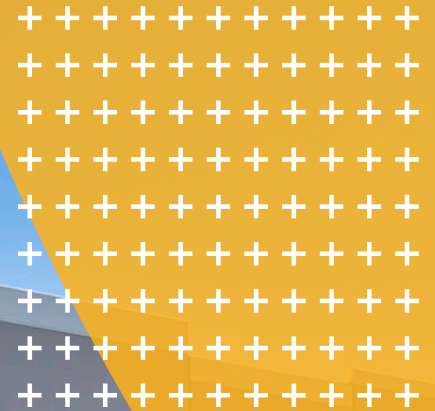


# ECHO PARK @ P132

Peoria Ave & 132<sup>nd</sup> Ave  
Surprise, Arizona

**45,000 SF | 46,410 SF | 48,300 SF Buildings for Lease or Purchase**

**3 Free Standing Buildings with Paved Yard Space**  
AVAILABLE FOR IMMEDIATE OCCUPANCY



**ECHO**  
Real Estate Capital, Inc.

**CBRE**

# Property Site Plan



**ECHO  
PARK  
@ P132**

**Building 1: 48,300 SF**  
10701 N Solar Canyon Way

**Building 2: 46,410 SF**  
10700 N 132nd Ave

**Building 4: 45,000 SF**  
13220 W Desert Cove Rd

160'  
130'  
210'  
**Building 1:  
±48,300 SF**

210'  
221'  
**Building 2:  
±46,410 SF**

130'  
**LEASED**

130'  
**Building 4:  
±45,000 SF**

NOT TO SCALE  
ALL MEASUREMENTS  
ARE APPROXIMATE



Solar Canyon Way



NOT TO SCALE

ALL MEASUREMENTS  
ARE APPROXIMATE

160'

130'

○ GRADE LEVEL

△ DOCK HIGH

210'

230'

**Building 1:**  
**±48,300 SF**



## Building 1: ±48,300 SF

10701 N Solar Canyon Way

**2,500 SF**

Office Space

**30'**

Clear Height

**3**

Grade Level Doors

**6**

Dock Doors

**31**

Parking Spaces

**Secured**

Truck Court

**1,600**

Amps of Power

**HVAC**

Cooling

**R38**

Roof Insulation

**0.5 Acres**

Paved Yard Space



**Building 2:  
±46,410 SF**

NOT TO SCALE  
ALL MEASUREMENTS  
ARE APPROXIMATE

- GRADE LEVEL
- △ DOCK HIGH

132<sup>nd</sup> Ave



**Building 2: ±46,410 SF**

10700 N 132<sup>nd</sup> Ave

**2,500**

Office SF

**30'**

Clear Height

**3**

Grade Level Doors

**6**

Dock Doors

**31**

Parking Spaces

**Secured**

Truck Court

**1,600**

Amps of Power

**HVAC**

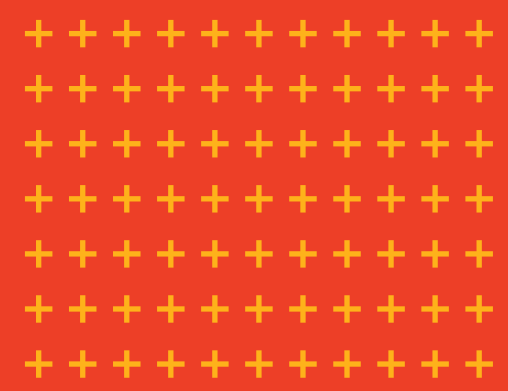
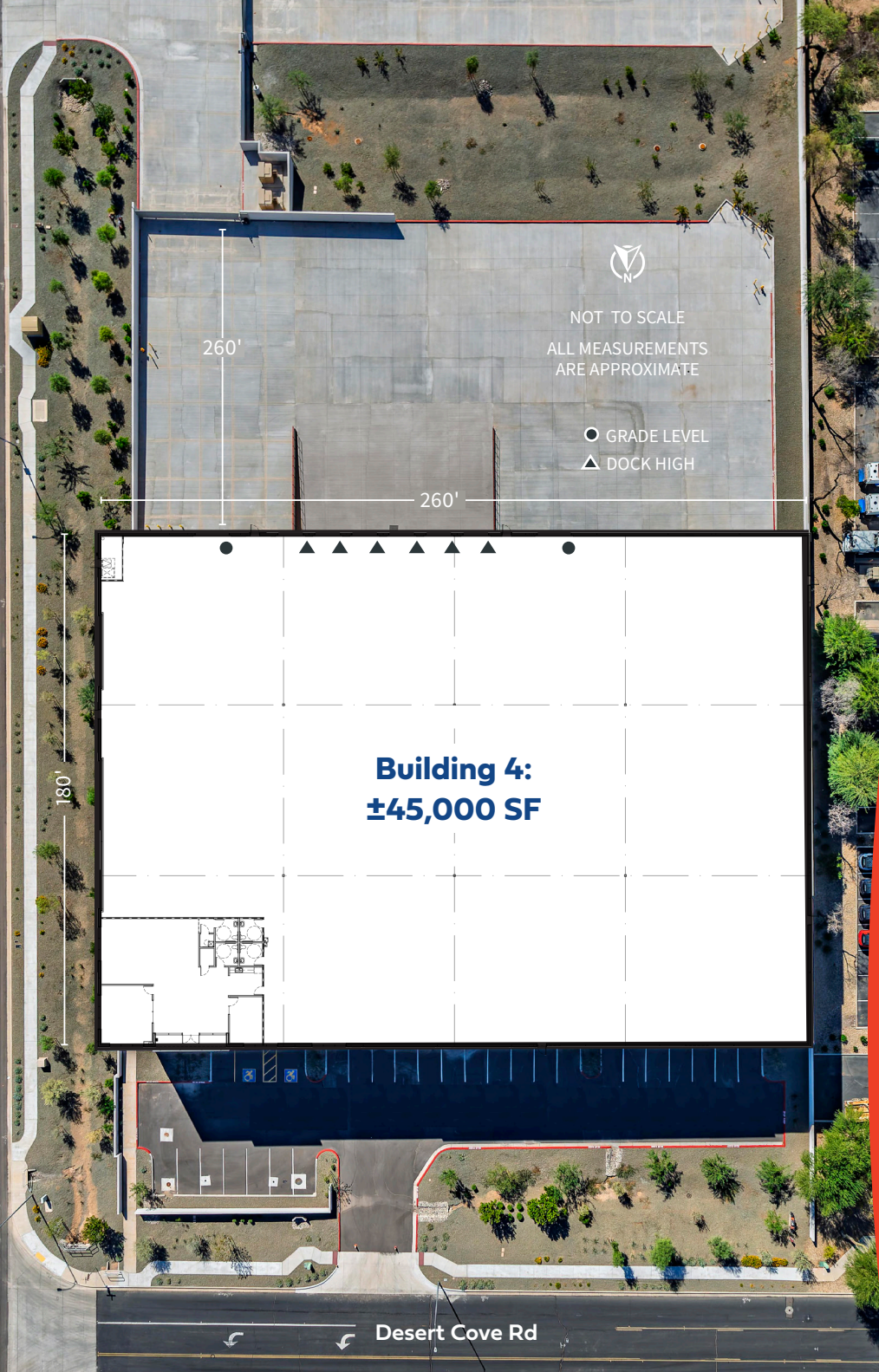
Cooling

**R38**

Roof Insulation

**0.5 Acres**

Paved Yard Space



## Building 4: ±45,000 SF

13220 W Desert Cove Rd

**2,500**

Office SF

**30'**

Clear Height

**2**

Grade Level Doors

**6**

Dock Doors

**28**

Parking Spaces

**Secured**

Truck Court

**1,600**

Amps of Power

**HVAC**

Cooling

**R38**

Roof Insulation

**0.5 Acres**

Paved Yard Space

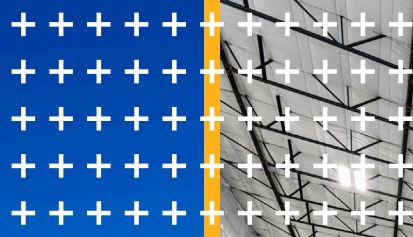


# Location

Peoria Ave & 132<sup>nd</sup> Ave, Surprise, Arizona



10700 N 132<sup>nd</sup> Ave



10701 N Solar Canyon Way



13220 W Desert Cove Rd

10700 N 132<sup>nd</sup> Ave



# Corporate Neighbors



**Southwest Valley**

Industrial Submarket



**Surprise, Arizona**

Incorporated City





# ECHO PARK @ P132

Peoria Ave &  
132nd Ave  
Surprise, Arizona

**45,000 SF | 46,410 SF | 48,300 SF Buildings for Lease or Purchase**

**3 Free Standing Buildings with Paved Yard Space**

**AVAILABLE FOR IMMEDIATE OCCUPANCY**

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