

# 3210-3230 EAST ROESER ROAD

Phoenix, AZ 85040

## INDUSTRIAL PROPERTY FOR LEASE



### PROPERTY HIGHLIGHTS

- ±18' Clear Height
- Dock High Loading
- IP Zoning
- Fenced Truck Court
- Fire Sprinklered
- Excellent Freeway Access

### OFFERING SUMMARY

Available SF:

±14,200 SF

#### 3230 E. ROESER - UNITS 13-15

±14,200 SF

- Reception
- Open Office
- One (1) Private Office
- Break Area
- Two (2) Dock Doors
- One (1) Grade Level Door
- Evap Cooled Warehouse

2150 East Highland Avenue, Suite 207, Phoenix, AZ 85016 // 602.955.3500 // [cutlercommercial.com](http://cutlercommercial.com)

### ROD CROTTY

Associate Broker  
602.386.1225(D)  
[rcrotty@cutlercommercial.com](mailto:rcrotty@cutlercommercial.com)

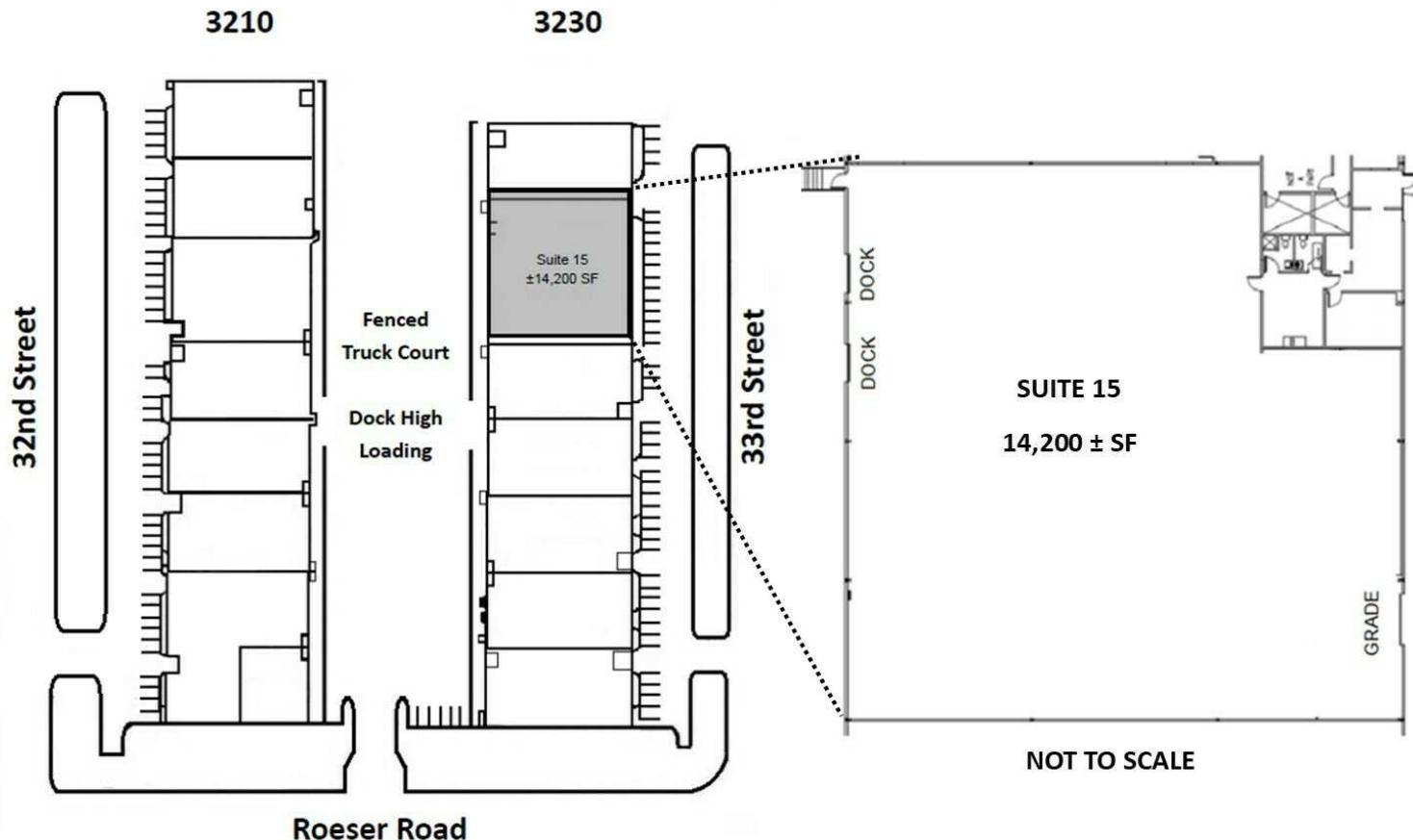


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