



FOR LEASE | INDUSTRIAL

SCOTTSDALE ROAD WAREHOUSE

910 N Scottsdale Rd, Tempe, AZ 85288

Preston Beck Advisor | 480.610.2400 | preston@coberealestate.com



coberealestate.com

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PROPERTY SUMMARY

Available SF:	2,072 SF
Lease Rate:	\$22 SF/yr (MG)
Lot Size:	0.8 Acres
Year Built:	1985
Zoning:	GID
Cross Streets:	Curry Rd

PROPERTY OVERVIEW

Located in an industrial and automotive corridor in Tempe, this $\pm 2,072$ SF industrial/flex space has three 12' x 14' roll-up doors, an existing restroom, and monument/building signage opportunities along a corridor with nearly 78,000 vehicles per day. The space is ideal for tint, detailing, wrap, and tire-related users seeking strong exposure and functional shop space. General automotive repair is not permitted. Available now!

PROPERTY HIGHLIGHTS

- Nearly 78,000 VPD passing by
- Located one block from Loop-202, 2 miles from Loop-101, and less than 5 miles from SR-143, I-10, and US-60
- Buildout Includes: 14 feet clear height, 3 roll up doors (12' wide x 14' tall), and Bathroom
- Building signage is available
- GENERAL AUTOMOTIVE REPAIR NOT PERMITTED
- Tint/Detailers/Wrap/Tire are welcomed uses

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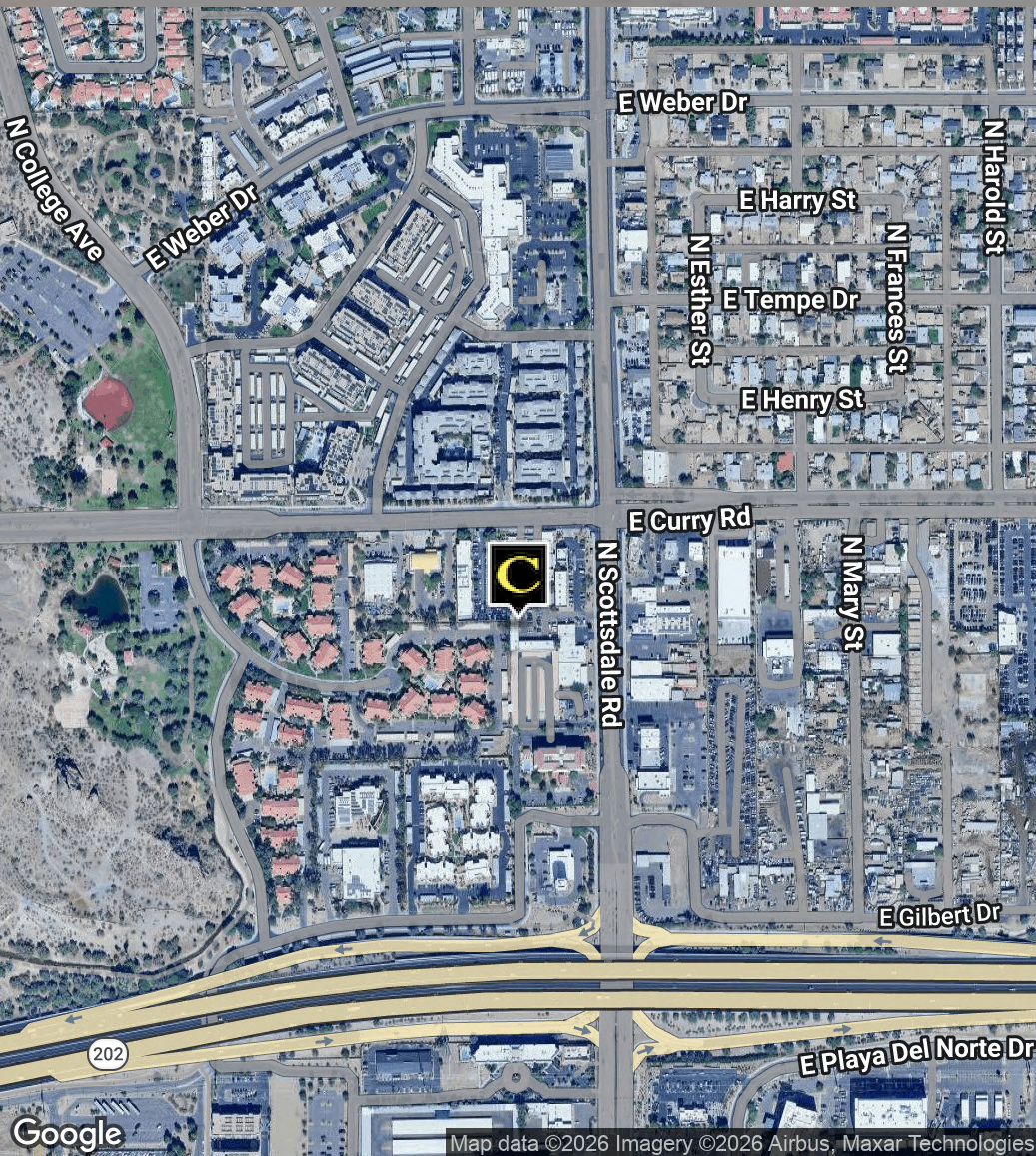
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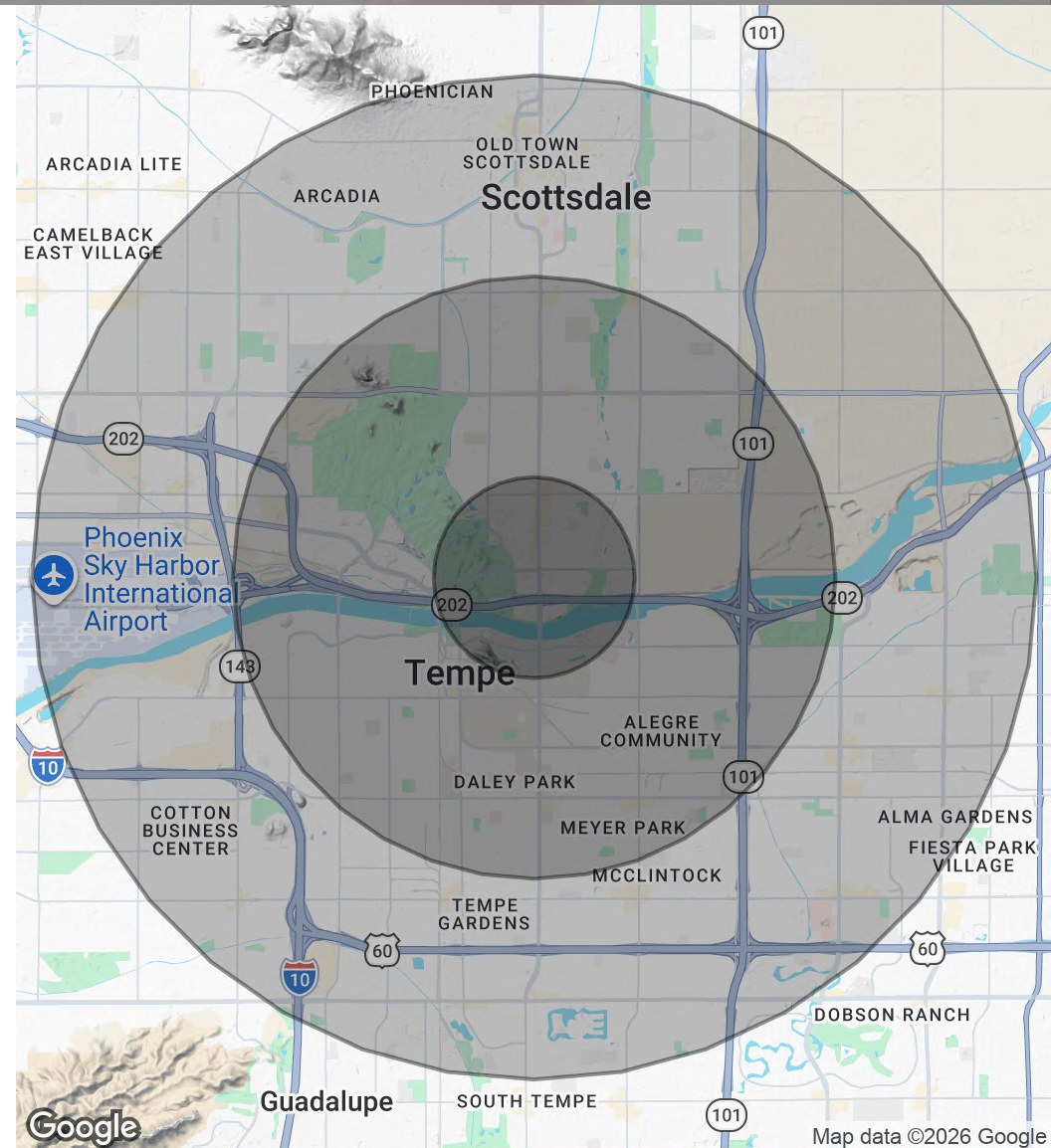
POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	11,468	124,030	328,212
Average Age	27.1	30.6	33.5
Average Age (Male)	27.7	30.4	33.2
Average Age (Female)	26.3	31.8	34.4

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	5,080	54,230	142,270
# of Persons per HH	2.3	2.3	2.3
Average HH Income	\$92,854	\$86,829	\$99,314
Average House Value	\$455,000	\$393,717	\$451,620

2023 American Community Survey (ACS)



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