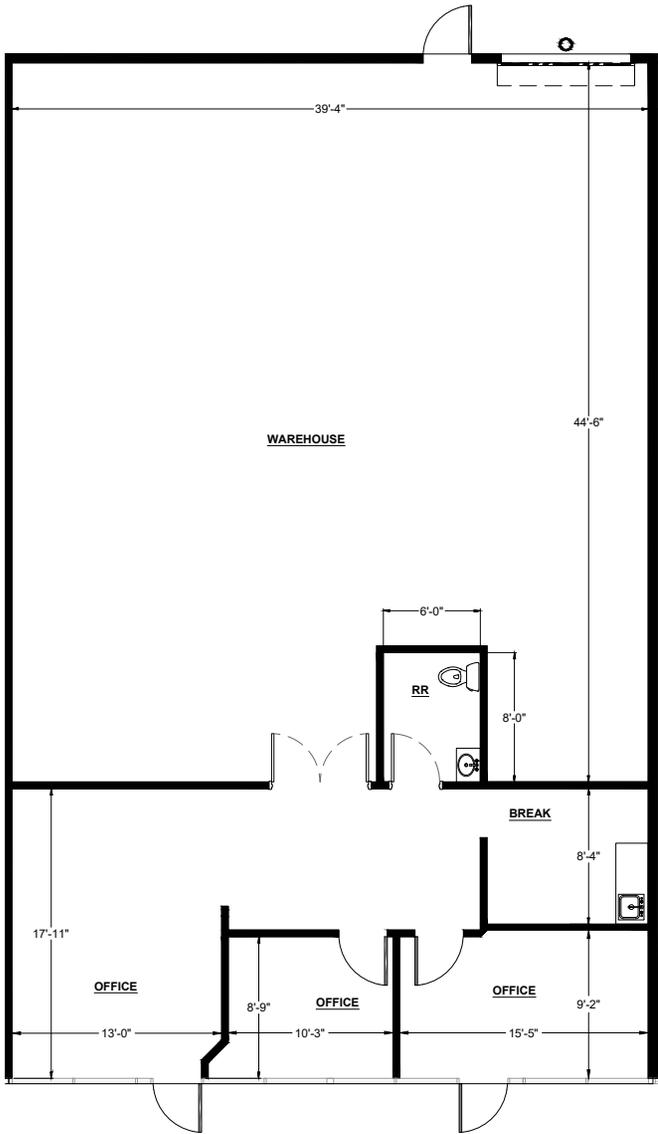
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BASELINE BUSINESS PARK

FLOOR PLAN: 5032 - 5



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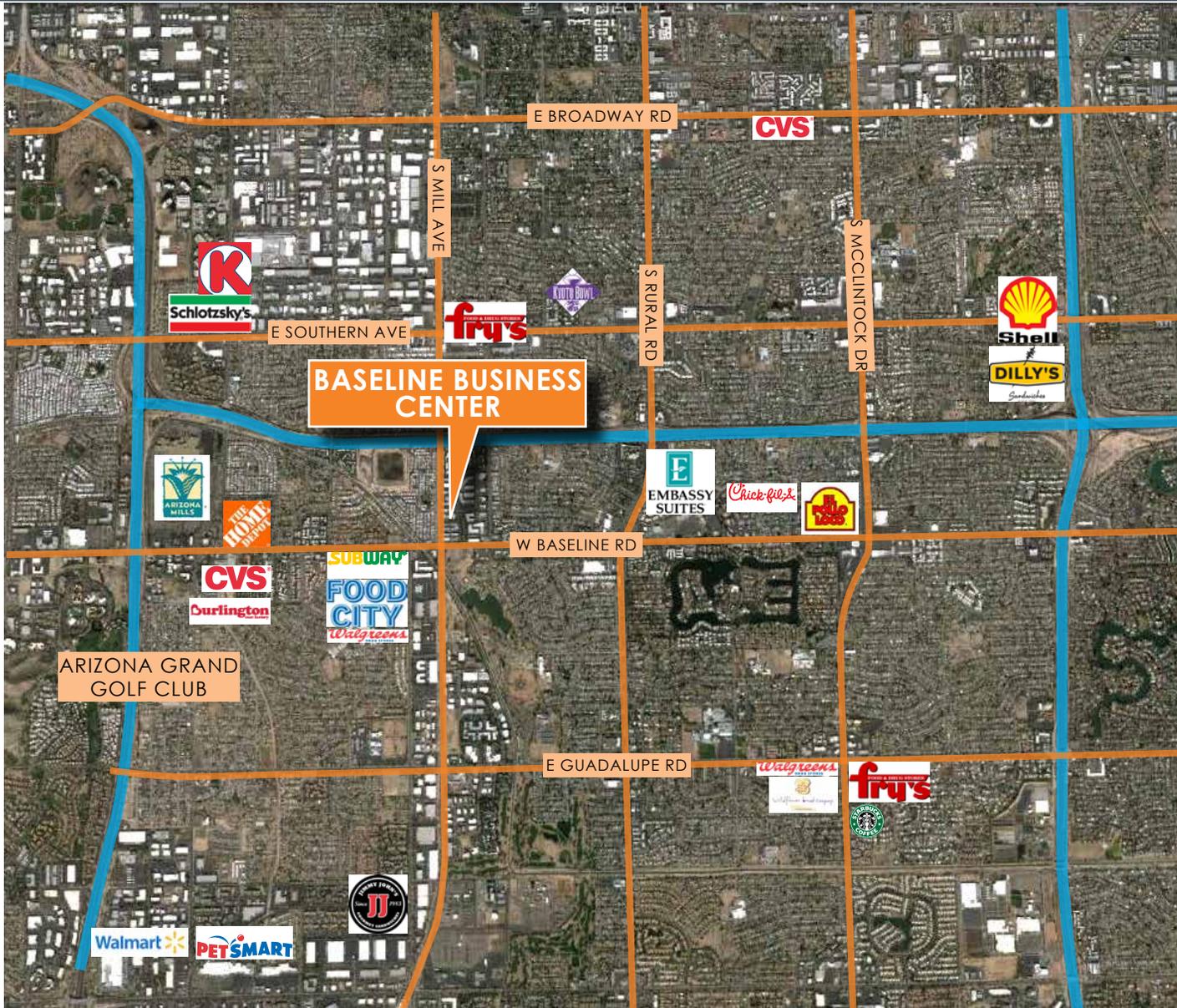
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LOCAL AMENITIES



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