



BROADWAY COMMERCE CENTER

4001 E. BROADWAY RD | PHOENIX, AZ 85040

For More
Information,
Please Contact:

Tyson Breinholt
D: 480.966.7513
M: 602.315.7131
tbreinholt@cpiaz.com

Cliff Jenkins
D 480.634.2332
M 480.888.6017
cjenkins@cpiaz.com

Cory Breinholt
D 480.889.2569
M 480.220.9987
cbreinholt@cpiaz.com

Caleb Allen
D 480.621.3290
M 480.622.4174
callen@cpiaz.com



COMMERCIAL PROPERTIES INC.

Locally Owned. Globally Connected. CORFAC

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

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 price change, prior sale, lease, or withdrawal from the market without prior notice. 10/27/25

BROADWAY COMMERCE CENTER

PROPERTY HIGHLIGHTS

- Newly Renovated Suite
- Building & Monument Signage
- C-2 Zoning, City of Phoenix
- 3.3/1,000 SF Parking Ratio
- Excellent Access to I-10, SR-143 & US-60
- Minutes From Sky Harbor International Airport

AVAILABILITY

Suite #	Size	Lease Rate
B8	±2,932 SF	\$1.25/SF/MO IG
B13	±2,358 SF	\$1.25/SF/MO IG
B17	±2,973 SF	\$15/SF/YR IG



For More
Information,
Please Contact:

Tyson Breinholt
D: 480.966.7513
M: 602.315.7131
tbreinholt@cpiaz.com

Cliff Jenkins
D 480.634.2332
M 480.888.6017
cjenkins@cpiaz.com

Cory Breinholt
D 480.889.2569
M 480.220.9987
cbreinholt@cpiaz.com

Caleb Allen
D 480.621.3290
M 480.622.4174
callen@cpiaz.com

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 price change, prior sale, lease, or withdrawal from the market without prior notice. 10.27.25



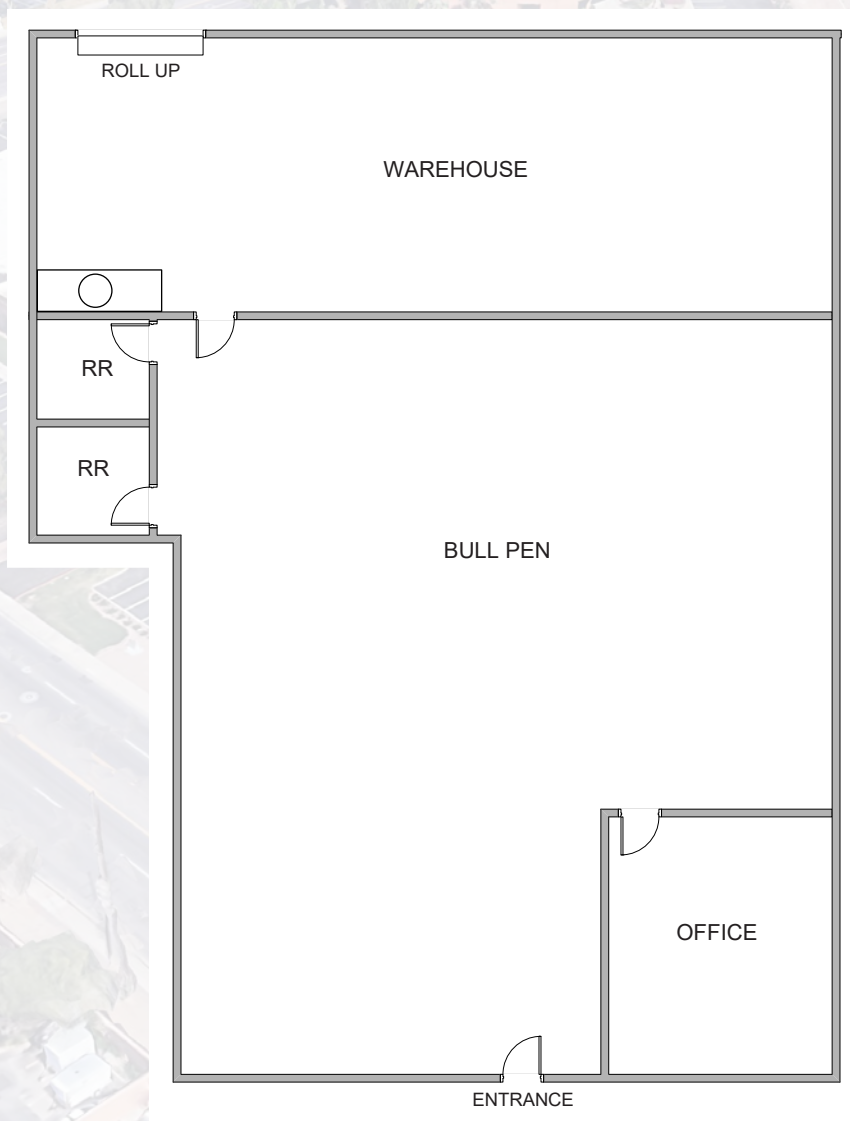
COMMERCIAL PROPERTIES INC.

Locally Owned. Globally Connected. CRPAC

BROADWAY COMMERCE CENTER

BUILDING B | 4001 E. BROADWAY RD

B8



CURRENT AVAILABILITY

Suite B-8:

±2,932 SF

\$1.25/SF Industrial Gross

- Office
- Warehouse
- Roll-Up Door
- 2 Restrooms
- Bull Pen

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 price change, prior sale, lease, or withdrawal from the market without prior notice. 10.27.25



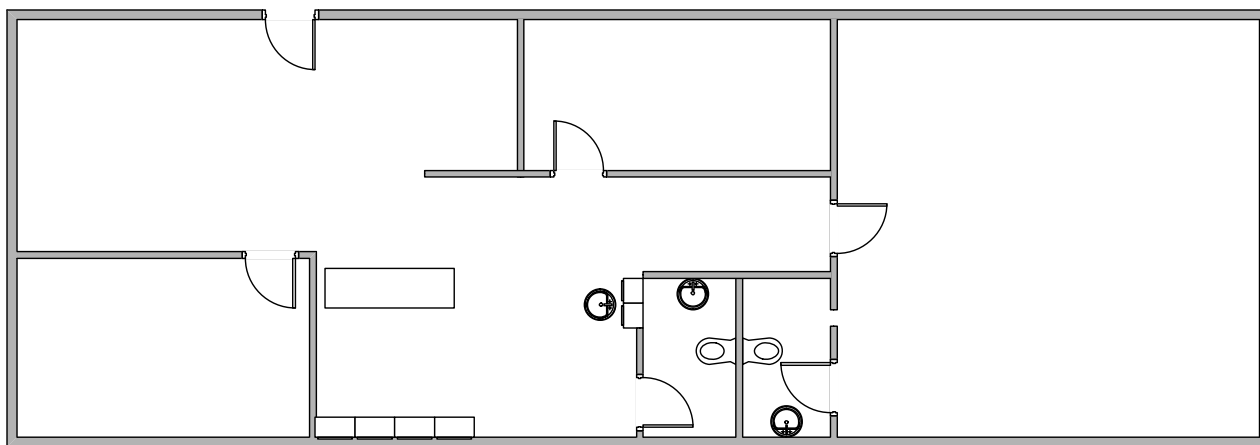
COMMERCIAL PROPERTIES INC.

Locally Owned. Globally Connected. CRFAC

BROADWAY COMMERCE CENTER

BUILDING B | 4001 E. BROADWAY RD

B13



CURRENT AVAILABILITY

Suite B-13:

±2,358 SF

\$1.25/SF Industrial Gross

- Reception
- Private Office
- Conference Room
- Bullpen
- Break Room
- 2 Restrooms
- A/C Warehouse
- Roll-Up Door

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 price change, prior sale, lease, or withdrawal from the market without prior notice. 10.27.25



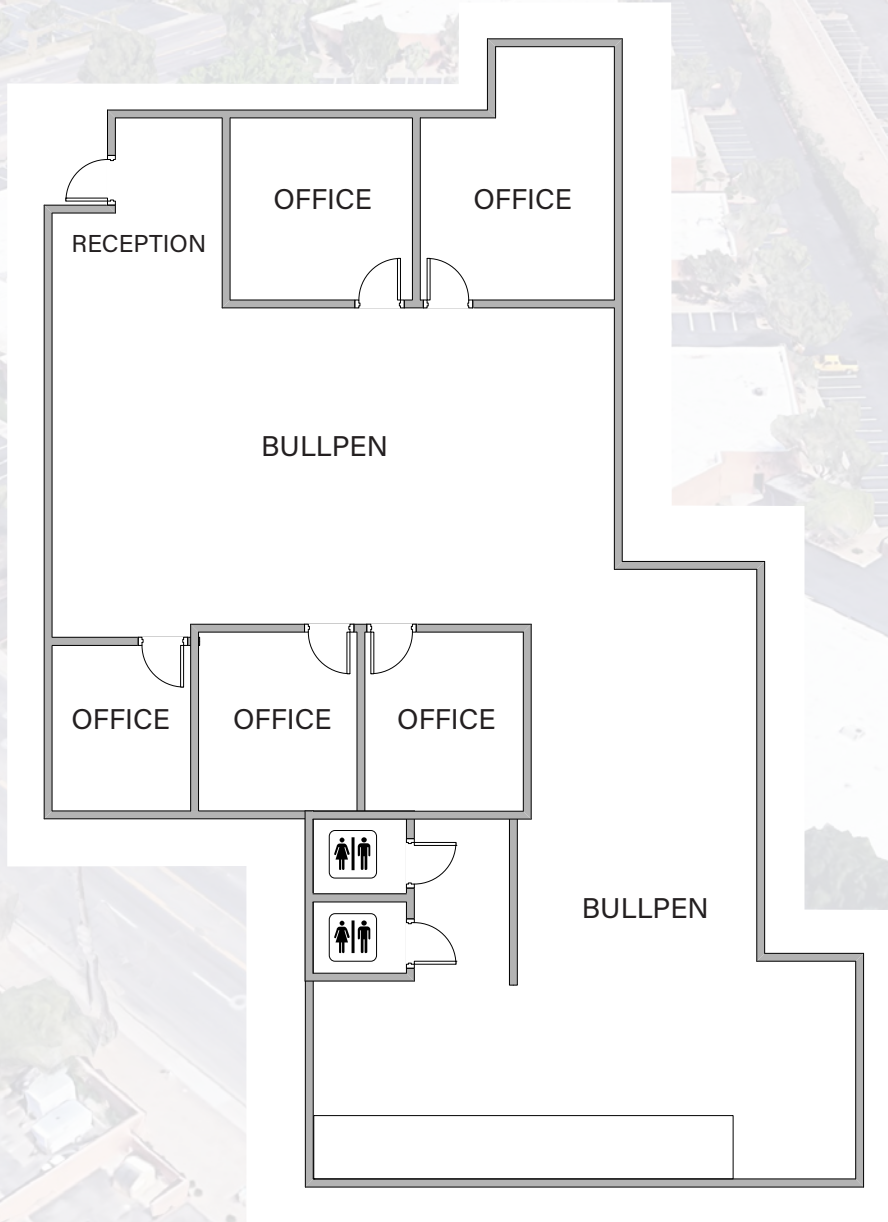
COMMERCIAL PROPERTIES INC.

Locally Owned. Globally Connected. 

BROADWAY COMMERCE CENTER

BUILDING B | 4001 E. BROADWAY RD

B17



CURRENT AVAILABILITY

Suite B-17:

±2,973 SF

\$15/SF/yr Industrial Gross

- Reception
- 5 Offices
- 2 Restrooms
- 2 Bullpens

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 price change, prior sale, lease, or withdrawal from the market without prior notice. 10.27.25



COMMERCIAL PROPERTIES INC.

Locally Owned. Globally Connected. CRFAC