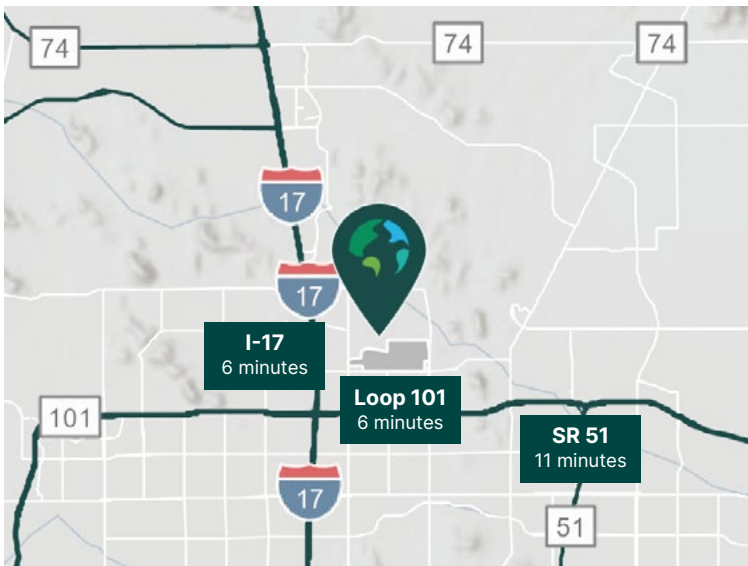


±12,394 SF

23040 North 11th Avenue, Suite 120  
Phoenix, AZ 85027

Prologis Pinnacle  
Industrial Center 3



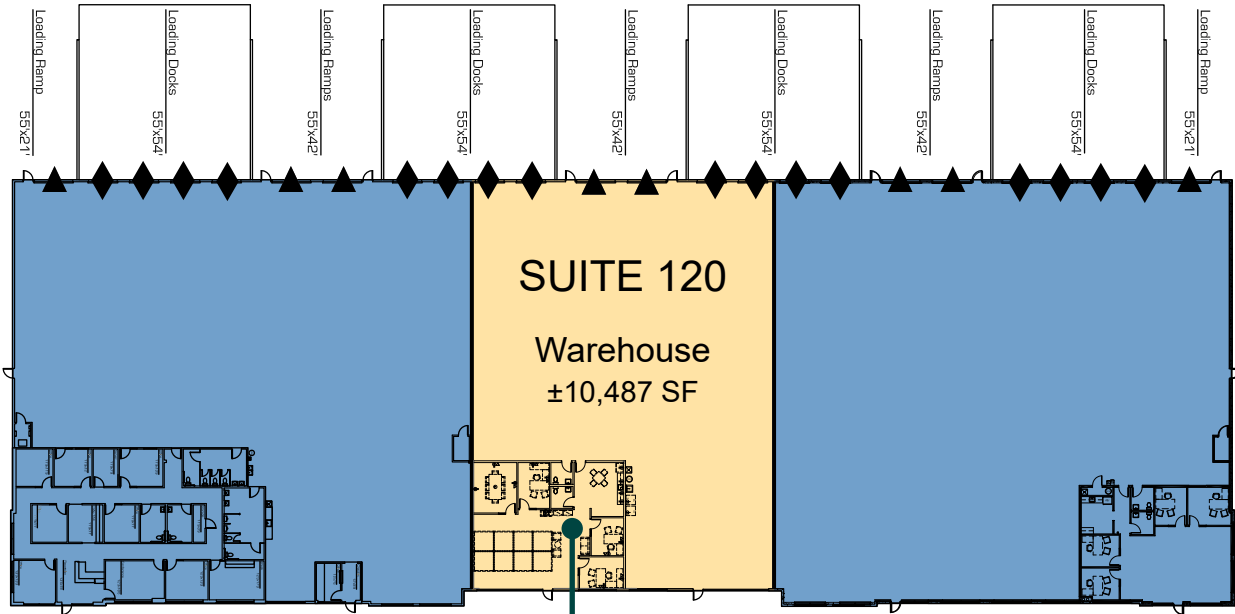
- Approximately 1.8 miles to the I-17 via Pinnacle Peak Road
- Approximately 2.9 miles to the 101 via 19th Avenue
- CP/GCP Zoning, City of Phoenix

### Property Features

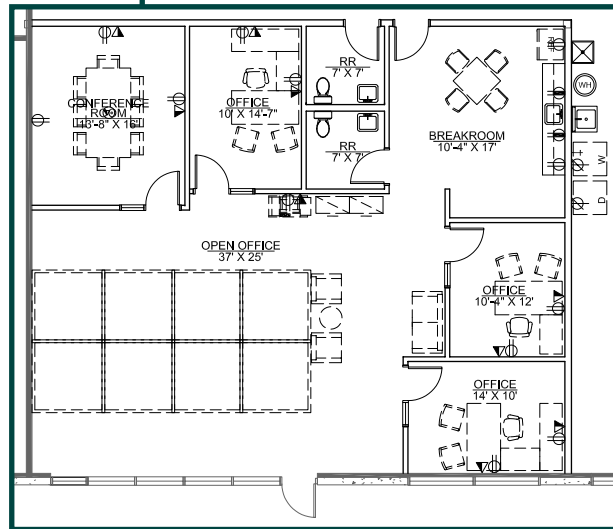
Warehouse Area	±10,487 SF
Office Area	±1,907 SF
Clear Height	24' minimum
Typical Column Spacing	44' (D) x 48' (L)
Dock High Doors	4
Drive-in Doors	2
Edge of Dock Leveler	1
Cooling	Evaporative
Electrical Service	800 amps, 277/480v
Sprinkler	ESFR (K8.0 heads)
Lighting	LED



Unlock the full potential of your warehouse with one strategic, single-source partner.



- AVAILABLE
- LEASED
- GRADE LEVEL DOOR
- TRUCKWELL LOADING



Office  
±1,907 SF



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