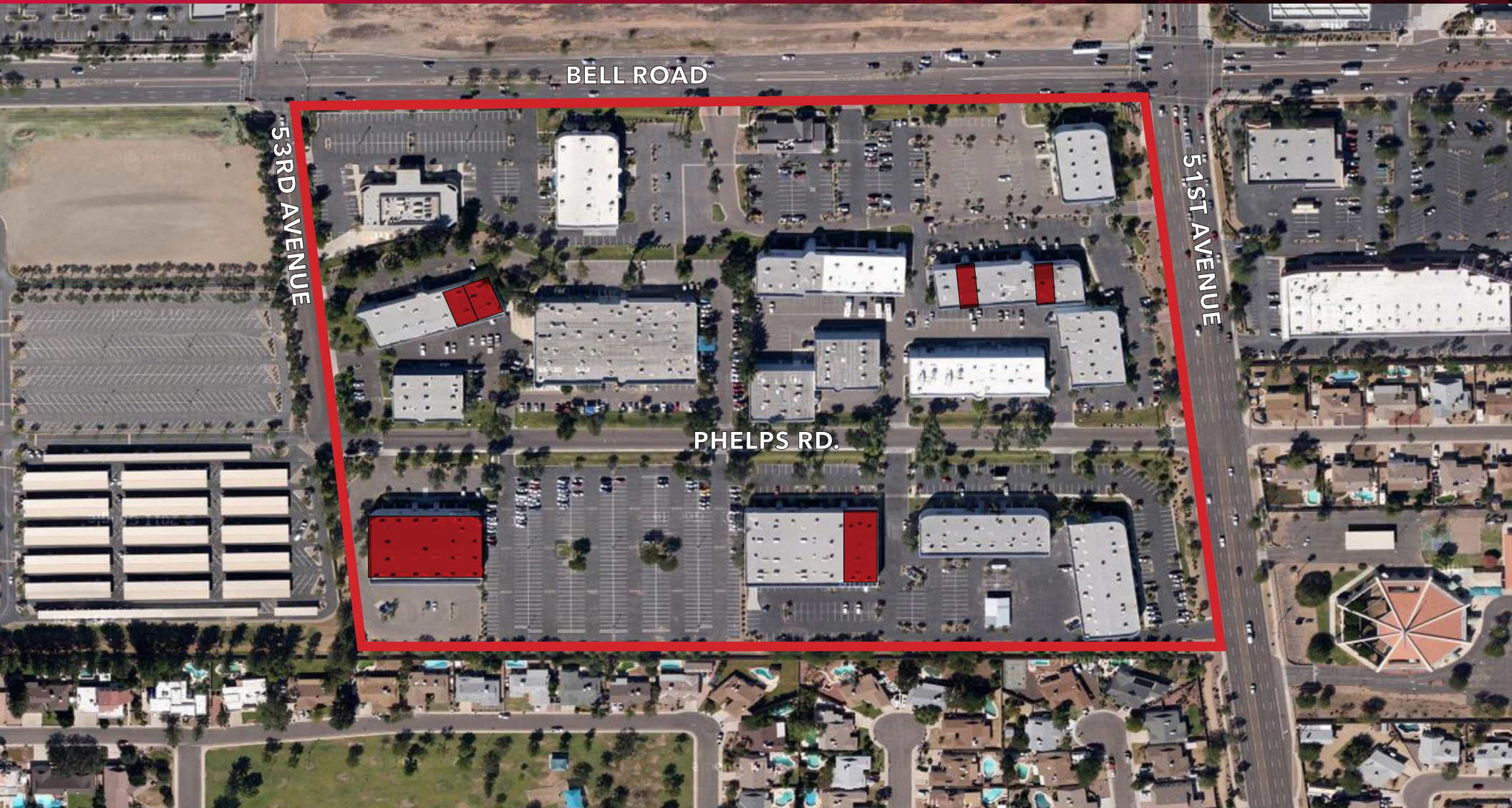


51 BELLS BUSINESS PARK

FOR LEASE | GLENDALE, AZ

Flexible Size Suites Available



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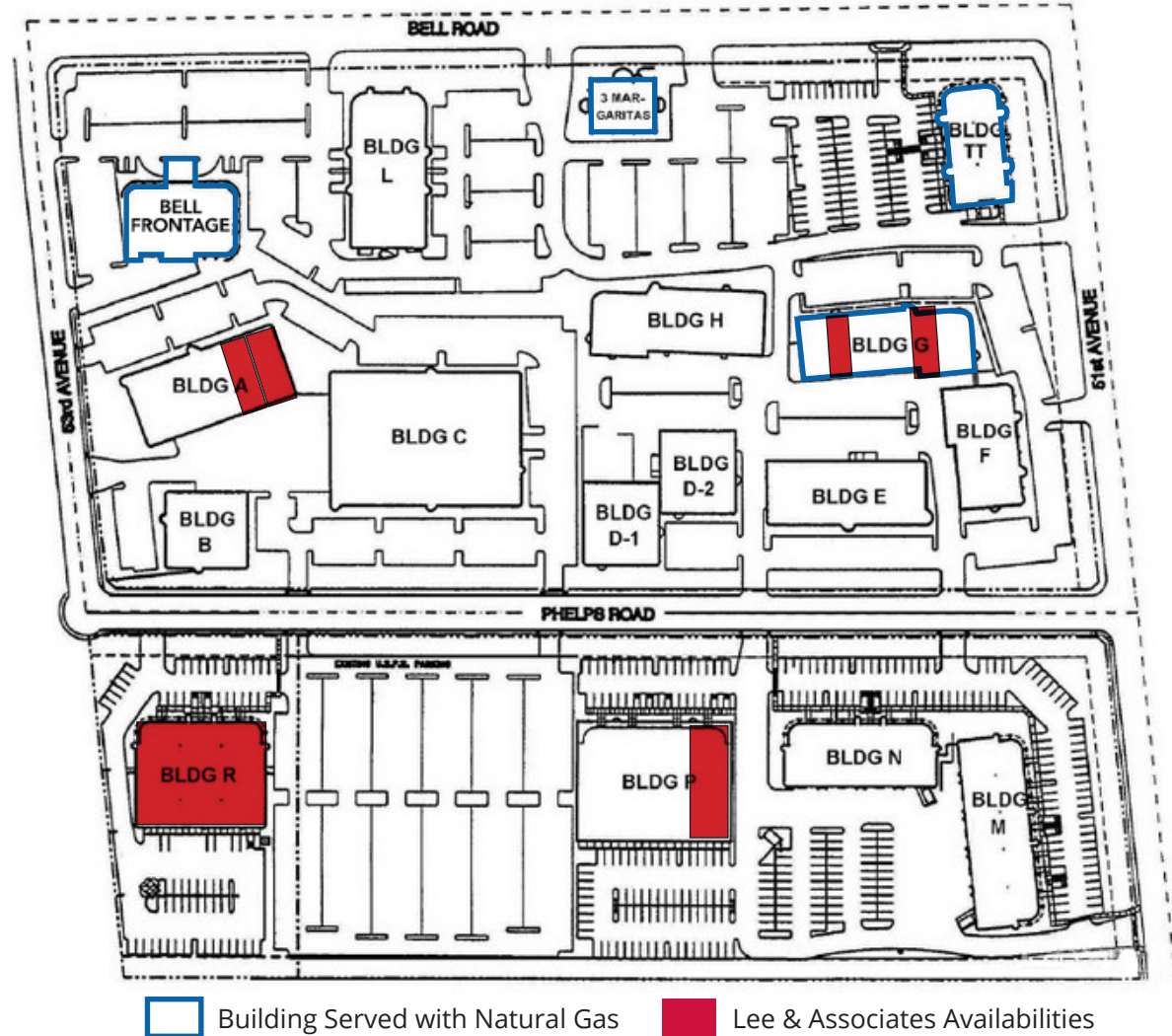
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BUILDING FEATURES:

51 Bells is a 17 building, $\pm 290,000$ square foot Business Park located in Glendale, Arizona. 51 Bells has great access to two major freeways, which is two miles south of 51st Avenue interchange of the Loop 101 and three miles west of the Bell Road interchange on the I-17. Available space sizes at 51 Bells vary from $\pm 2,070$ SF to $\pm 23,276$ SF. Two of the Available spaces have natural gas served to the building.

MAJOR TENANTS HAVE INCLUDED

- Honeywell
- US Postal Service
- Costco
- Maricopa County Assessor
- Sprinkler World
- NAPA
- Nationwide Vision Partners
- Arizona Tile
- Barro's Pizza & many more



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Address	Available SF	Total Bldg. SF	Proposed Bldg. Use	Project Highlights	Rent/Month/NNN
5115 W. Bell Rd. Bldg G Suites B & D	±2,442 SF ±2,070 SF	±17,814 SF	Retail/Industrial/Showroom	- Zoning: M-1 (PUD), City of Glendale - Clear Height: 16' - Parking Ratio: 10/1,000 - Building Power: 200 Amps	\$1.40 PSF/Mo NNN NNN: \$0.275 PSF Approx.
16809 N 53rd Ave. Bldg A Suites 4 & 5	±3,200 SF ±3,197 SF	±16,000 SF	Retail/Industrial/Showroom	- Zoning: M-1 (PUD), City of Glendale - Clear Height: ±17' - Parking Ratio: 10/1,000 - Building Power: 200 Amps	\$1.30 PSF/Mo NNN NNN: \$0.275 PSF Approx.
5295 W. Phelps Rd. Bldg R	±23,276 SF	±23,276 SF	Retail/Industrial/Showroom	- Zoning: M-1 (PUD), City of Glendale - Clear Height: ±18' - Parking Ratio: 10/1,000 - Building Power: ±1,600 Amps	\$1.00 PSF/Mo NNN NNN: \$0.275 PSF Approx.
5255 W. Phelps Rd. Bldg P	±7,500 SF	±30,081 SF	Retail/Industrial/Showroom	- Zoning: M-1 (PUD), City of Glendale - Clear Height: ±17' - Parking Ratio: 10/1,000 - Building Power: 200 Amps	\$1.30 PSF/Mo NNN NNN: \$0.275 PSF Approx.

