



INDUSTRIAL/FLEX SUITES FOR LEASE

CENTREPOINTE BUSINESS PARK

625 E IRIS PL | CHANDLER, AZ 85249

PROPERTY FEATURES

- ±18,137 SF Total Building Size
- Construction To Be Completed in 2026
- 2.38/1,000 SF Parking Ratio
- Multi-Tenant Industrial/Flex Building
- APN# 303-49-970
- POWER: 1600 AMPS, 3 Phase
- ZONING: I-L
- Chandler Strategically Located in Sun Corridor
- Close to I-10 & San Tan 202 Freeways



COMMERCIAL PROPERTIES INC.

Locally Owned. Globally Connected. CORFAC INTERNATIONAL

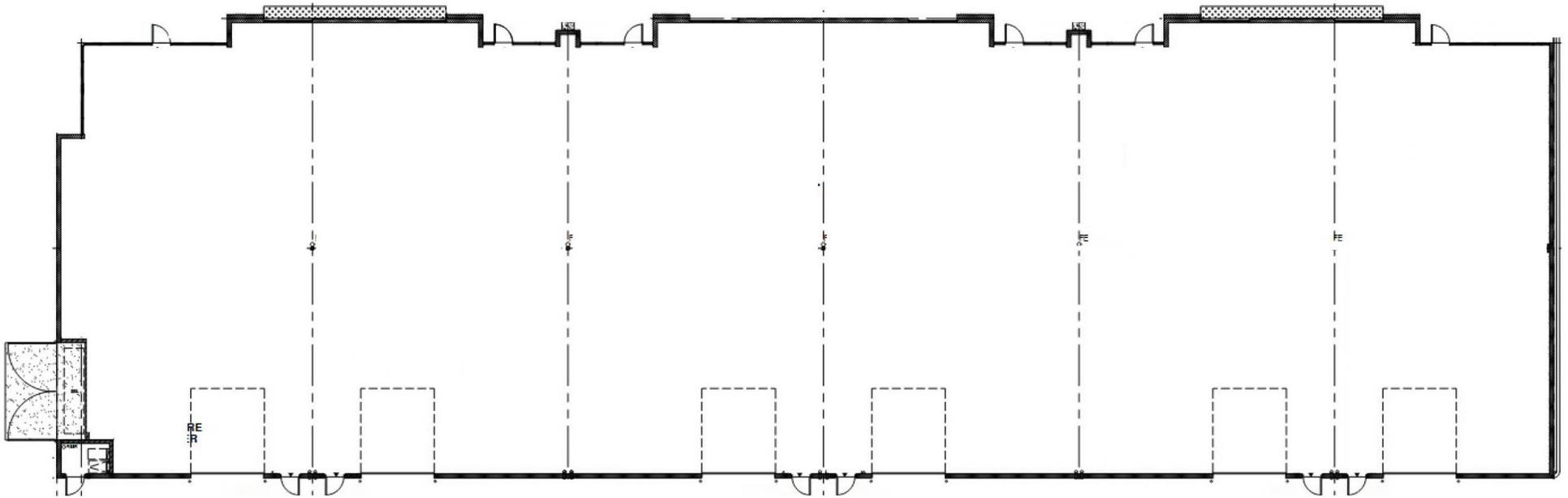
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Availability

SUITE #	SIZE	CLEAR HEIGHT	GL DOORS	LEASE TYPE	ASKING RATE
1	±2,953 SF	16'	1	NNN	\$24.00/SF/YR
2, 3	±6,226 SF	16'	2	NNN	\$24.00/SF/YR
4, 5	±6,226 SF	16'	2	NNN	\$24.00/SF/YR
6	±2,732 SF	16'	1	NNN	\$24.00/SF/YR







LOOP
202

FERGUSON

CHANDLER
MUNICIPAL AIRPORT
CHD

- DEL TACO**
- DOLLAR TREE**
- Burlington**
- ME** Massage Envy
- STAPLES**
- BOB'S DISCOUNT FURNITURE**
- SKECHERS**
- Walmart** Save money. Live better.
- IN-N-OUT BURGER**
- 5.11**
- MATTRESS FIRM**
- Chick-fil-A**
- Harkins THEATRES**
- Olive Garden**
- THE HOME DEPOT**
- TRANSIT**
- BIG TIRES**

E QUEEN CREEK RD

FedEx

S MCGUEN RD

amazon

S GILBERT RD

SITE

- TARGET**
- Wendy's**
- PET SMART**
- Chick-fil-A**
- FIVE GUYS** BURGERS AND FRIES
- LOWE'S**
- STAPLES**
- ROSS** DRESS FOR LESS
- DOLLAR TREE**
- petco**
- CAVA**
- BUCK'S**
- BIG 5** SPORTS & OUTDOOR GOODS
- jiffylube**
- WAX**
- CRUMBL** COOKIES
- ihop**
- LAPFITNESS**
- TRANSIT**

CHANDLER
UNION CHANDLER SCHOOL DISTRICT