

**AVAILABLE FOR LEASE**

**4829 S. 38TH STREET, PHOENIX, AZ**



**CAMIDOR**

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# 4829 S 38TH STREET, PHOENIX, AZ | BUILDING SPECS

**±52,447 SF**  
TOTAL SQUARE FOOTAGE

**±16,481 SF**  
TOTAL OFFICE

**±35,996 SF**  
TOTAL WAREHOUSE

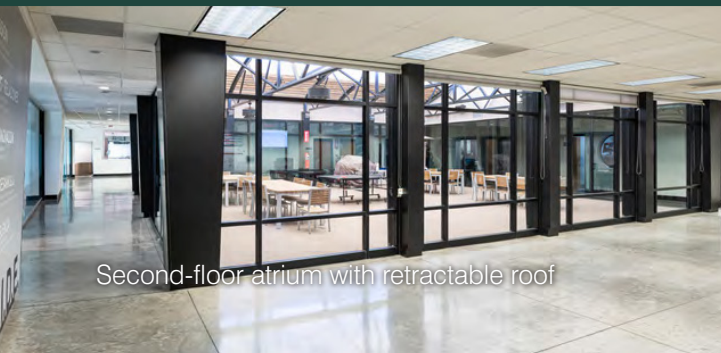
**1996**  
YEAR BUILT

**2.19 ACRES**  
LOT SIZE

**IND. PARK**  
ZONING

**2000 AMPS**  
277/480V [3 PHASE]

**±24'**  
CLEAR HEIGHT



Second-floor atrium with retractable roof



±16,481 SF two story office space



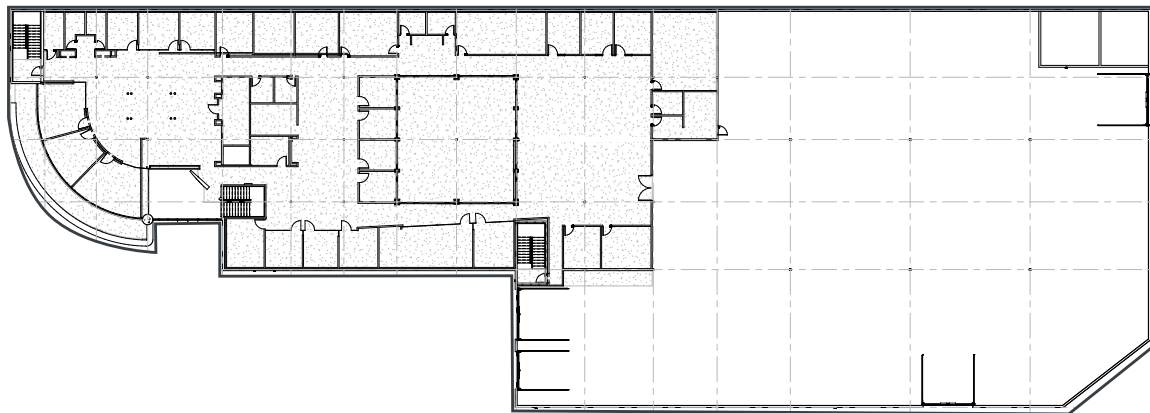
24' warehouse clear height

# 1ST FLOOR OFFICE + WAREHOUSE

38th Street



2ND FLOOR



## SITE PLAN OVERVIEW

- » Parking lot resurfaced in 2025
- » 2 dock high loading positions
- » 3 grade-level doors
- » Secured fenced yard
- » EV charging stations on site

# PROPERTY HIGHLIGHTS

- » Central location with easy freeway access
- » Modern renovations with open office configuration
- » 2nd floor atrium with retractable roof
- » Warehouse features 2 Big Ass Fan's

## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
POPULATION	7,950	70,987	291,336
DAYTIME POPULATION	24,200	136,934	412,901
# OF WORKERS	20,253	103,080	275,460
AVG. HH INCOME	\$88,502	\$96,226	\$95,148
AVG. HOME VALUE	\$333,140	\$453,630	\$484,005



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