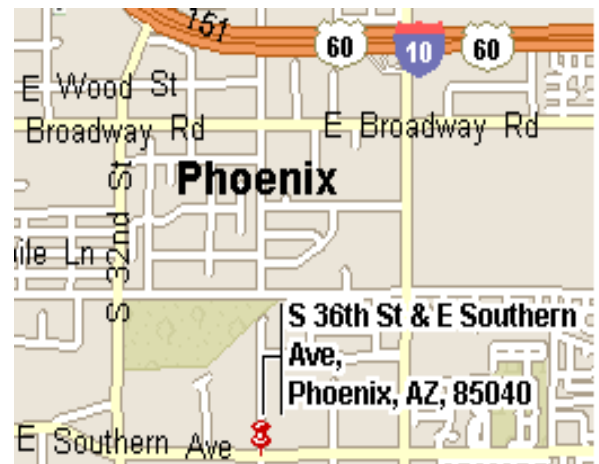


AVAILABLE

3638 E. Southern Avenue, #4 4,000 Square Feet

Features:

- Office/Warehouse space
- 1,000 square feet office space (Reception, 3 offices, storage, copy room and 2 restrooms)
- Common truckwells throughout the project
- 21' Minimum clear height
- Prime location just minutes from Sky Harbor Airport and I-10 Freeway
- General Commerce Park, City of Phoenix
- Building Signage
- 200 Amps 277/480 volt, 3 phase power
- East Southern Avenue Frontage
- **Competitive Gross Rental Rates**



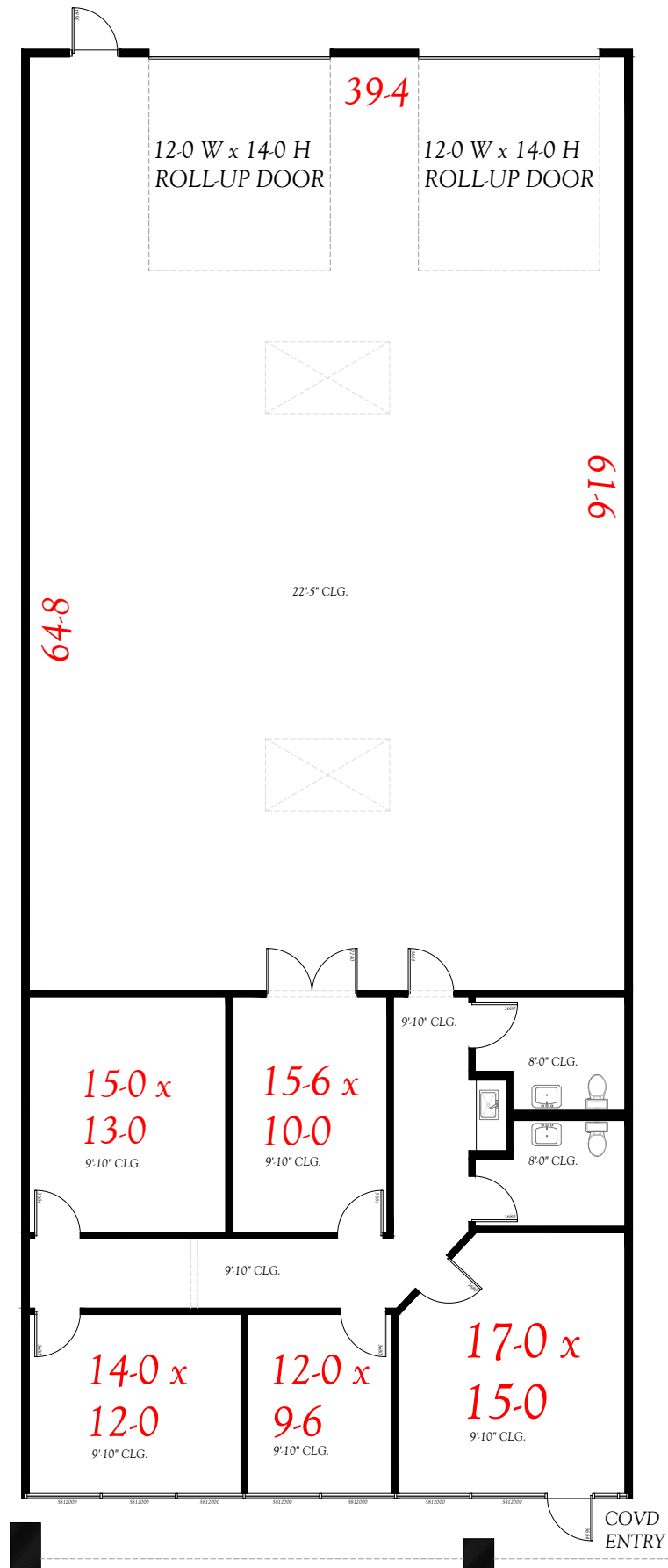
5100 North 40th Street
Phoenix, Arizona 85018
(602) 438-8000
(602) 438-7940 fax
www.azindprop.com

For More Information Contact:

Randy S. Warner
(602) 438-8000
randy@azindprop.com

No CAM's

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TOTAL SF: 4,000

3638 E. SOUTHERN AVE., SUITE 4
Phoenix, Arizona 85040

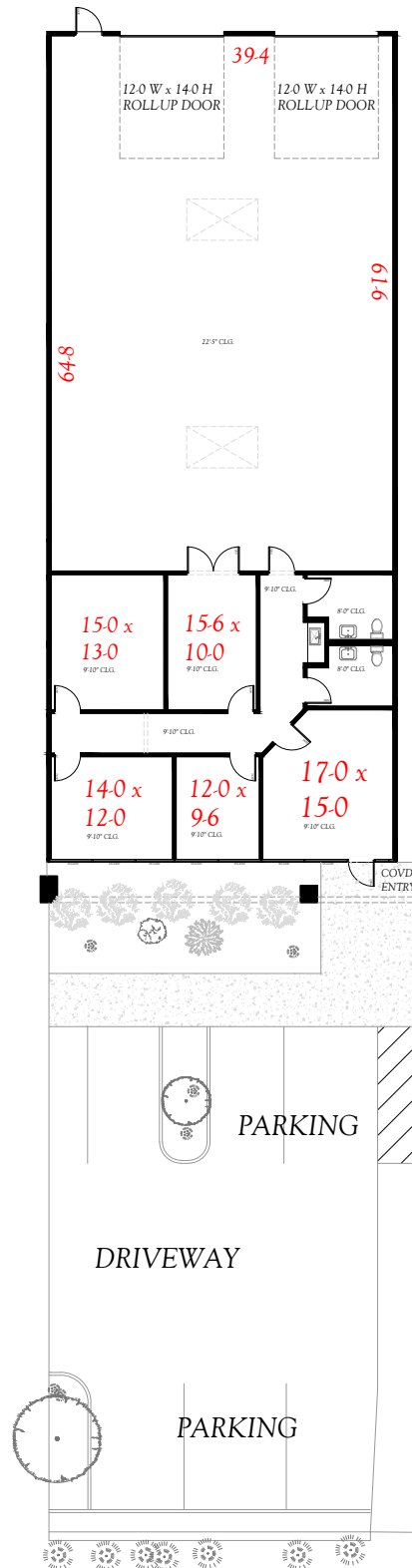


**Arizona
Industrial
Properties**

Randy S. Warner
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602.438.7832 (direct)
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602.882.6666 (cell)

DRIVEWAY
LOADING/
UNLOADING
(40-0 X 52-0)



TOTAL SF: 4,000

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