

NEW INDUSTRIAL CONDOS FOR SALE WITH YARD SPACE

STARTING AT \$369,900

LOCATED WITHIN GLEN HARBOR BUSINESS PARK



7922 N GLEN HARBOR BLVD GLENDALE, AZ 85307

NICK **DEPAUL**

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+

PRESTON **BRIMHALL**

Partner
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BASIS
COMMERCIAL REAL ESTATE





EACH UNIT INCLUDES

- 12 × 14 overhead doors – pull-thru access
- 3 × 7 man door at front entry
- 200 amp 120/208V 3-phase power
- ADA-compliant bathroom
- Fenced yard (buildings A & C only)
- Fully air-conditioned
- 18' Clear height
- 22 GA metal panel demising walls
- R-30 roof insulation / R-15 demising walls
- LED lighting throughout
- 8' screen walls with 24/7/365 secure access
- Suites can be combined for larger users
- Zoning: M-1 light industrial City of Glendale

LOCATION

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NICK DEPAUL

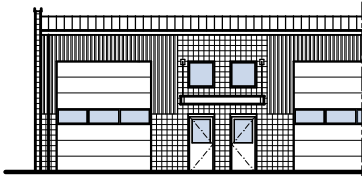
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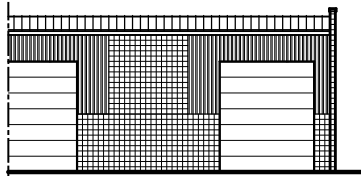
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PARTIAL ELEVATION (WEST)



PARTIAL ELEVATION (EAST)

LOCATION

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BUILDING A

1,500 SQFT UNITS WITH
YARD SPACE

STARTING AT
\$599,900

BUILDING B

1,500 SQFT UNITS WITH
NO YARD SPACE

STARTING AT
\$554,900

BUILDING C

960 SQFT UNITS WITH
YARD SPACE

STARTING AT
\$369,900

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RED HAWK **BUSINESS SUITES**
EXCLUSIVELY LISTED FOR SALE BY
BASIS COMMERCIAL REAL ESTATE



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