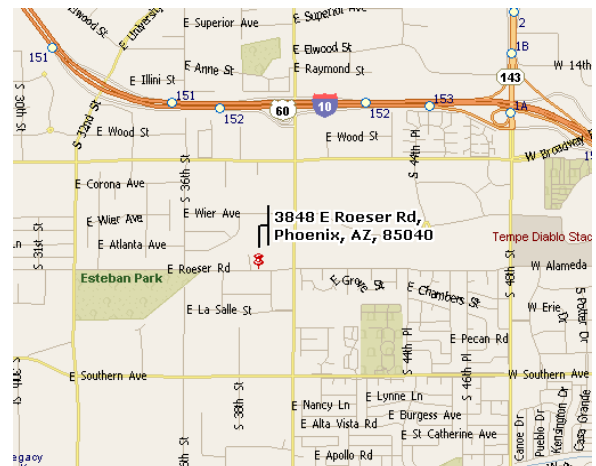


AVAILABLE

**3848 E. Roeser Road
4,000 Sq. Ft.**

Features:

- Located just min. from I-10, 202 & I-17 freeways
- 500 sq. ft. a/c office area (Reception 2 offices & 2 RR)
- 3,500 sq. ft. +/- evap. cooled warehouse
- 18' Minimum clear height
- One (1) 12' x 14' grade door
- GCP Zoning, City of Phoenix
- Excellent accessibility
- 200 amps, 120/208 volt, 3 phase power
- Common Truckwells
- Trash Services Included
- **Competitive Gross Rental Rates**



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For More Information Contact:

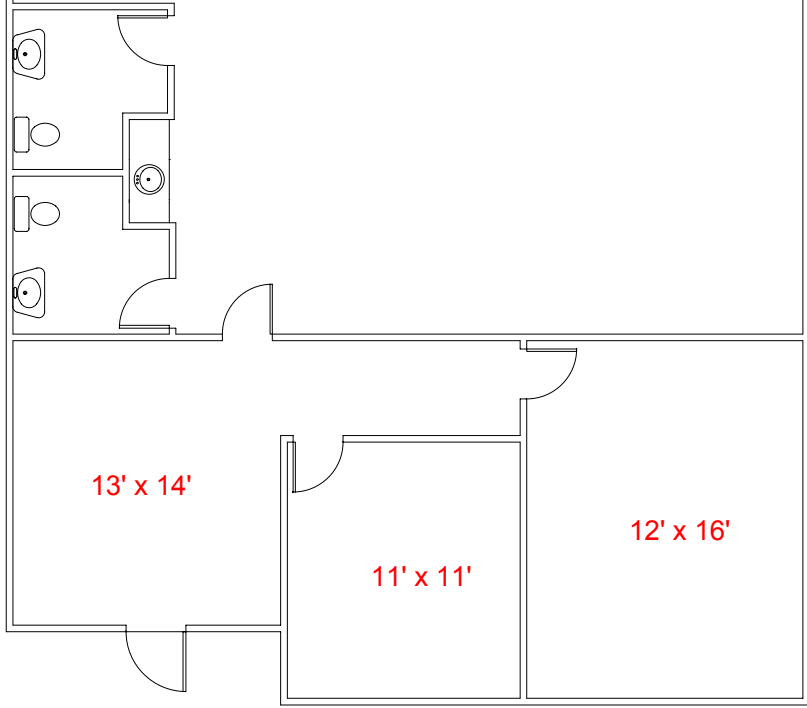
Randy S. Warner
(602) 438-8000
randy@azindprop.com

No CAM's

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12' x 14' Grade Door

Warehouse



13' x 14'

11' x 11'

12' x 16'

Drawing Not To Scale
For Reference Only

3848 E. Roeser Road
Approx. 4,000 sq. ft.