

# Self Storage Investment Opportunity



## Desert Gardens Mini Storage

13551 West Glendale Avenue  
Glendale, AZ 85307

Presented by:



### The Gorden Group

Argus Self Storage Advisors - Broker Affiliate

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**Broker of Record:**

Arizona- Keller Williams Realty Phoenix - LC721899000

**OFFERED AT:** Unpriced- Please connect with broker for details

### INVESTMENT HIGHLIGHTS

- Professionally Managed
- Located in High-Growth Phoenix MSA (Glendale, AZ)
- Climate-Controlled Units
- Expansion Potential- Add Buildings or Build Up
- 75% Occupancy – Immediate Value-Add Opportunity

### PROPERTY DETAILS

Parcel(s) Size SF:	86,730
Rentable SF:	55,322
Total Units:	588



