

# BUCKEYE INDUSTRIAL CENTER

3636 WEST BUCKEYE RD, Phoenix, AZ 85009



## CLEAR SPAN INDUSTRIAL BUILDING FOR LEASE



### PROPERTY HIGHLIGHTS

- ±24,500 SF (±2,000 SF TOTAL OFFICE BUILD-OUT - SOUTH OFFICE 1,685 ±SF)
- ±7,500 SF FENCED YARD AREA
- (2) DOCK-HIGH DOORS WITH LEVELERS
- (4) 12'x14' GRADE LEVEL DOORS
- 300 AMPS 277/480 - 3-PHASE POWER
- ±22' CLEAR HEIGHT
- CLEAR SPAN CONSTRUCTION
- ZONING: A-1
- FIRE SPRINKLERED & GATED COMMON PARKING

#### ROD CROTTY

Associate Broker | 602.386.1225 (D)  
rcroty@cutlercommercial.com

### AVAILABILITY

Available SF: ±24,500 SF

### DEMOGRAPHICS

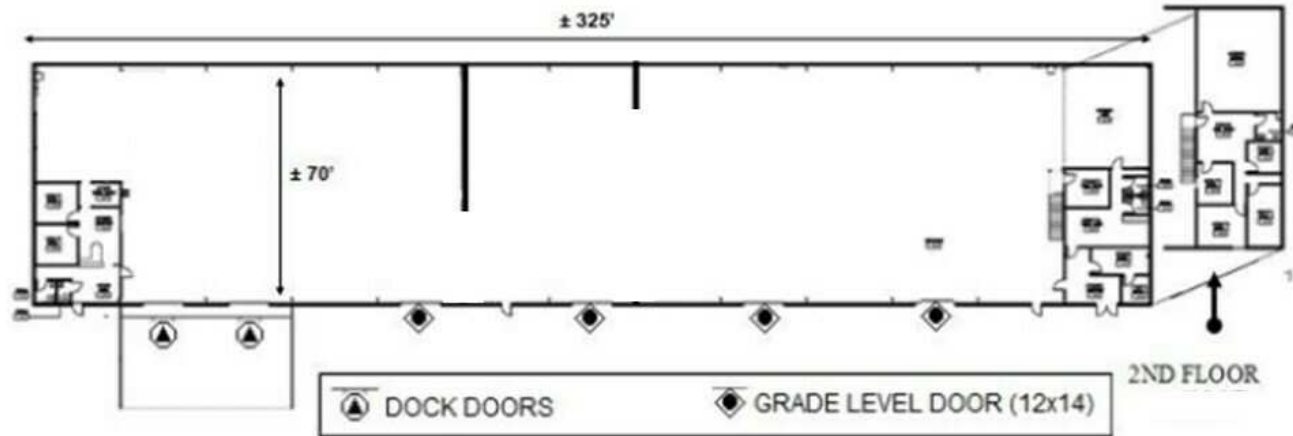
	1 MILE	3 MILES	5 MILES
Total Households	1,385	20,071	81,446
Total Population	8,375	81,497	289,795
Average HH Income	\$36,372	\$39,069	\$46,939

#### CUTLER COMMERCIAL

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ALL DIMENSIONS / SQUARE FOOTAGES ARE APPROXIMATE



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