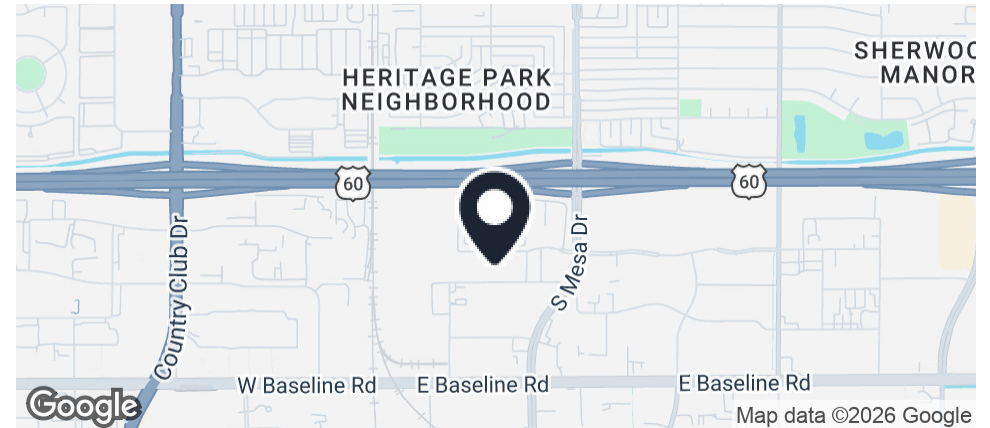


240 E. COURY AVE.

Mesa, AZ 85210

INDUSTRIAL PROPERTY FOR LEASE



PROPERTY HIGHLIGHTS

- Multi-Tenant Industrial Property
- M-1 Pad, City of Mesa
- Stucco Over Masonry Block
- Common Restrooms
- Grade Level Overhead Doors

AVAILABLE - BUILDING 1 - UNIT 145-146 - ±2,200 SF

- One (1) Office
- Balanced Evap Cooled Warehouse
- Drive Through Suite
- Two (2) approximate 16'x14' OH Doors
- Suite has Drive Through Capability

2150 East Highland Avenue, Suite 207, Phoenix, AZ 85016 // 602.955.3500 // cutlercommercial.com

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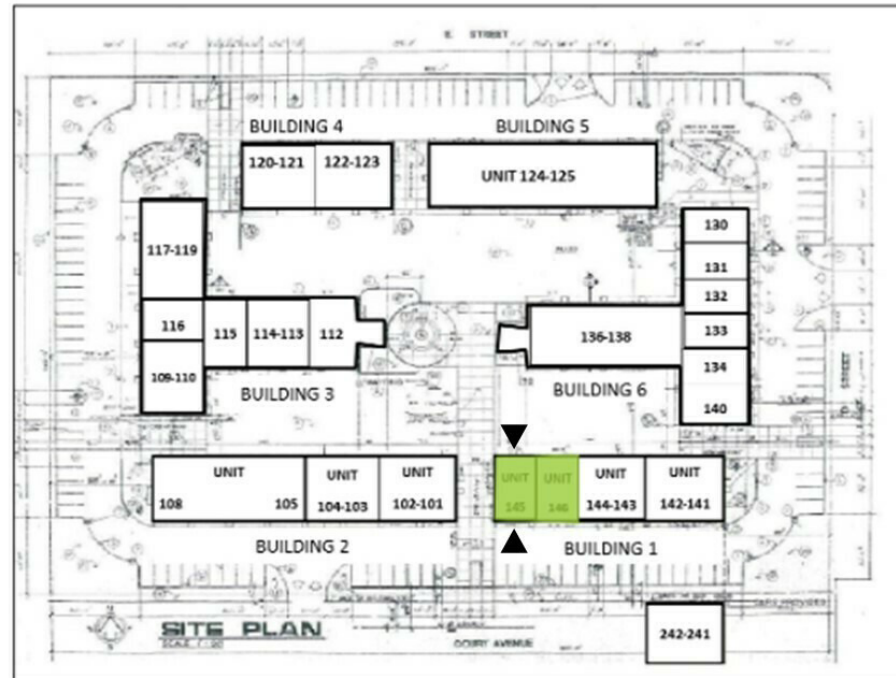


* Some of the members of the Lessor are licensed real estate brokers, associate brokers and/or sales persons in the same State of Arizona and are acting as owner/agent. All information furnished is from sources deemed reliable. No representation is made as to the accuracy thereof and it is submitted subject to errors, omissions, changes, or withdrawal without notice and to any special listings conditions, including the rate and manner of payment of commissions for particular offerings imposed by principals or agreed to by the company, the terms of which are available to interested principals or brokers. All dimensions are approximate. Owner and/or Broker make no representations expressed or implied as to the accuracy of floor plan/site plan dimensions.

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▼ = OH DOOR LOCATIONS

NOTE: ALL DIMENSIONS ARE APPROXIMATE AND THE SITE PLAN/FLOOR PLAN IS NOT TO SCALE

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