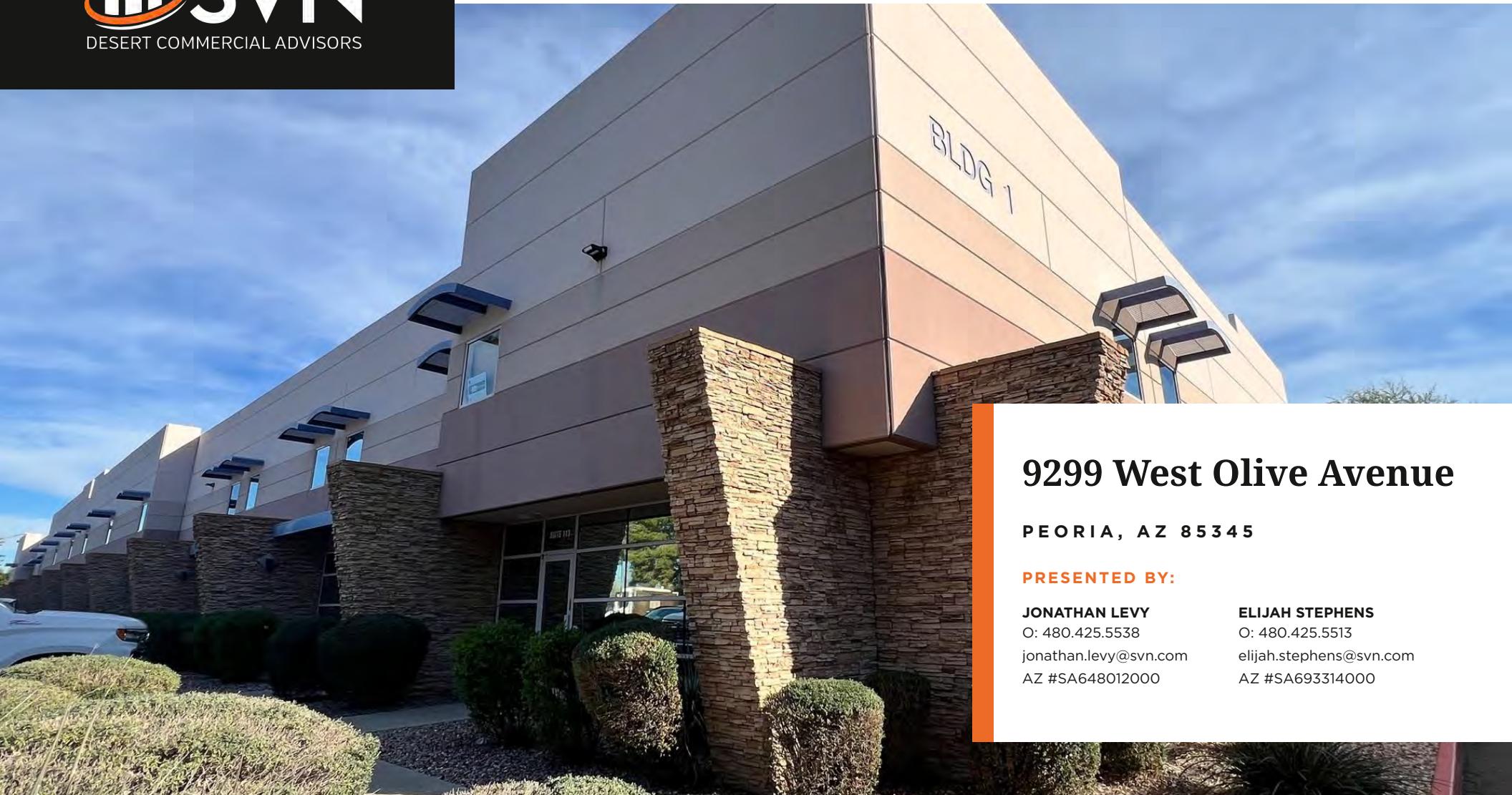




Olive Business Park Unit 113 For Lease



9299 West Olive Avenue

PEORIA, AZ 85345

PRESENTED BY:

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PROPERTY SUMMARY

OLIVE BUSINESS PARK UNIT 113

9299 WEST OLIVE AVENUE
PEORIA, AZ 85345

OFFERING SUMMARY

LEASE RATE:	\$17.00 SF/yr (MG)
AVAILABLE SF:	3,031 SF
ZONING:	BPI
APN:	142-55-544
YEAR BUILT:	2006
TENANT RESPONSIBILITIES:	Rent + Electricity

PROPERTY SUMMARY

SVN Desert Commercial Advisors is pleased to offer for lease an endcap Industrial/Flex Condo Unit at the desirable Olive Business Park. Boasting approximately 3,031 SF, this unit offers a majority warehouse/distribution space ideal for various industrial needs. The appealing modified gross lease structure simplifies leasing terms, allowing for a straightforward and transparent agreement. With quality 2006 construction and BPI zoning in Peoria, this property presents an outstanding opportunity for businesses seeking a versatile and well-equipped industrial space in a prime location.



PROPERTY HIGHLIGHTS

- Endcap Industrial/Flex Condo Unit for Lease
- ±3,031 SF - Includes Mezzanine Space
- Majority Warehouse/Distribution Space
- Appealing Modified Gross Lease Structure
- 100% Air Conditioned in Office and Warehouse
- 2006 Construction
- BPI Zoning - Peoria



Endcap Unit



12'x14' Roll Up Door



Loop 101 Access

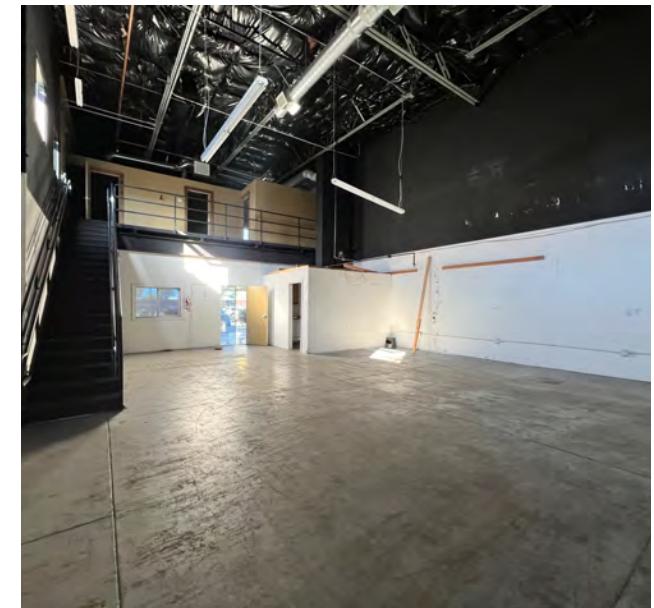
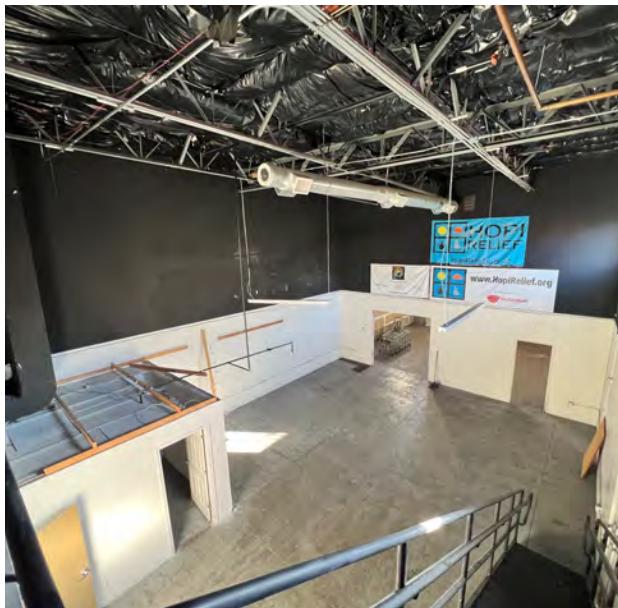
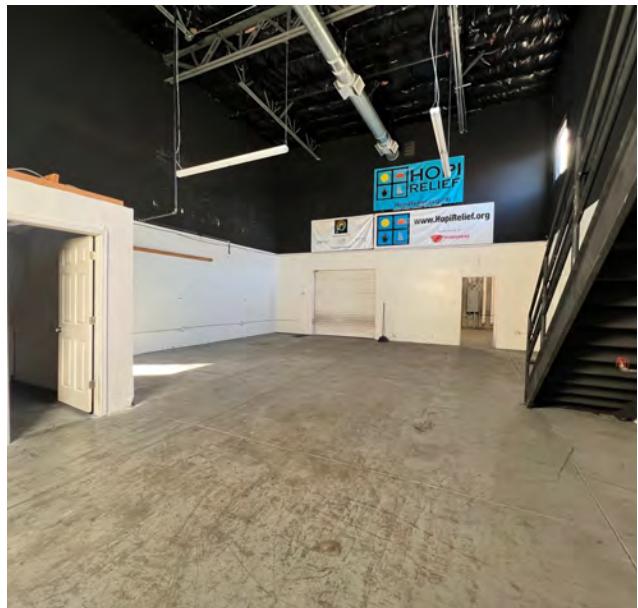
1ST FLOOR + MEZZANINE



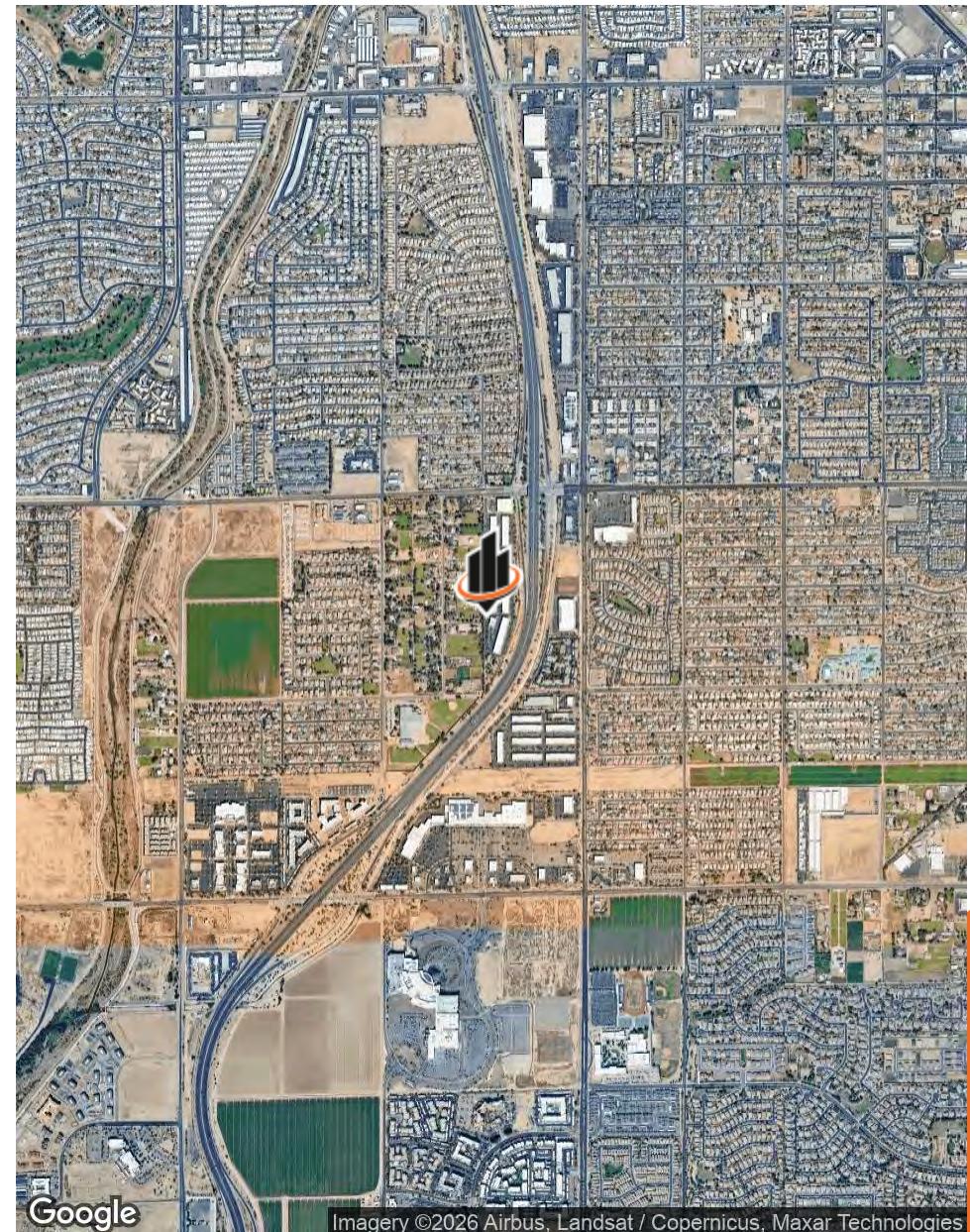
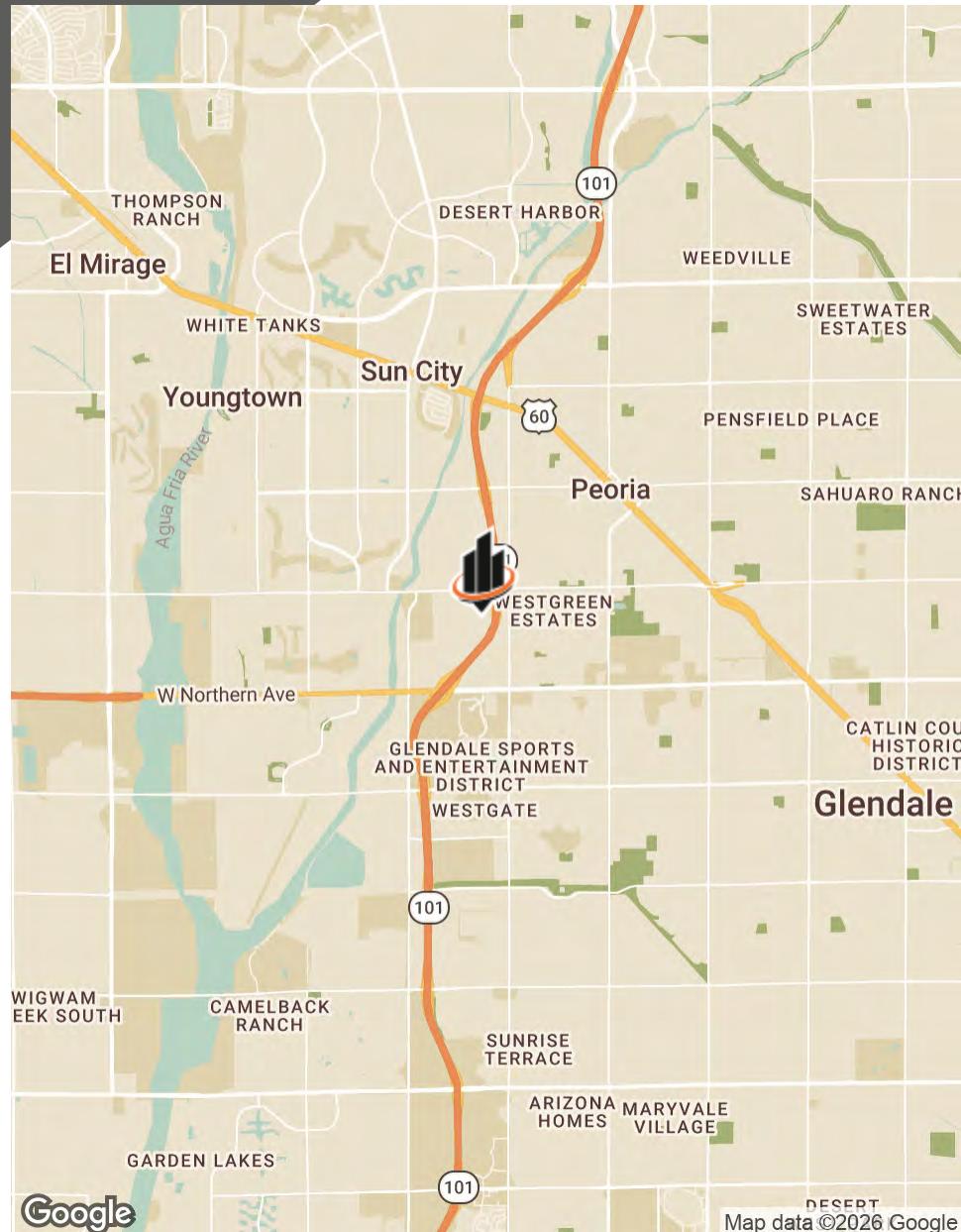
FIRST FLOOR



INTERIOR PHOTOS



REGIONAL MAP





DISCLAIMER

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