

# Available For Sublease

2130 S 7th Avenue, Suite 130 | Phoenix, AZ 85007



8,681 SF AVAILABLE  
REDUCED RATE: \$1.05 NNN  
LEASE EXPIRATION: 09/30/2028

For leasing information, please contact:

**Brian Willetts**

brian.willetts@streamrealty.com

M 631.603.4750





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2130 S 7th Avenue, Suite 130 | Phoenix, AZ 85007

## Suite 130: 8,681 SF

### Suite Features

- Available Immediately
- 2 Dock High Doors & 1 Grade Level Door
- Evaporative Cooled & Insulated Warehouse
- Clear Height: 24'

### Suite Highlights



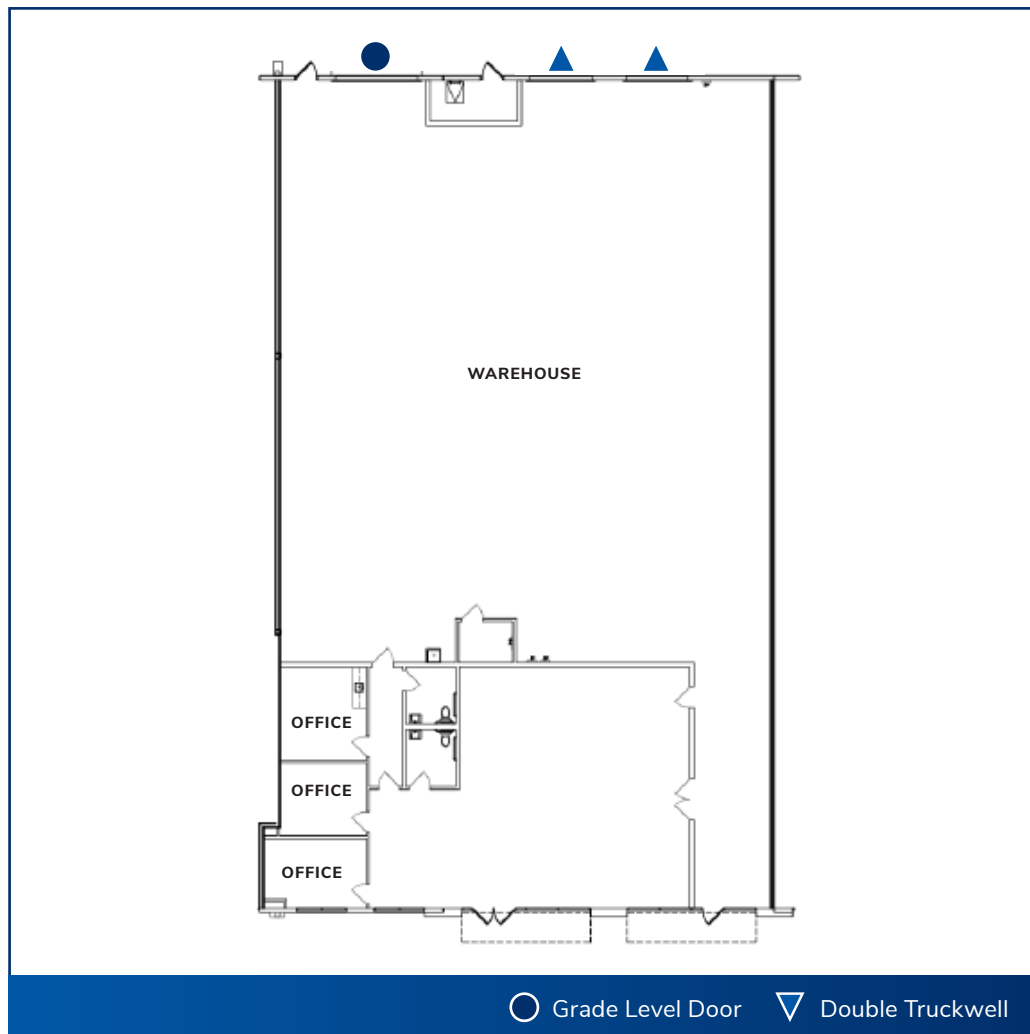
Available  
Immediately



Reduced Rate  
\$1.05 NNN



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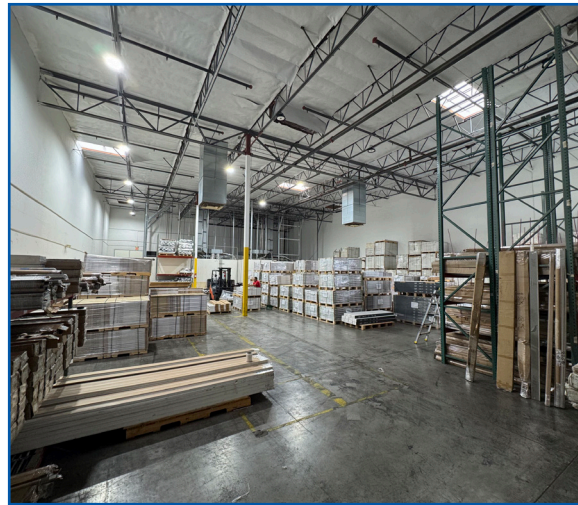
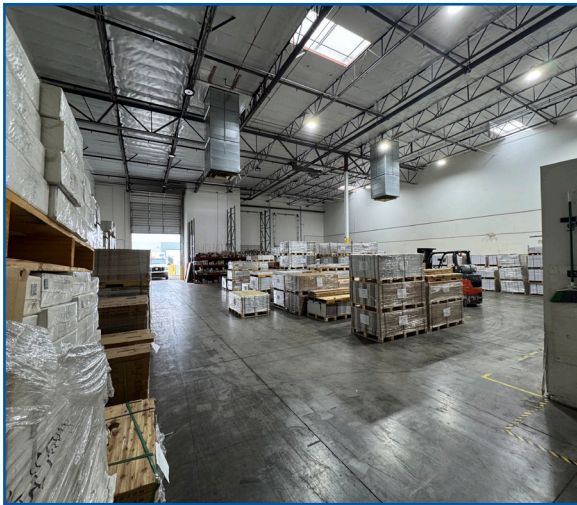
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## Location Overview

This industrial building is centrally located in the heart of Phoenix, just minutes from Phoenix Sky Harbor International Airport. It offers convenient access to major freeways such as I-10, I-17, Loop 202, and Loop 101. The location is also surrounded by a variety of nearby amenities, including restaurants, retail shops, & entertainment options.

## Demographics



**61,865**  
Businesses  
Within 10-Mile Radius



**671,598**  
Employees  
Within 10-Mile Radius



**\$13,221,033,248**  
Consumer Spending  
Within 10-Mile Radius

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