

AVONDALE COMMERCE CENTER AVAILABLE FOR LEASE



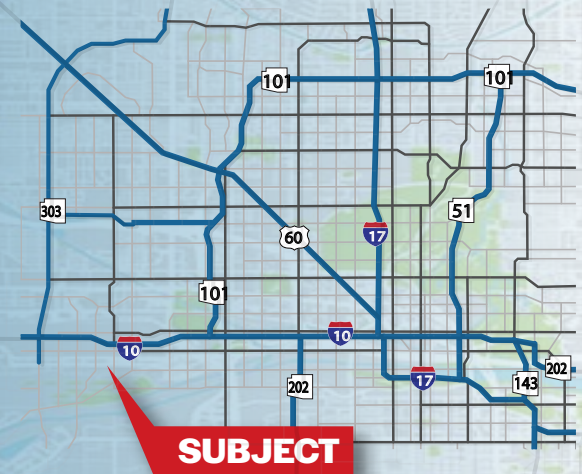
1250 NORTH FAIRWAY DRIVE
AVONDALE, ARIZONA 85232

Ken Schawl

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Todd Hamilton, SIOR, CCIM

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PROPERTY OVERVIEW

BUILDING SIZE	+/- 315,157 SF (4 BLDGS)
AVAILABLE SF	+/- 49,062 SF
ZONING	PAD, CITY OF AVONDALE
POWER	277/480V; 200A, 3 PHASE
CLEAR HEIGHT	25'
WAREHOUSE COOLING	EVAP COOLING
LOADING	GRADE LEVEL & TRUCKWELL
PARKING	2.78 SPACES PER 1,000 SF

ADDRESS SUITE SIZE RATE

1250 N FAIRWAY DR	B 101-102	19,570 SF	\$1.15 PSF/NNN
1250 N FAIRWAY DR	C 106	9,932 SF	\$1.15 PSF/NNN
1250 N FAIRWAY DR	C 107-108	19,560 SF	\$1.15 PSF/NNN

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1250 N FAIRWAY DRIVE
SUITE C-106



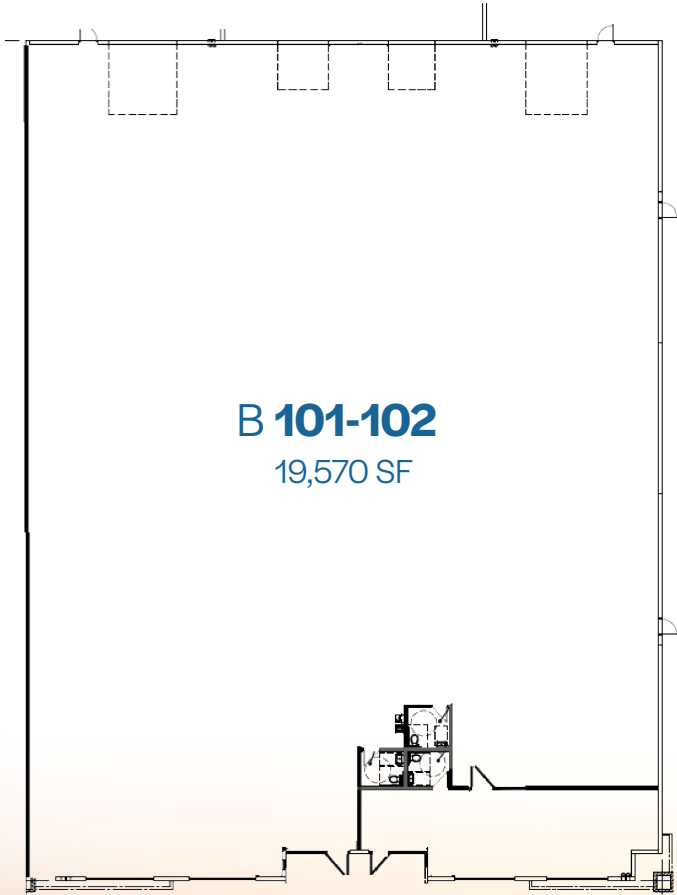
RETAIL • LAND • DEVELOPMENT • INVESTMENT • MANA
EVELOPMENT • INVESTMENT • INDUSTRIAL • RETAIL • LAND



FLOOR PLANS

B 101-102

19,570 SF



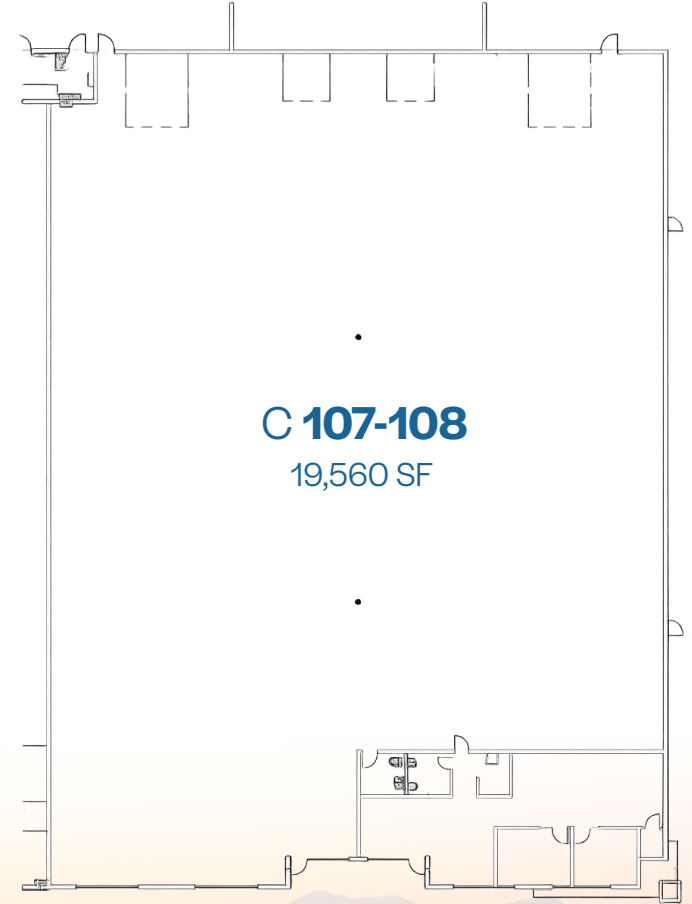
C 106

9,932 SF



C 107-108

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