



EXCLUSIVE LISTING:

FOR LEASE

±1 ACRE SERVICE, WAREHOUSE
or CONTRACTOR YARD

±1 Acre

±2,100 SF warehouse

±1,800 SF office space

\$7,000/Month + NNN

**9259 S Priest Dr
Tempe, AZ 85284**

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EXECUTIVE SUMMARY

Located in sought after south Tempe, this versatile ± 1 -acre property offers a rare combination of office, warehouse, and yard space, or the potential for a Live/Work location. The site can accommodate a variety of commercial, service and contractor uses.



PROPERTY HIGHLIGHTS

- Fenced and gated
- Well Maintained
- Live/work potential
- Highly versatile shop space.

The property features a $\pm 2,100$ SF warehouse with three grade-level roll-up doors, $\pm 1,800$ SF of office or living space, and additional covered parking or storage space. The property is also fully fenced and gated, providing security and utility for vehicle or equipment storage.

With direct access to I-10 and the Loop 202, as well as countless nearby shopping and restaurant amenities, this location provides outstanding convenience and functionality.





