

# ORION COMMERCE PARK



## INDUSTRIAL/OFFICE FOR LEASE

110, 124, 136, & 148 W ORION ST, 6100 & 6202 S MAPLE AVE, 125 W GEMINI DR, 6105 & 6125 S ASH AVE  
TEMPE | ARIZONA | 85283

## FOR MORE INFORMATION, PLEASE CONTACT:

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## COMMERCIAL PROPERTIES INC.

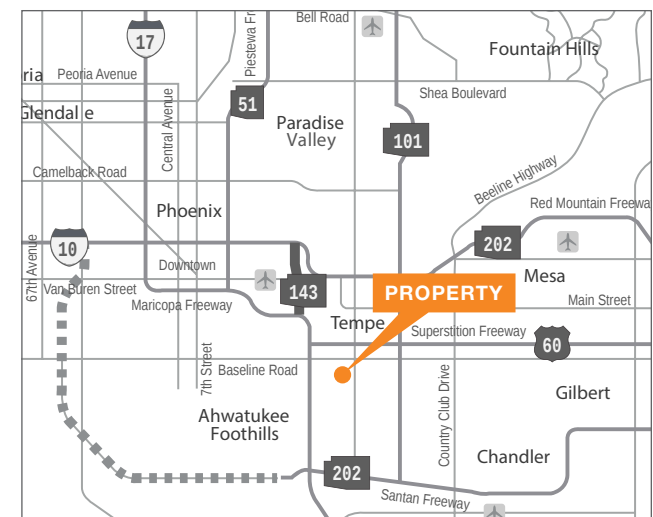
2323 W University Dr

Tempe, AZ, 85281

www.cpiaz.com

## PROPERTY FEATURES

- ±177,591 SF – Multi-Tenant Industrial Park
- Adjacent to US-60 & I-10 Freeways, Minutes from Sky Harbor International Airport
- Suites Range from 25% - 100% Office Buildout
- Zoned GID
- 10' - 16' Clear Height
- 8'x8' & 10'x10' Grade Level Doors
- Abundant Parking



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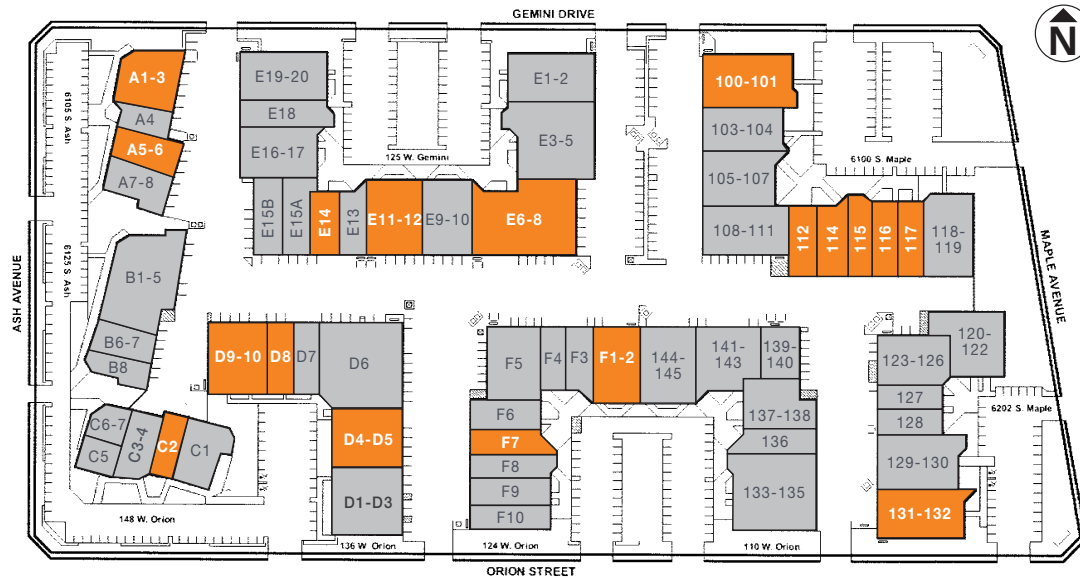
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# ORION COMMERCE PARK

## SITE PLAN

UNDER NEW OWNERSHIP



**6105 S Ash Ave (Bldg A) - ±9,381 SF**  
Suites A1-8

**6125 S Ash Ave (Bldg B) - ±9,203 SF**  
Suites B1-8

**148 W Orion St (Bldg C) - ±8,773 SF**  
Suites C1-7

**136 W Orion St (Bldg D) - ±22,047 SF**  
Suites D1-10

**125 W Gemini Dr (Bldg E) - ±39,949 SF**  
Suites E1-20

**110 W Orion St - ±19,562 SF**  
Suites 133-145

**124 W Orion St (Bldg F) - ±19,632 SF**  
Suites F1-10

**6100 S Maple Ave - ±30,003 SF**  
Suites 101-119

**6202 S Maple Ave - ±19,041 SF**  
Suites 120-132

■ AVAILABLE ■ OCCUPIED

### AVAILABILITIES

| BLDG | SUITE   | SF     | OFC. % | OFFICE LAYOUT                                                             |
|------|---------|--------|--------|---------------------------------------------------------------------------|
| 6105 | A1-A3   | ±3,508 | 40%    | 2 Reception, 3 Offices, Conference Room, Bullpen, Break Room, 2 Restrooms |
| 6105 | A5-A6   | ±2,320 | 50%    | Reception, 2 Offices, Bull Pen, Break Room, Restroom                      |
| 148  | C2      | ±2,150 | 50%    | Reception, Restroom, A/C Warehouse with Double Doors                      |
| 136  | D4-D5   | ±3,000 | 35%    | Reception, 5 Offices, Break Room, Restroom                                |
| 136  | D8      | ±1,582 | 40%    | Reception, 2 Offices, Bull Pen, Restrooms                                 |
| 136  | D9-D10  | ±3,874 | -      | Reception, 4 Offices, Break Room, 2 Bull Pens, 2 Restrooms                |
| 125  | E7      | ±6,893 | -      | Reception, 2 Offices, Break Room, 2 Restrooms                             |
| 125  | E11-E12 | ±2,736 | 40%    | Reception, 3 Offices, Conference Room, Bull Pen, Break Room, 2 Restrooms  |
| 125  | E14     | ±1,543 | 40%    | Reception, 2 Offices, Restroom                                            |
| 124  | F1/2    | ±3,444 | -      | A/C Warehouse, 2 Grade Level Doors                                        |
| 124  | F7      | ±1,817 | 60%    | Reception, 3 Offices, Break Room, Restroom                                |
| 6100 | 100-101 | ±4,368 | 40%    | Reception, 3 Offices, 1 Conference, 2 Restrooms, Bull Pen, Break Room     |
| 6100 | 112     | ±1,632 | 40%    | Reception, 2 Offices, Conference Room, Restroom                           |
| 6100 | 114     | ±1,793 | 27%    | Reception, Office, Storage Room, Restroom, Bullpen                        |
| 6100 | 115     | ±3,772 | 35%    | Reception, Restroom, A/C Warehouse                                        |
| 6100 | 116     | ±1,972 | 60%    | Reception, Bull Pen, Break Room, Restroom                                 |
| 6100 | 117     | ±1,992 | 80%    | Reception, 3 Offices, Bull Pen, Break Room, Restroom                      |
| 6202 | 131-132 | ±4,212 | 65%    | Reception, 3 Offices, Conference Room, Bull Pen, Break Room, 2 Restrooms  |

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**COMMERCIAL PROPERTIES INC.**

Locally Owned. Globally Connected. CORFAC INTERNATIONAL

TEMPE: 2323 W University Drive, Tempe, AZ 85281 | 480.966.2301  
SCOTTSDALE: 8767 E Via de Commercio, Suite 101, Scottsdale, AZ 85258 | www.cpi.az.com

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# ORION COMMERCE PARK

## RENDERINGS

UNDER NEW OWNERSHIP



### ORION COMMERCE CENTER

PROFESSIONALLY MANAGED BY **bkm**

Property Updates  
& New Signage

**COMING SOON**

MONUMENT SIGN



FRONT



BACK

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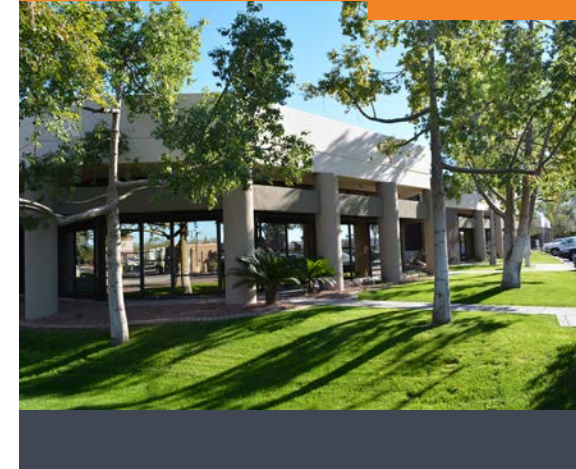
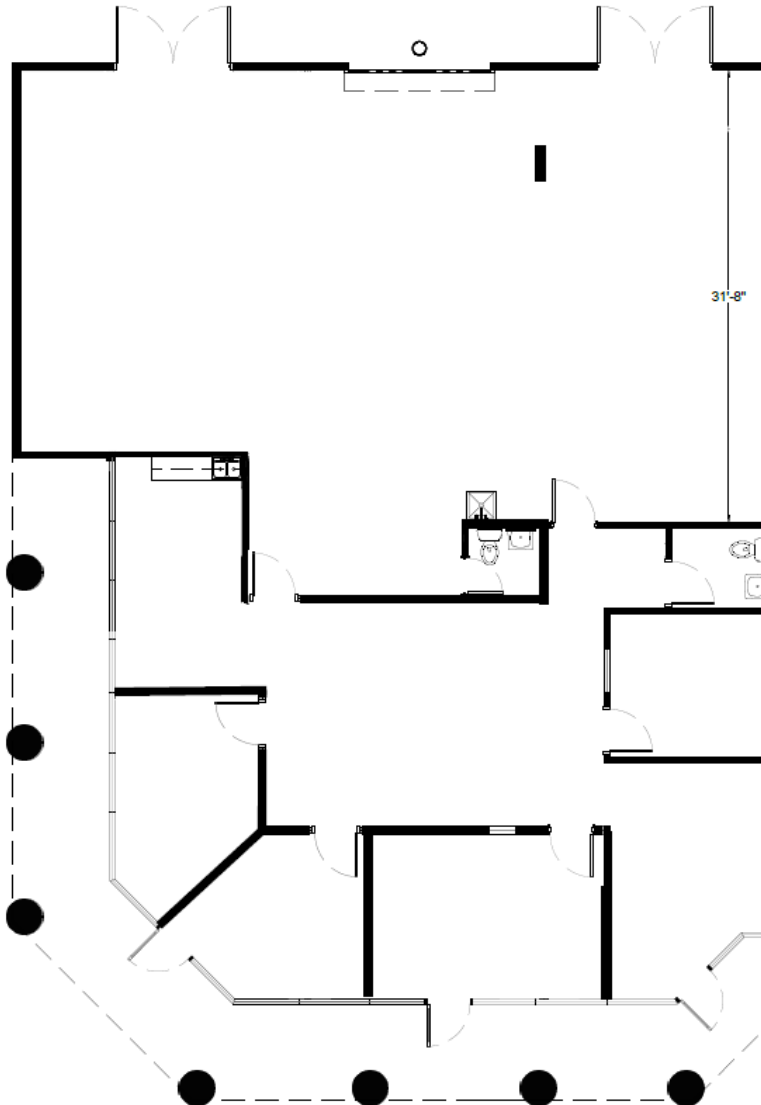
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# ORION COMMERCE PARK

6105 S ASH, A1-A3 (±3,508 SF)

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## ORION COMMERCE PARK

110, 124, 136, 148 W ORION ST

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125 W GEMINI AVE

6105 & 6125 S ASH AVE

PHOENIX, AZ 85040



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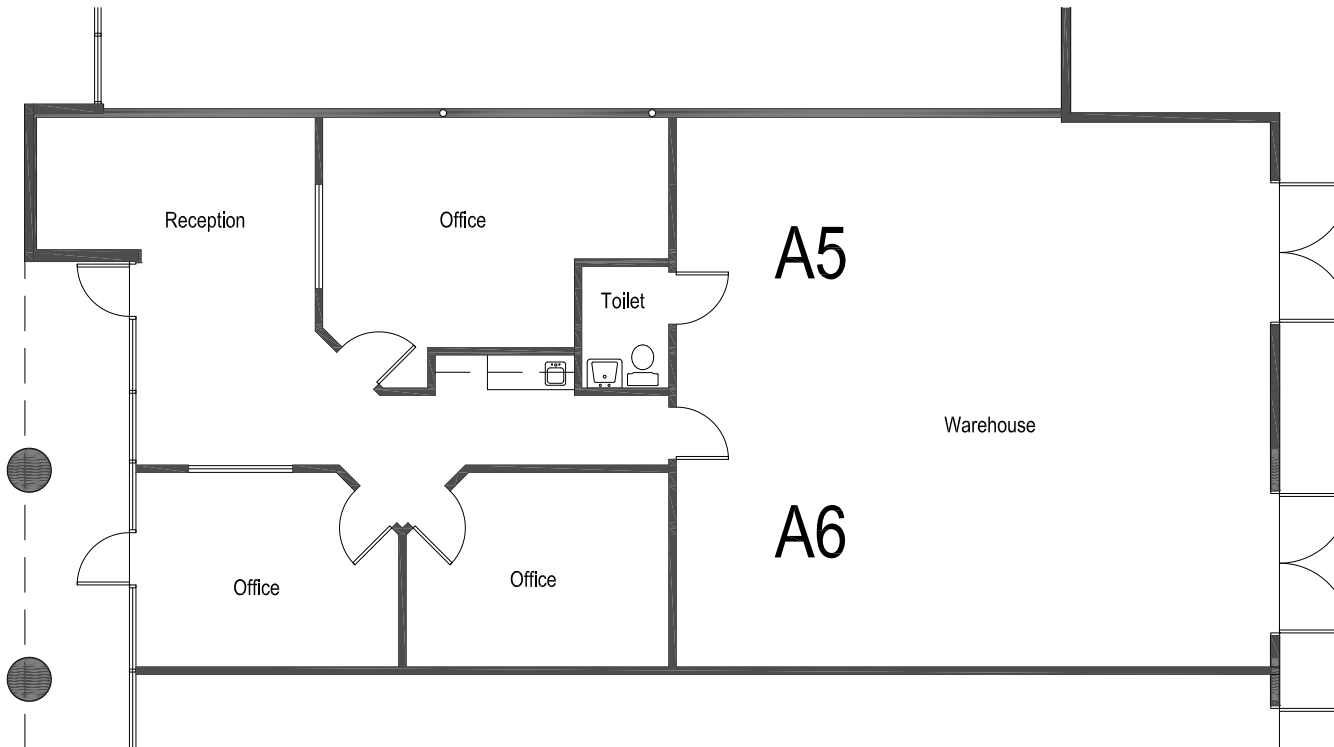
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# ORION COMMERCE PARK

6105 S ASH, A5-A6 (±2,320 SF)

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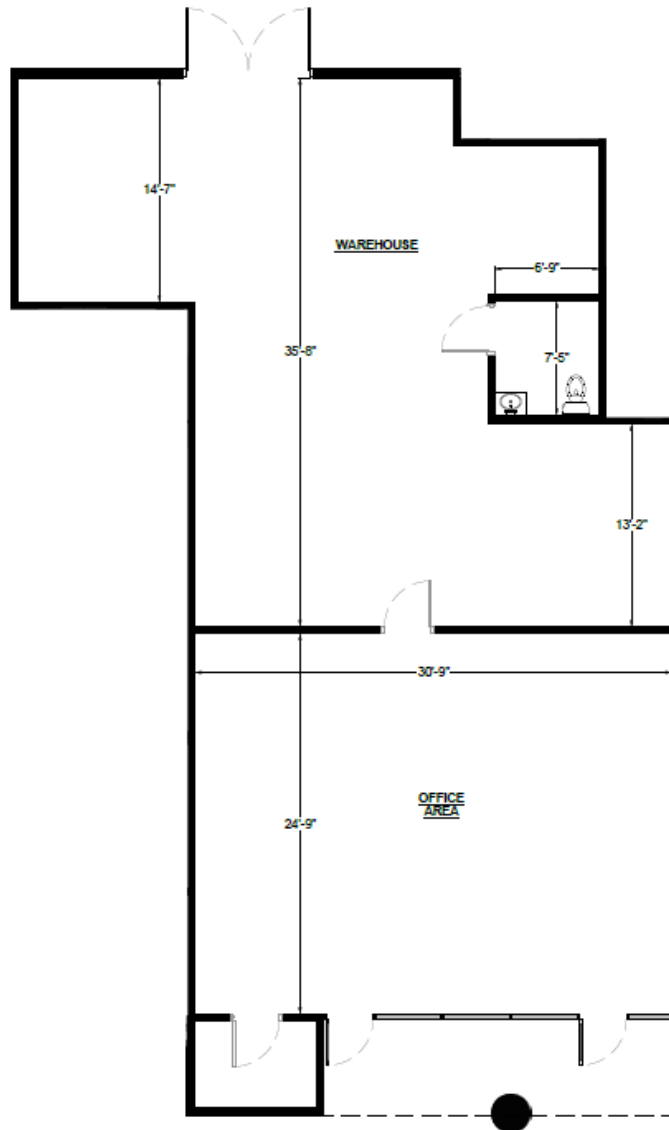
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# ORION COMMERCE PARK

148 W ORION ST, C2 (±2,150 SF)

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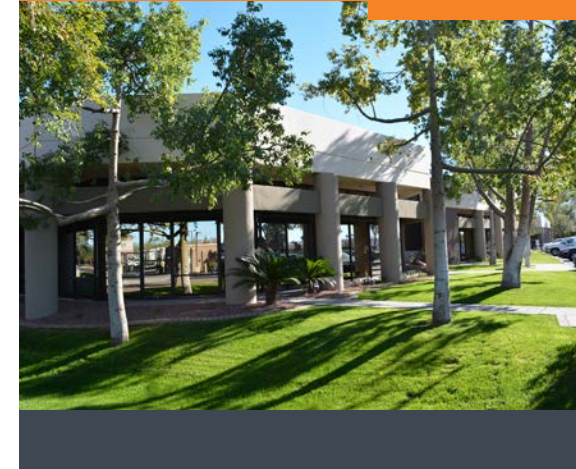
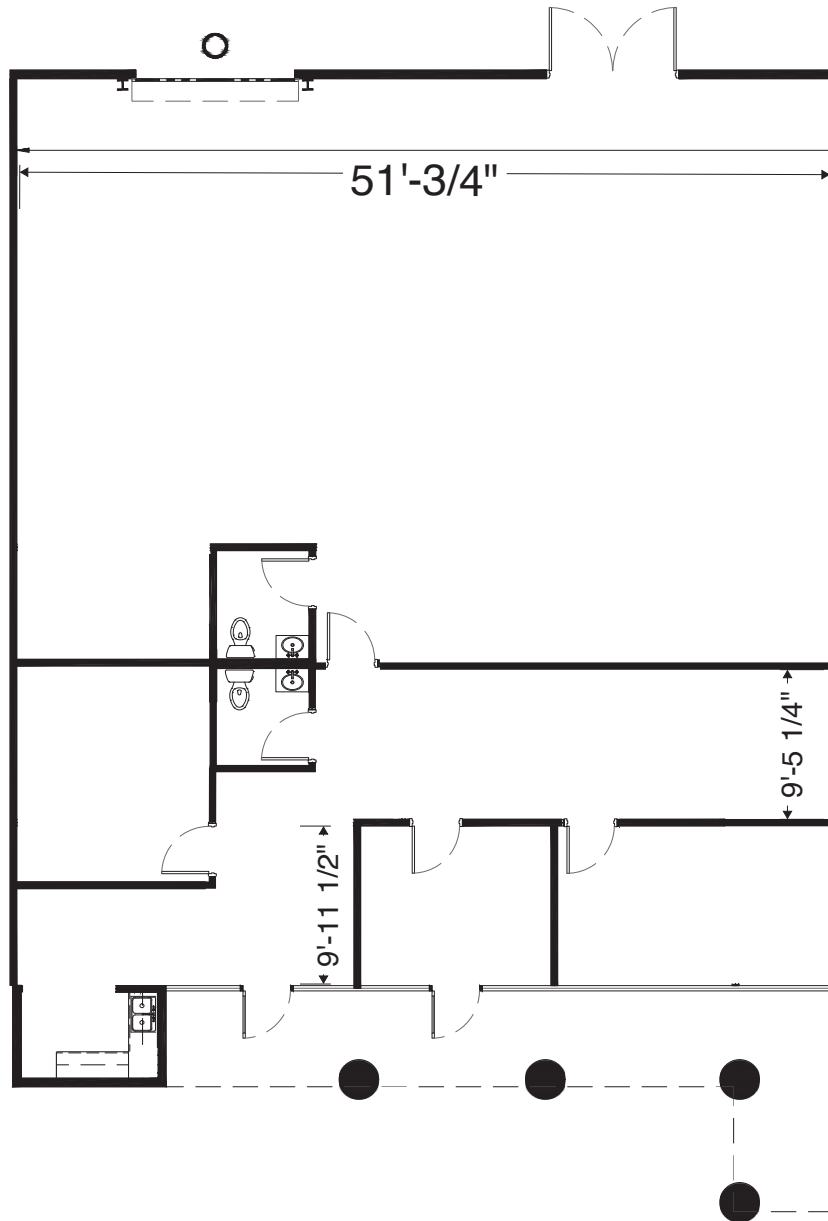
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# ORION COMMERCE PARK

136 W ORION ST, D4-D5 (±3,000 SF)

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# ORION COMMERCE PARK

136 W ORION ST, D8 (±1,582 SF)

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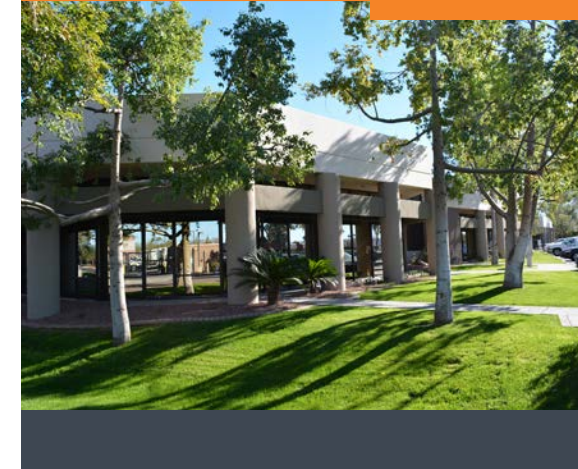
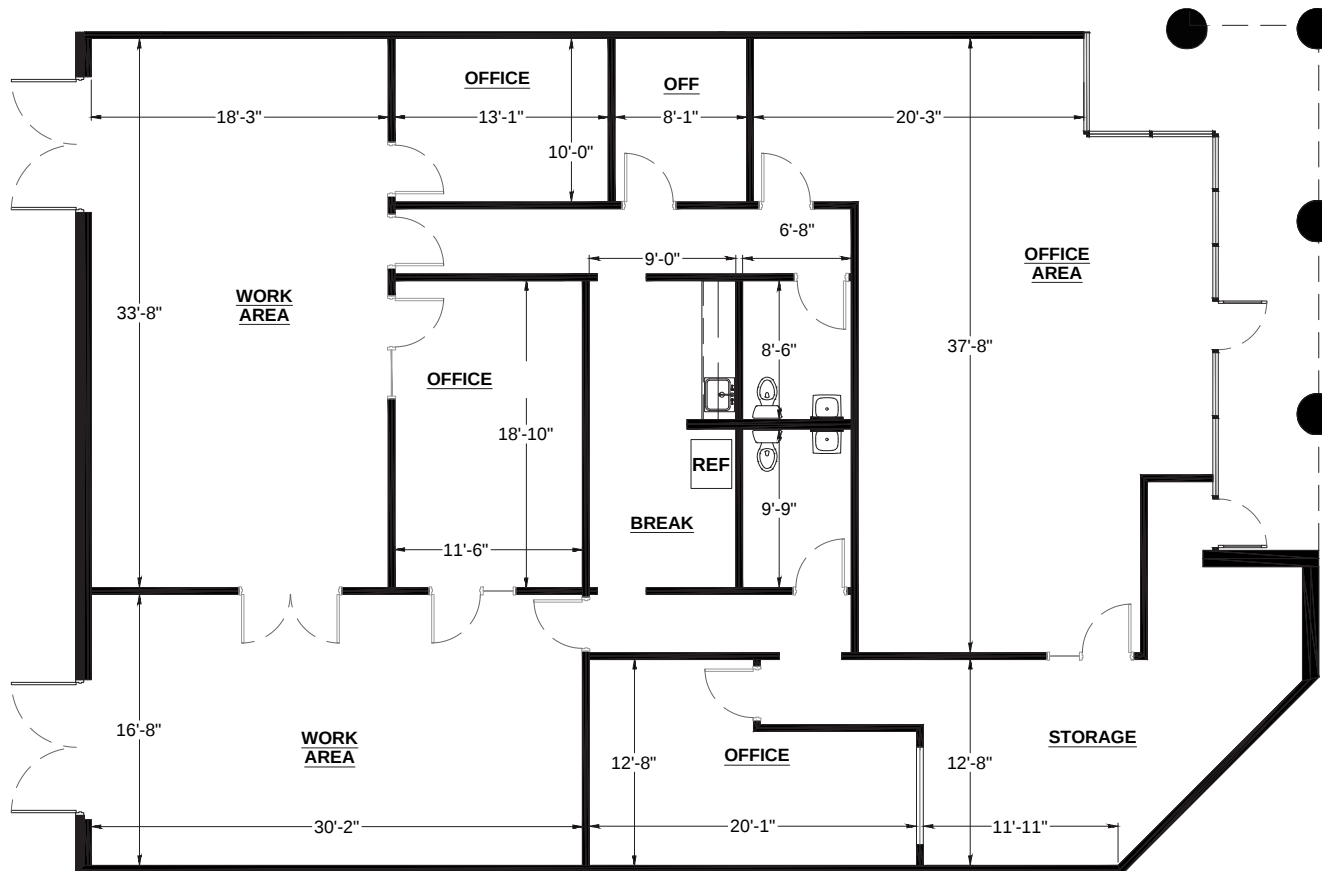
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# ORION COMMERCE PARK

136 W ORION ST, D9, D10 (±3,874 SF)

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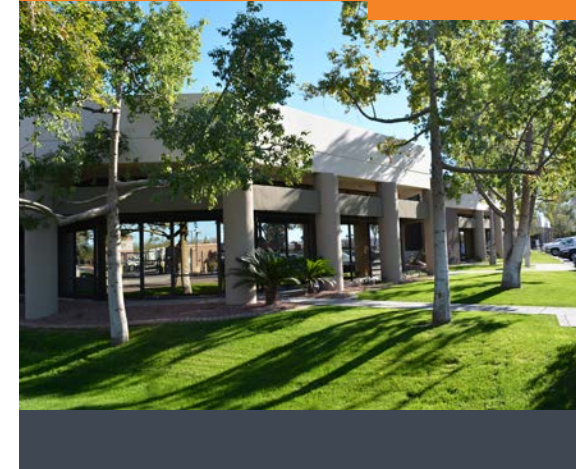
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# ORION COMMERCE PARK

125 W GEMINI DR, E7 (±6,893 SF)

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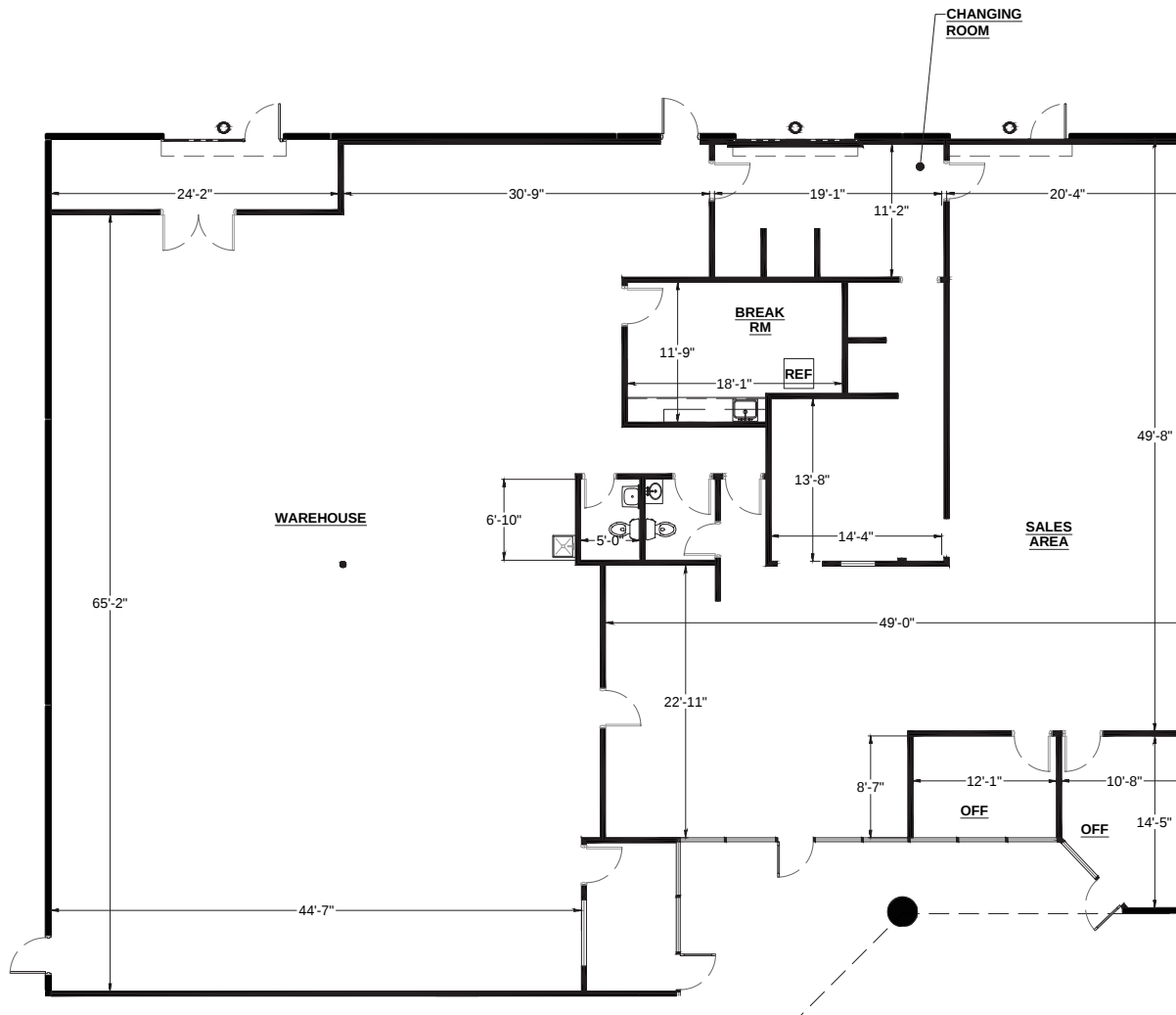
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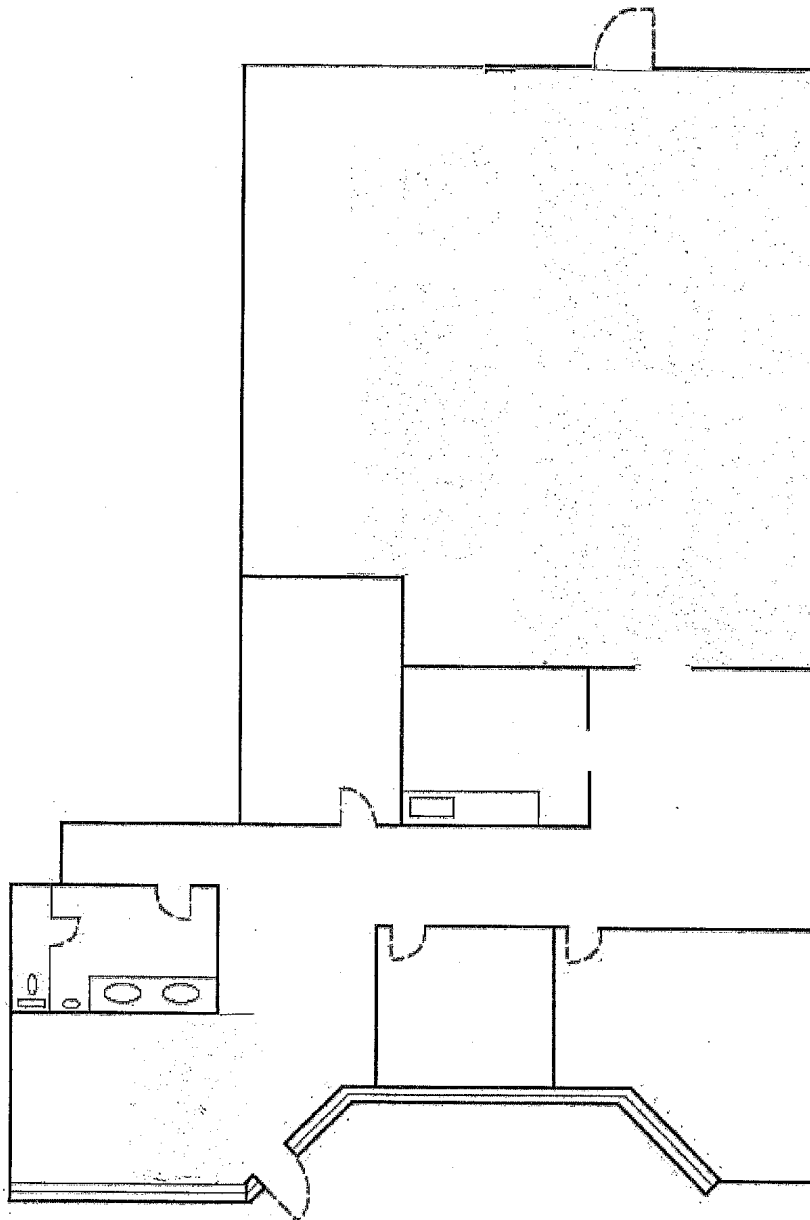
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# ORION COMMERCE PARK

125 W GEMINI DR, E11-12 (±2,736 SF)

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# ORION COMMERCE PARK

125 W GEMINI DR, E14 (±1,543 SF)

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Floor Plan  
**COMING SOON**

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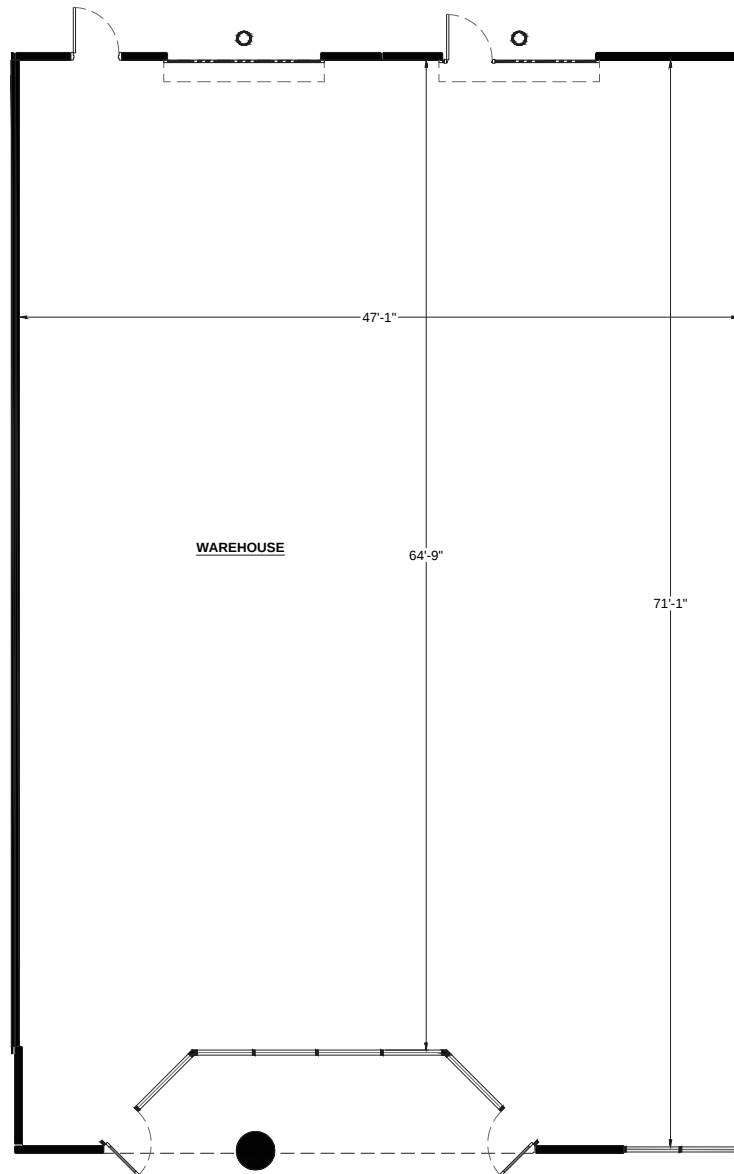
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# ORION COMMERCE PARK

124 W ORION ST, F1-2 (±3,444 SF)

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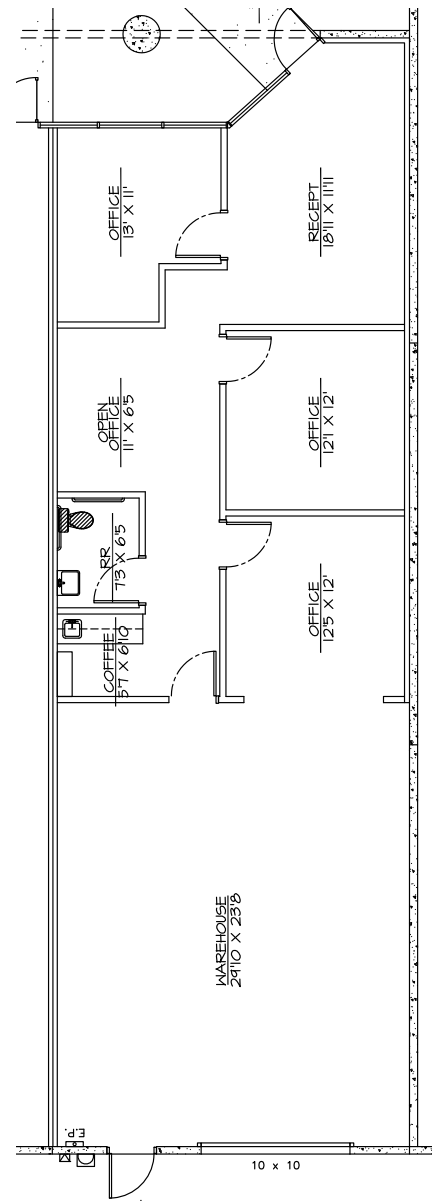
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# ORION COMMERCE PARK

124 W ORION ST, F7 (±1,817 SF)

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# ORION COMMERCE PARK

6100 S MAPLE AVE, 100-101 (±4,368 SF)

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Floor Plan  
**COMING SOON**

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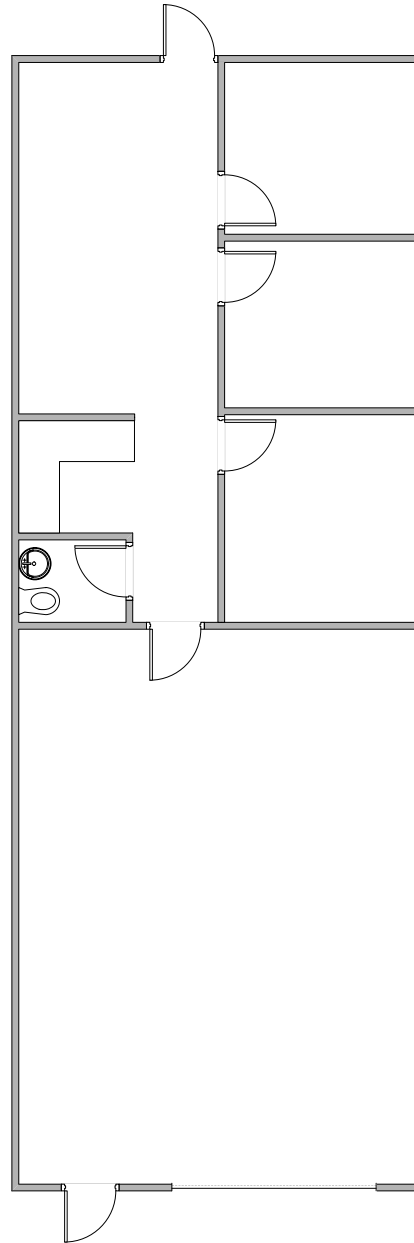
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# ORION COMMERCE PARK

6100 S MAPLE AVE, 112 (±1,632 SF)

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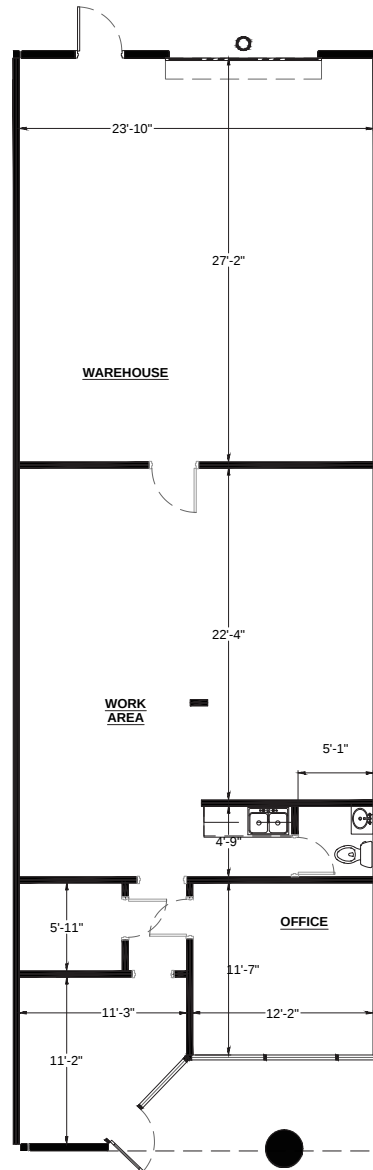
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# ORION COMMERCE PARK

6100 S MAPLE AVE, 114 (±1,793 SF)

UNDER NEW OWNERSHIP



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## COMMERCIAL PROPERTIES INC.

2323 W University Dr

Tempe, AZ, 85281

[www.cpiaz.com](http://www.cpiaz.com)

## ORION COMMERCE PARK

110, 124, 136, 148 W ORION ST

6100 & 6202 S MAPLE AVE

125 W GEMINI AVE

6105 & 6125 S ASH AVE

PHOENIX, AZ 85040



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PROPERTIES INC.**

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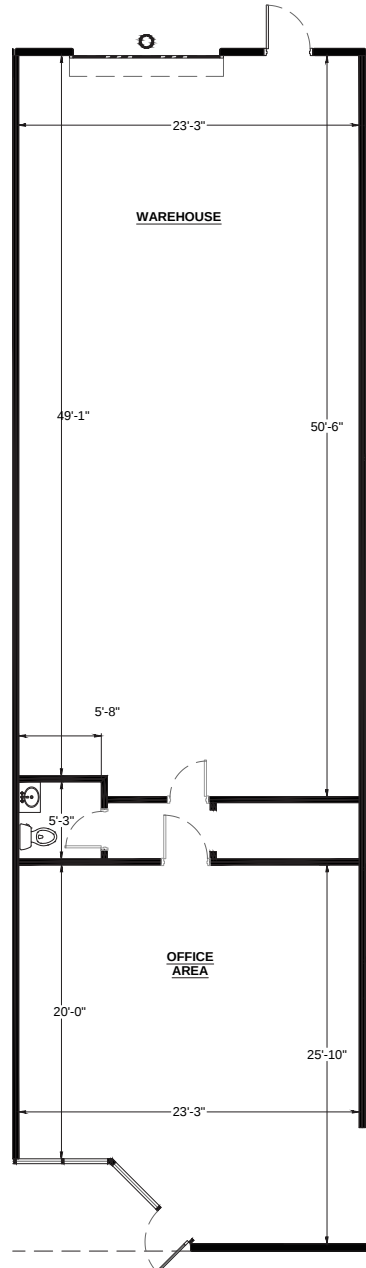
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07 17 26

# ORION COMMERCE PARK

6100 S MAPLE AVE, 115 (±3,772 SF)

UNDER NEW OWNERSHIP



## FOR MORE INFORMATION

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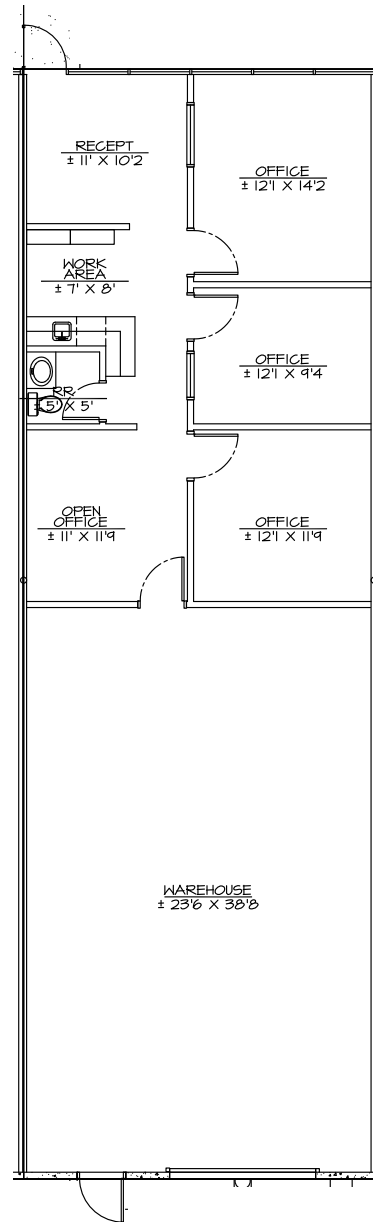
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# ORION COMMERCE PARK

6100 S MAPLE AVE, 117 (±1,992 SF)

UNDER NEW OWNERSHIP



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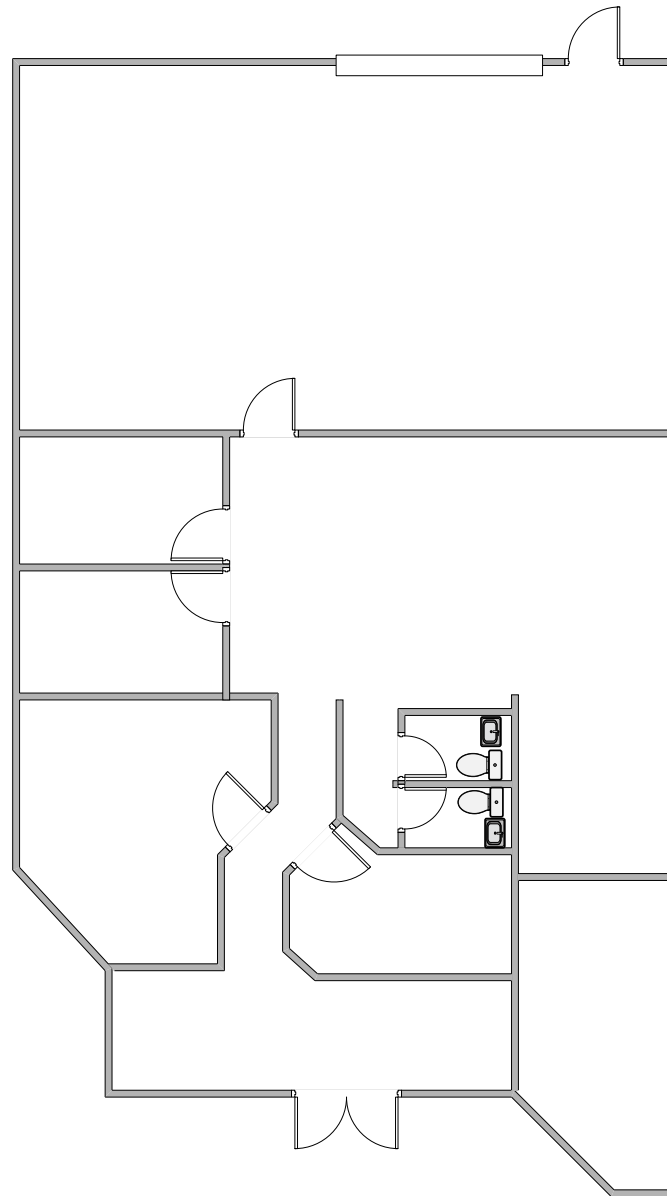
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# ORION COMMERCE PARK

6202 S MAPLE AVE, 131, 132 (±4,212 SF)

UNDER NEW OWNERSHIP



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125 W GEMINI AVE

6105 & 6125 S ASH AVE

PHOENIX, AZ 85040



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# ORION COMMERCE PARK

## AMENITIES & IMPROVEMENTS

UNDER NEW OWNERSHIP



### NEARBY AMENITIES

- Sky Harbor International Airport
- Arizona State University
- Easy Access to I-10 & US-60 Freeways

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NEARBY AMENITIES