

±5.7 Acres

11294

NORTH LITCHFIELD ROAD

SURPRISE, ARIZONA



CONTACT INFO:

PAUL E. BOYLE
Executive Director
+1 602 224 4414
paul.boyle@cushwake.com

KRISTEN RODECAP
Broker Specialist
+1 480 300 9582
kristen.rodecap@cushwake.com

2555 E Camelback Rd., Suite 400
Phoenix, AZ 85016
ph: +1 602 954 9000
fx: +1 602 253 0528
cushmanwakefield.com





Desert Cove Industrial Center
by Evergreen



Mountain Gate
681 Units

7.9 AC available

±5.7 AC SITE

±525'

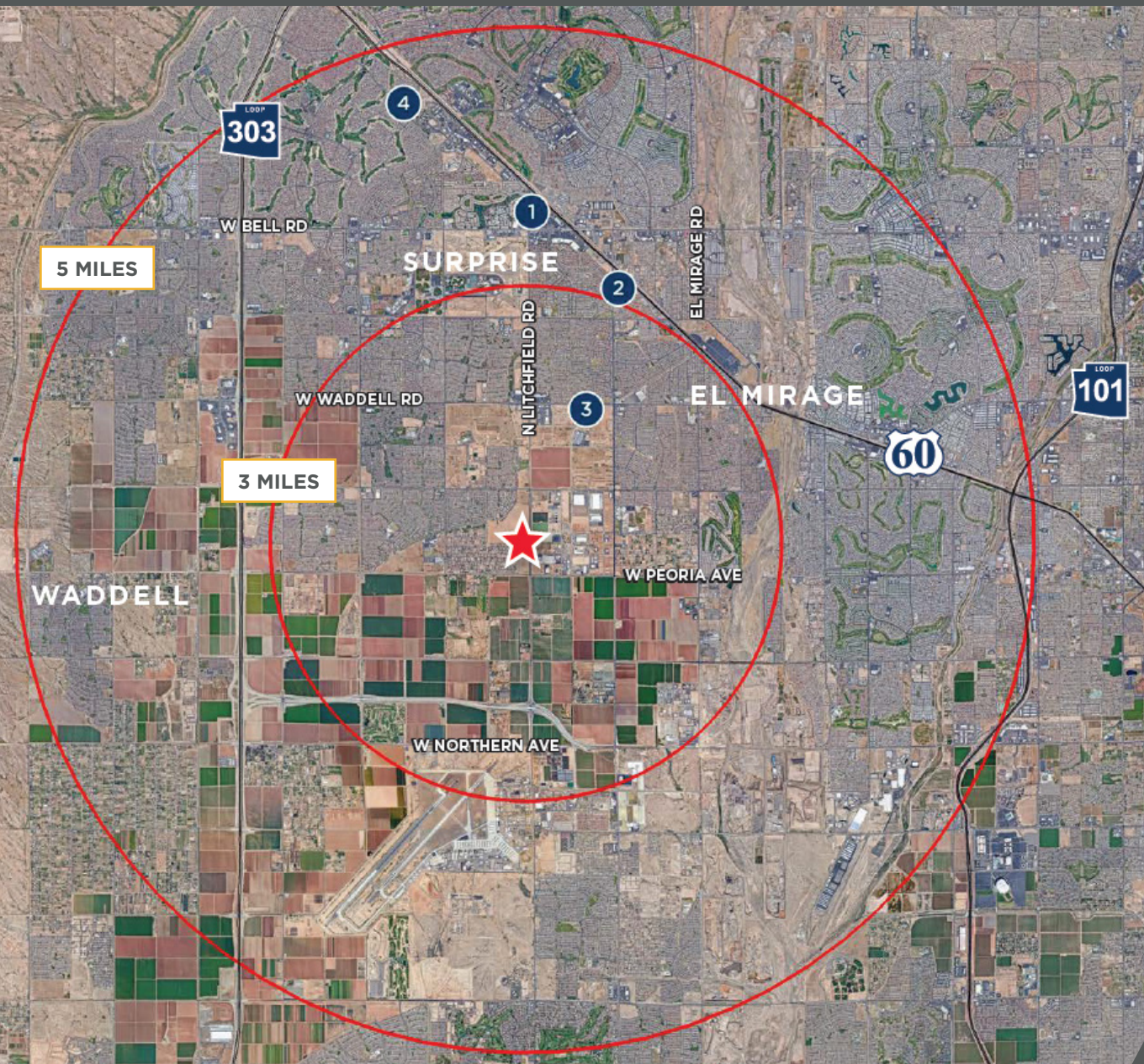
±480'

±5.7 ACRES

11294 North Litchfield Road, Surprise, AZ

RADIUS MAP

PROPERTY FEATURES //



- **±5.7 Acres**
- **Lot Dimensions:**
Approximately ±525' x ±480'
- **PAD Zoning**
- **Full Ingress / Egress at site**
- **Sewer located on east side of Litchfield Road**
- **Water and Electrical on site**
- **Full Litchfield Road Access**
- **3.25 miles from Loop 303**
- **2.1 miles from Northern Parkway**

±5.7 ACRES

11294 North Litchfield Road, Surprise, AZ //



CONTACT INFO:

PAUL E. BOYLE
Executive Director
+1 602 224 4414
paul.boyle@cushwake.com

KRISTEN RODECAP
Broker Specialist
+1 480 300 9582
kristen.rodecap@cushwake.com

2555 E Camelback Rd., Suite 400
Phoenix, AZ 85016
ph: +1 602 954 9000
fx: +1 602 253 0528
cushmanwakefield.com



©2023 Cushman & Wakefield. All rights reserved. The material in this presentation has been prepared solely for information purposes, and is strictly confidential. Any disclosure, use, copying or circulation of this presentation (or the information contained within it) is strictly prohibited, unless you have obtained Cushman & Wakefield's prior written consent. The views expressed in this presentation are the views of the author and do not necessarily reflect the views of Cushman & Wakefield. Neither this presentation nor any part of it shall form the basis of, or be relied upon in connection with any offer, or act as an inducement to enter into any contract or commitment whatsoever. NO REPRESENTATION OR WARRANTY IS GIVEN, EXPRESS OR IMPLIED, AS TO THE ACCURACY OF THE INFORMATION CONTAINED WITHIN THIS PRESENTATION, AND CUSHMAN & WAKEFIELD IS UNDER NO OBLIGATION TO SUBSEQUENTLY CORRECT IT IN THE EVENT OF ERRORS.