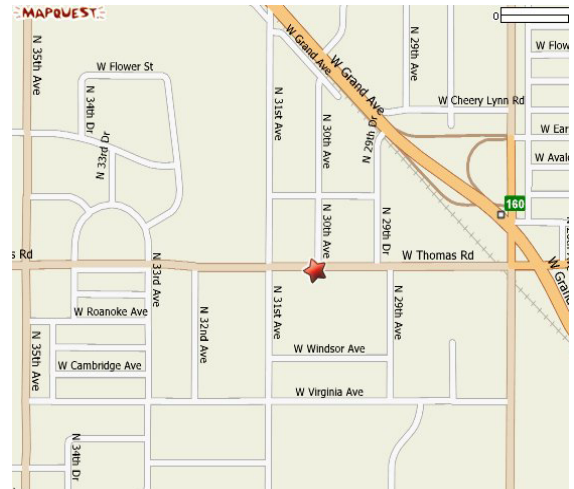


AVAILABLE

2968 W. Thomas Road
1,860 Sq. Ft.

Features:

- Located just min. from I-10 & I-17 freeways
- 300 s.f. +/- office area, reception, one office, one restroom.
- 1,500 s.f. +/- evaporative cooled warehouse
- 14' Minimum clear height
- One (1) 12' x 12' grade door
- A-2 Zoning, City of Phoenix
- Thomas Frontage
- 150 amps single phase power
- Thomas Signage
- **Competitive Gross Rental Rates**



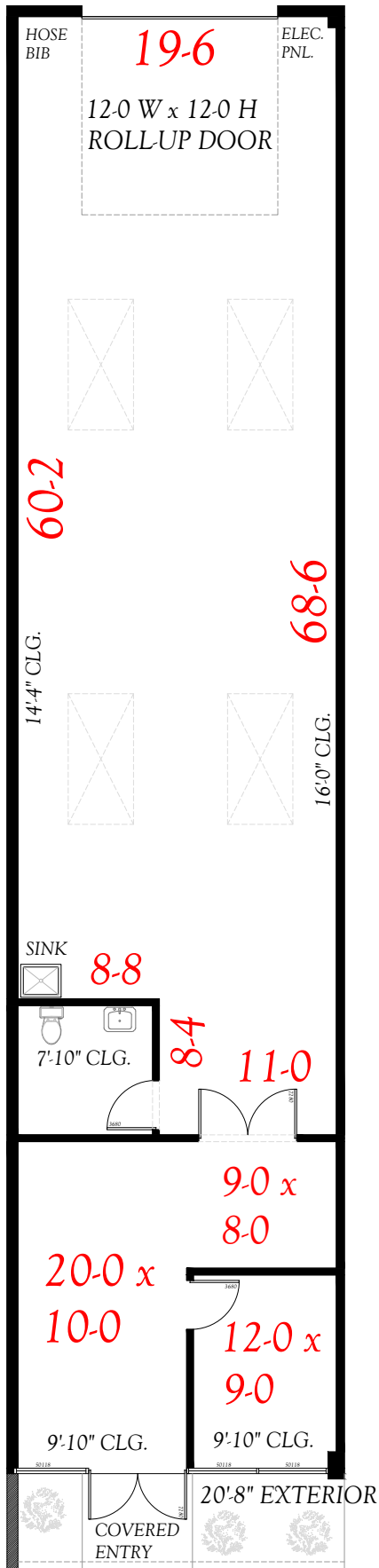
5100 N. 40th Street
Phoenix, Arizona 85018
(602) 438-8000
(602) 438-7940 fax
www.azindprop.com

For More Information Contact:

Randy S. Warner
(602) 438-8000
randy@azindprop.com

No CAM's

The information contained herein has been obtained from sources we deem reliable. However, no warranties or representations, expressed or implied, are made as to the accuracy of any information contained herein, and the information is subject to errors and omissions. This information is also subject to change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by our principals.



TOTAL SF: 1,860

2968 W. THOMAS ROAD
Phoenix, Arizona 85017



**Arizona
Industrial
Properties**

Randy S. Warner
randy@azindprop.com

602.438.8000 (office)
602.438.7832 (direct)
602.438.7040 (fax)
602.882.6666 (cell)