

# TEMPE INDUSTRIAL / FLEX PROPERTY FOR LEASE

910 S HOHOKAM DR | TEMPE, AZ 85281

DOWNTOWN  
PHOENIX



**LEVROSE**  
COMMERCIAL REAL ESTATE



**Mark Cassell**  
Partner  
480.868.8003  
mcassell@levrose.com

**Joe Jones**  
Advisor  
480.257.7900  
jjones@levrose.com

**Landon McKernan**  
Partner  
480.294.6571  
lmckernan@levrose.com

**Cameron Miller**  
Advisor  
480.294.6584  
cmiller@levrose.com

# PROPERTY DETAILS



**LEASE RATE:**  
Suites 103 - 109:  
\$1.30/SF NNN  
(NNNs: \$0.16/SF)



**AVAILABILITY:**  
Suite 101: ±6,600 SF\*  
Suite 103: ±6,000 SF\*\*  
Suite 104: ±6,000 SF\*\*  
Suite 109 : ±2,000 SF



**BUILDING SIZE:**  
±62,150 SF



**PARKING:**  
80 Spaces



**LOT SIZE:**  
±160,043 SF



**YEAR BUILT:**  
1974



**ZONING:**  
GID, Tempe 



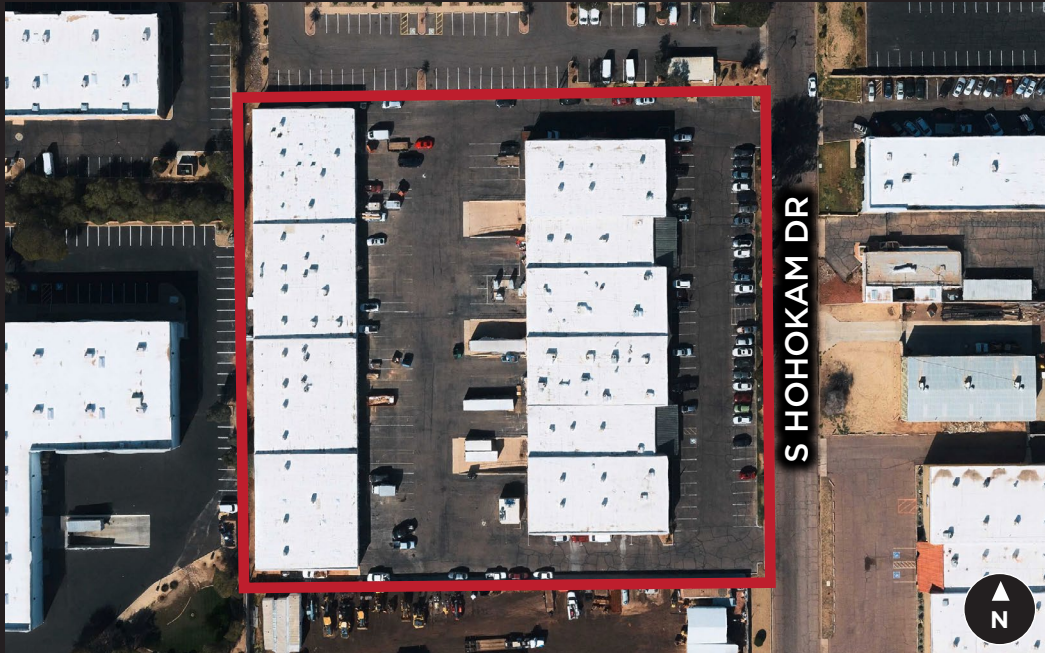
**PARCEL:**  
139-48-004S

# PROPERTY HIGHLIGHTS

- Close proximity to ASU
- 3 Phase power
- Multi-tenant industrial
- Recently paved parking lot
- New roof & paint
- Multiple grade level doors
- Multiple truck wells
- 22 total suites
- Excellent freeway access (143, 101, 202, US60)
- Suites 103 & 104 have ±2200 Amps, 208V, 3 Phase
- Suite 109: 10'x10' grade level door & ±15' clear height

\*Suite 101 is available July 1, 2026

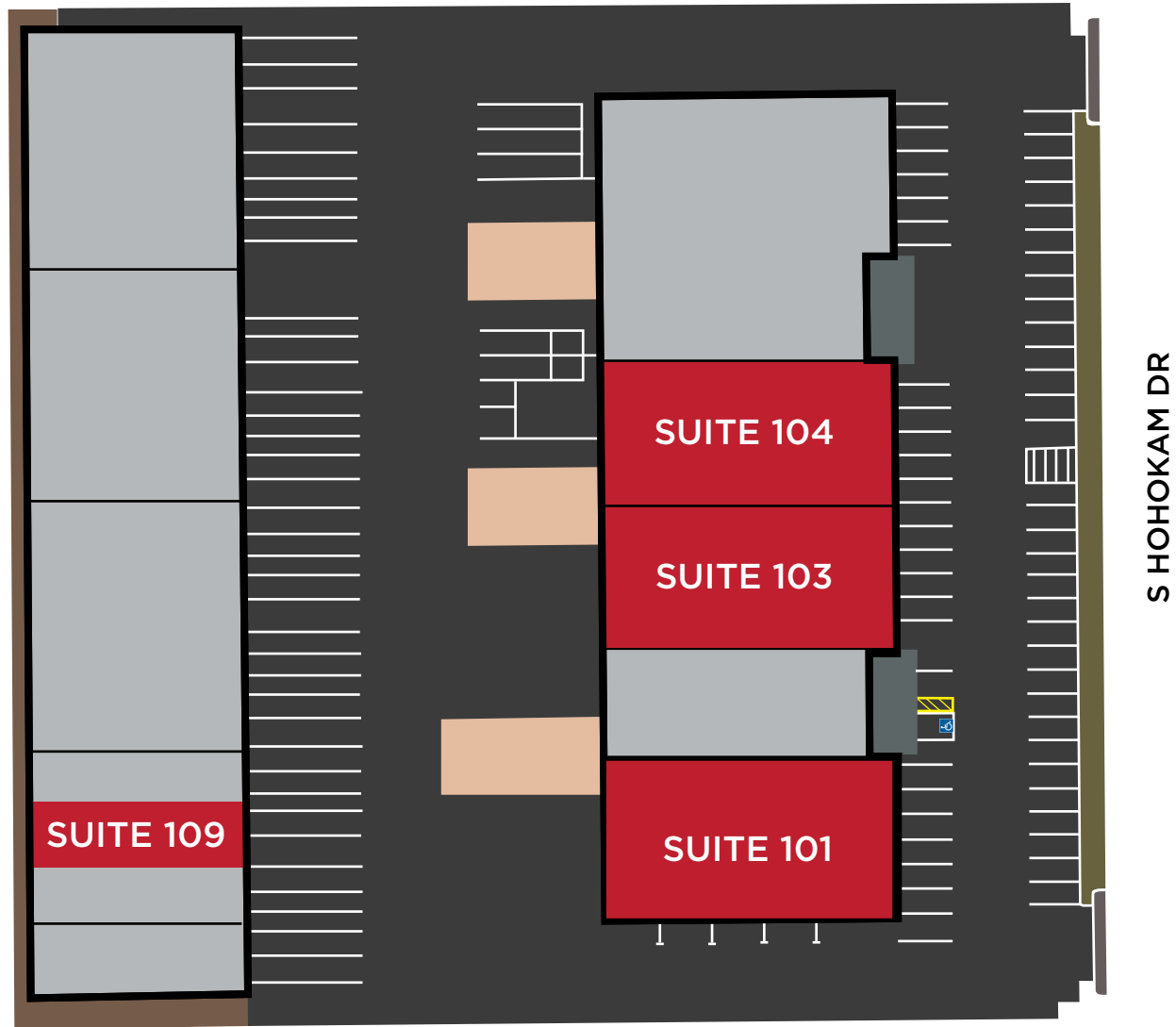
\*\*Suites 103 & 104 are 100% HVAC & can be contiguous



# PROPERTY PHOTOS

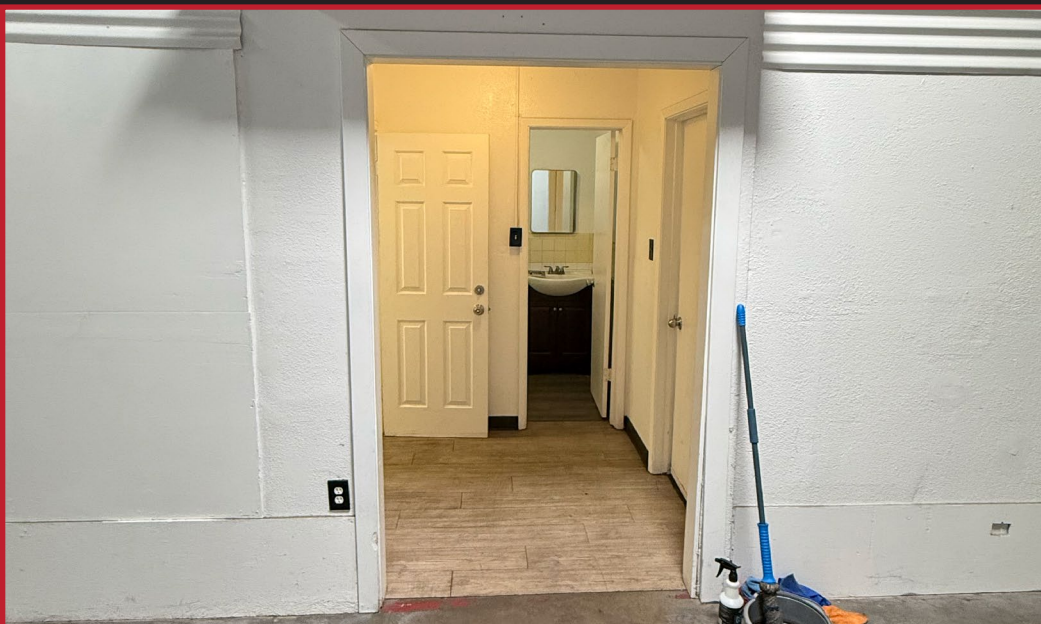


# SITE PLAN



This information has been secured from sources believed to be reliable, but no representations or warranties are made, expressed or implied, as to the accuracy of the information. References to square footage are approximate. Buyer and tenant must verify the information and bears all risk for any inaccuracies. All quoted prices are subject to change without notice.

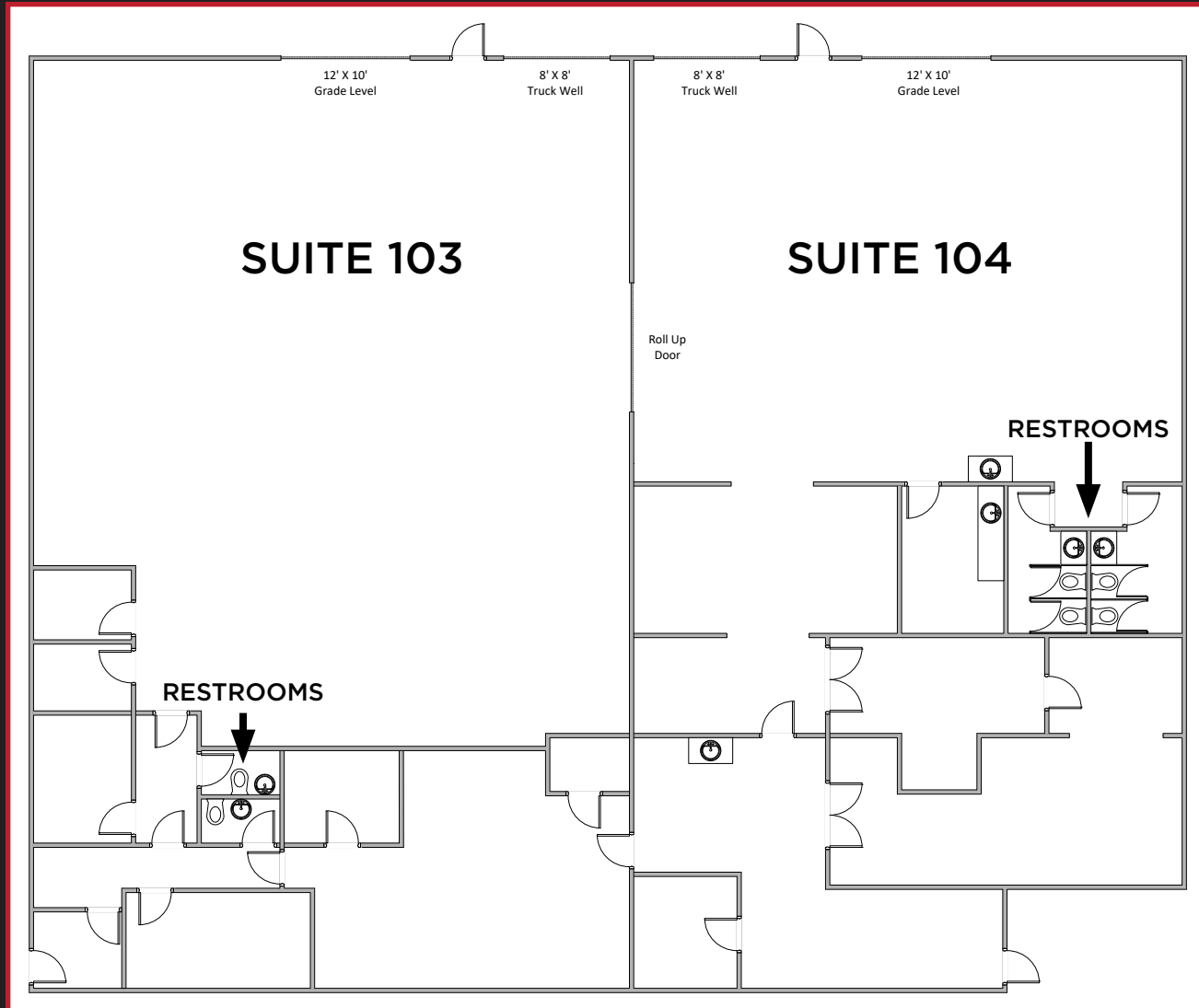
# INTERIOR PHOTOS | SUITE 109



# FLOOR PLAN

## Suites 103 & 104:

±6,000 - ±12,000 SF



This information has been secured from sources believed to be reliable, but no representations or warranties are made, expressed or implied, as to the accuracy of the information. References to square footage are approximate. Buyer and tenant must verify the information and bears all risk for any inaccuracies. All quoted prices are subject to change without notice.

AERIAL

LOOP 202

ARIZONA 51

ARIZONA 143

LOOP 202

LOOP 101

INTERSTATE 17

US 60

**PHX**  
PHOENIX SKY HARBOR  
INTERNATIONAL AIRPORT

**SITE**

**ASU**

**Harkins THEATRES**  
**ROSS** DRESS FOR LESS  
**World Market**  
**Marshall's**  
**TARGET**  
**Rack** BEST BUY  
sam's club

**PillPack** AVNET  
by amazon pharmacy  
**WM** WASTE MANAGEMENT  
**amazon**  
**DriveTime**  
**ASM** WASTE MANAGEMENT  
**PEPSICO**  
**ewing** OUTDOOR SUPPLY  
**PARKER & SONS**  
**ZipRecruiter**  
**OnTrac**  
**ASPEN UNIVERSITY**  
**University of Phoenix**  
**reece aetna**  
**labcorp**  
**GRAINGER**

**MICROCHIP**  
**Medtronic**  
**Broadway Curve**

**DIABLO STADIUM**  
COMPLEX

INTERSTATE 10

US 60

**ARIZONA MILLS**

**SUN ORCHARD**

US 60



# CITY OVERVIEW

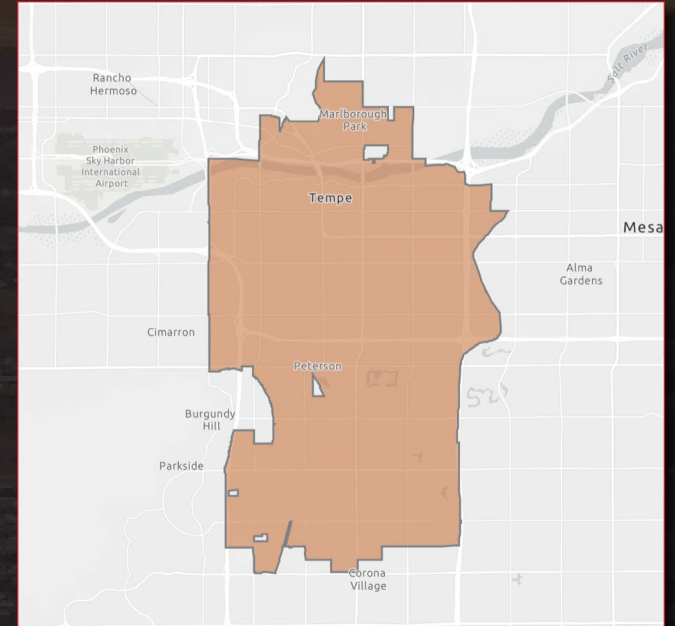
## TEMPE, AZ



**132K +**  
**TOTAL POPULATION**



**\$99K +**  
**AVG HH INCOME**



### INTEGRATED EMPLOYMENT & INFRASTRUCTURE ZONE

Tempe stands out as one of Greater Phoenix's most transit connected and employment dense communities. The city benefits from immediate access to Sky Harbor International Airport, major freeway networks, and Valley Metro's light rail and streetcar systems. Home to over 225,000 jobs and a strong base of bioscience, tech, and academic institutions, Tempe's growth is closely tied to Arizona State University's expanding innovation districts. Investments in smart city infrastructure and sustainability initiatives further reinforce its role as a regional center for forward-thinking development.

### VIBRANT URBAN CORE & CULTURAL ENERGY

Tempe continues to fuel real estate momentum through its unique combination of culture, education, and walkability. The city hosts more than 50 annual events and festivals, anchors Big 12 athletic facilities, and boasts attractions such as Tempe Town Lake, Mill Avenue, and Tempe Center for the Arts. The addition of lakefront developments and projects like Culdesac Tempe—America's first car-free community—bolsters multifamily and mixed use demand. Tempe's combination of urban living and lifestyle infrastructure positions it as a magnet for employers and professionals

**Mark Cassell**  
Partner  
480.868.8003  
mcassell@levrose.com

**Joe Jones**  
Advisor  
480.257.7900  
jjones@levrose.com

**Landon McKernan**  
Partner  
480.294.6571  
lmckernan@levrose.com

**Cameron Miller**  
Advisor  
480.294.6584  
cmiller@levrose.com

**LEVROSE**  
COMMERCIAL REAL ESTATE

