

LEASE RATE

\$1.35 MG/MO

SUNRISE INDUSTRIAL PARK AVAILABLE FOR LEASE

130 N SUNWAY DR | GILBERT, AZ

**INDUSTRIAL SPACE
AVAILABLE FOR LEASE**

**±23,794 SF BUILDING
ZONED I-1**

**MULTI-TENANT
INDUSTRIAL/WAREHOUSE SPACE**

EXCLUSIVE CONTACTS

Tyson Breinholt	Cory Breinholt
D 480.966.7513	D 480.889.2569
M 602.315.7131	M 480.220.9987
tbreinholt@cpi.az.com	cbreinholt@cpi.az.com



COMMERCIAL PROPERTIES INC.

Locally Owned. Globally Connected. CORPAC INTERNATIONAL

TEMPE: 2323 W University Drive, Tempe, AZ 85281 | 480.966.2301
SCOTTSDALE: 8767 E Via de Commercio, Suite 101, Scottsdale, AZ 85258 | www.cpi.az.com

The information contained herein has been obtained from various sources. We have no reason to doubt its accuracy; however, J & J Commercial Properties, Inc. has not verified such information and makes no guarantee, warranty or representation about such information. The prospective buyer or lessee should independently verify all dimensions, specifications, floor plans, and all information prior to the lease or purchase of the property. All offerings are subject to prior sale, lease, or withdrawal from the market without prior notice.

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SUNRISE INDUSTRIAL PARK

AVAILABLE FOR LEASE

PROPERTY OVERVIEW

Building Size:	±23,794 SF
Building Type:	Multi-Tenant
Parcel:	302-23-033

AVAILABILITY

Suite:	2
Suite Size:	±5,371 SF
Lease Rate:	\$1.35 MOD GROSS

Fire Suppression Sprinklers

Reception

EVAP Cooled Warehouse

4 Offices

Break Galley

Walk In Closet

2 Restrooms

17' Clear Height

EXCLUSIVE CONTACTS

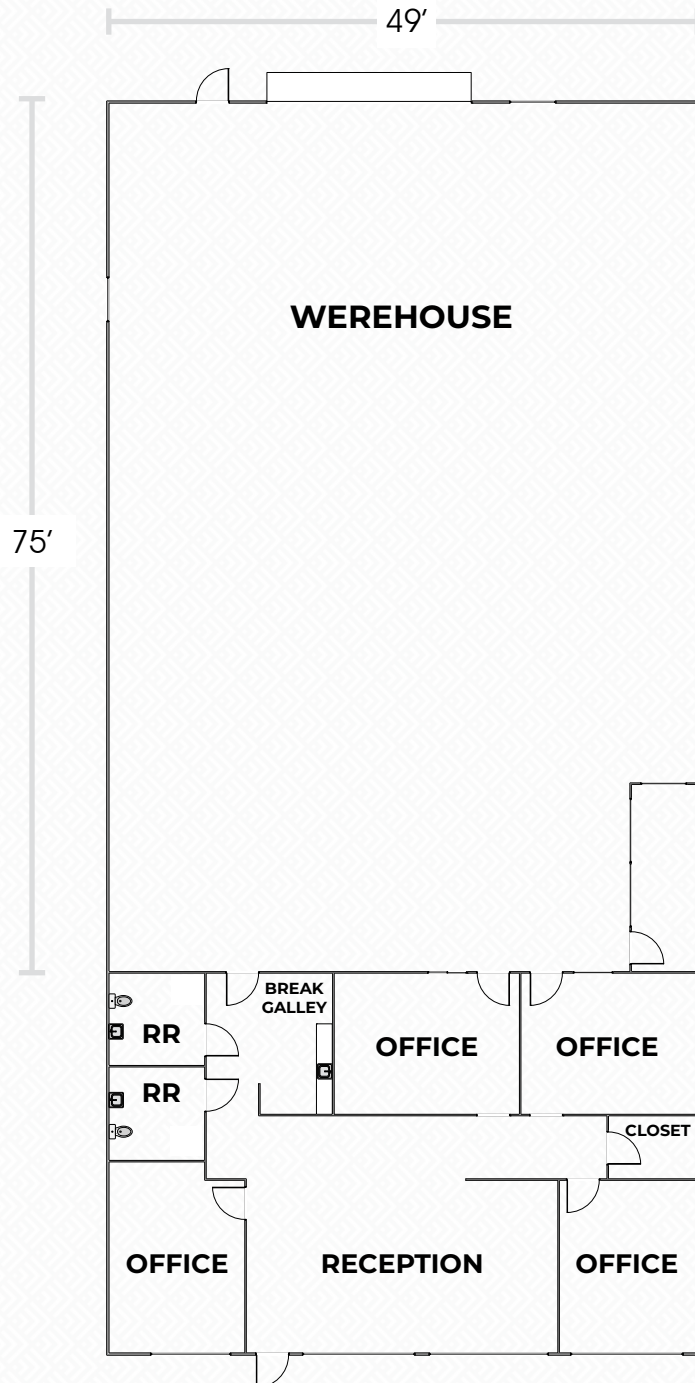
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PROPERTY OVERVIEW

Building Size:	±23,794 SF
Building Type:	Multi-Tenant
Parcel:	302-23-033

AVAILABILITY

Suite:	4
Suite Size:	±6,526 SF
Lease Rate:	\$1.35 MOD GROSS

Fire Suppression Sprinklers

Reception

Conference Room

EVAP Cooled Warehouse

4 Offices

Break Room

2 Restrooms

Storage Room

17' Clear Height

EXCLUSIVE CONTACTS

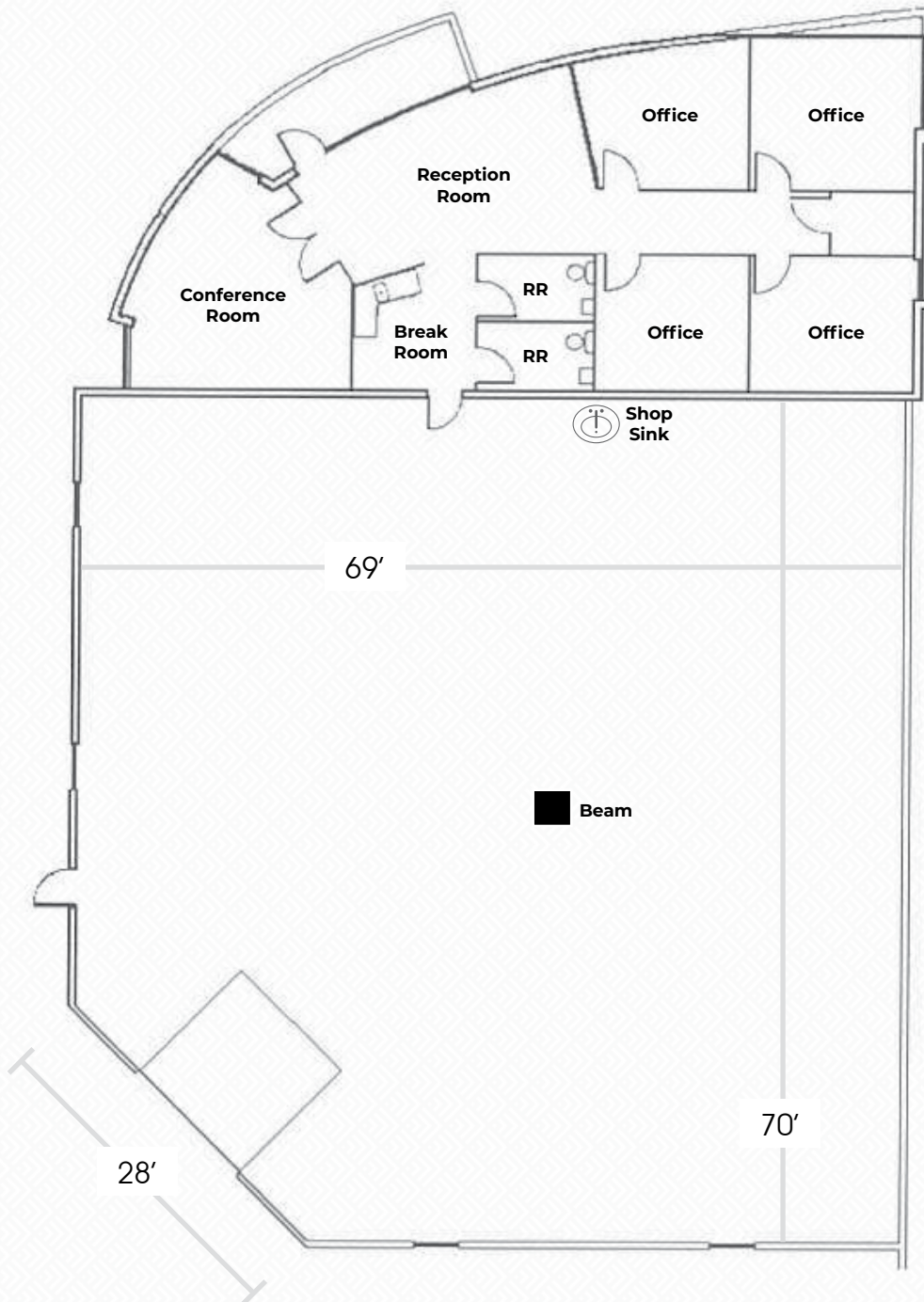
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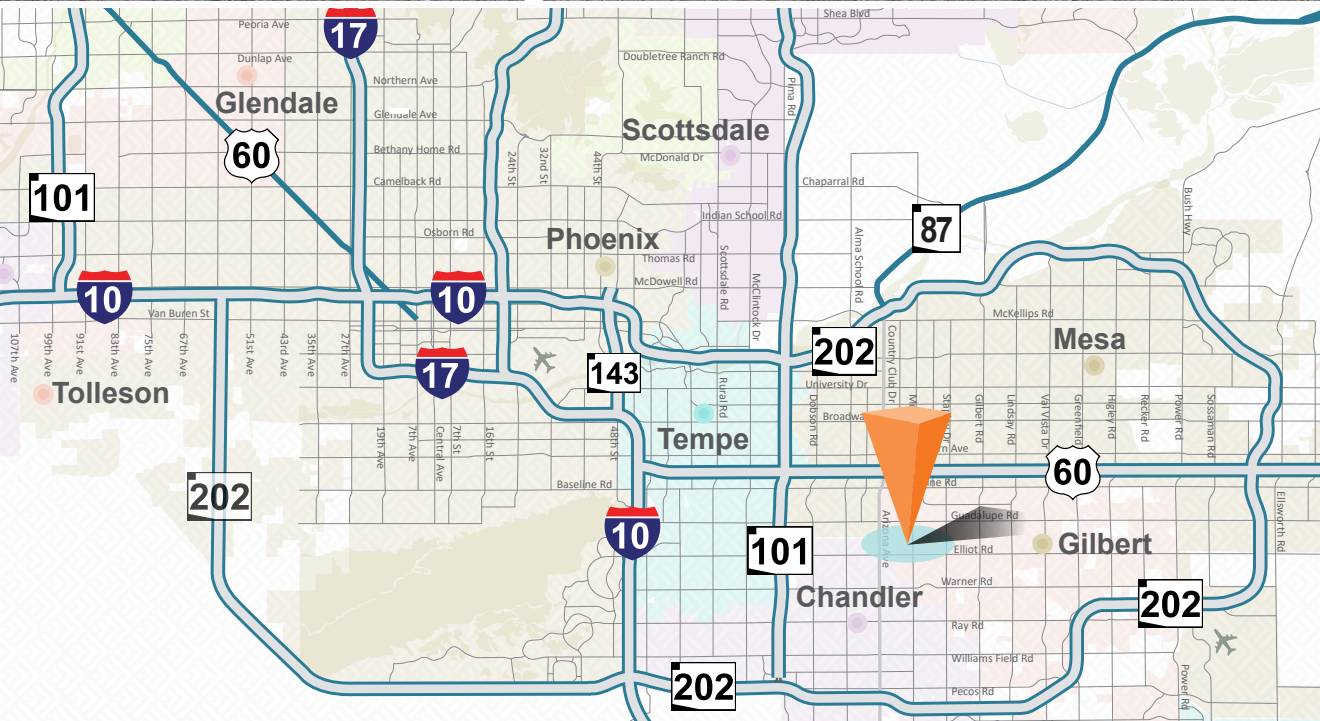
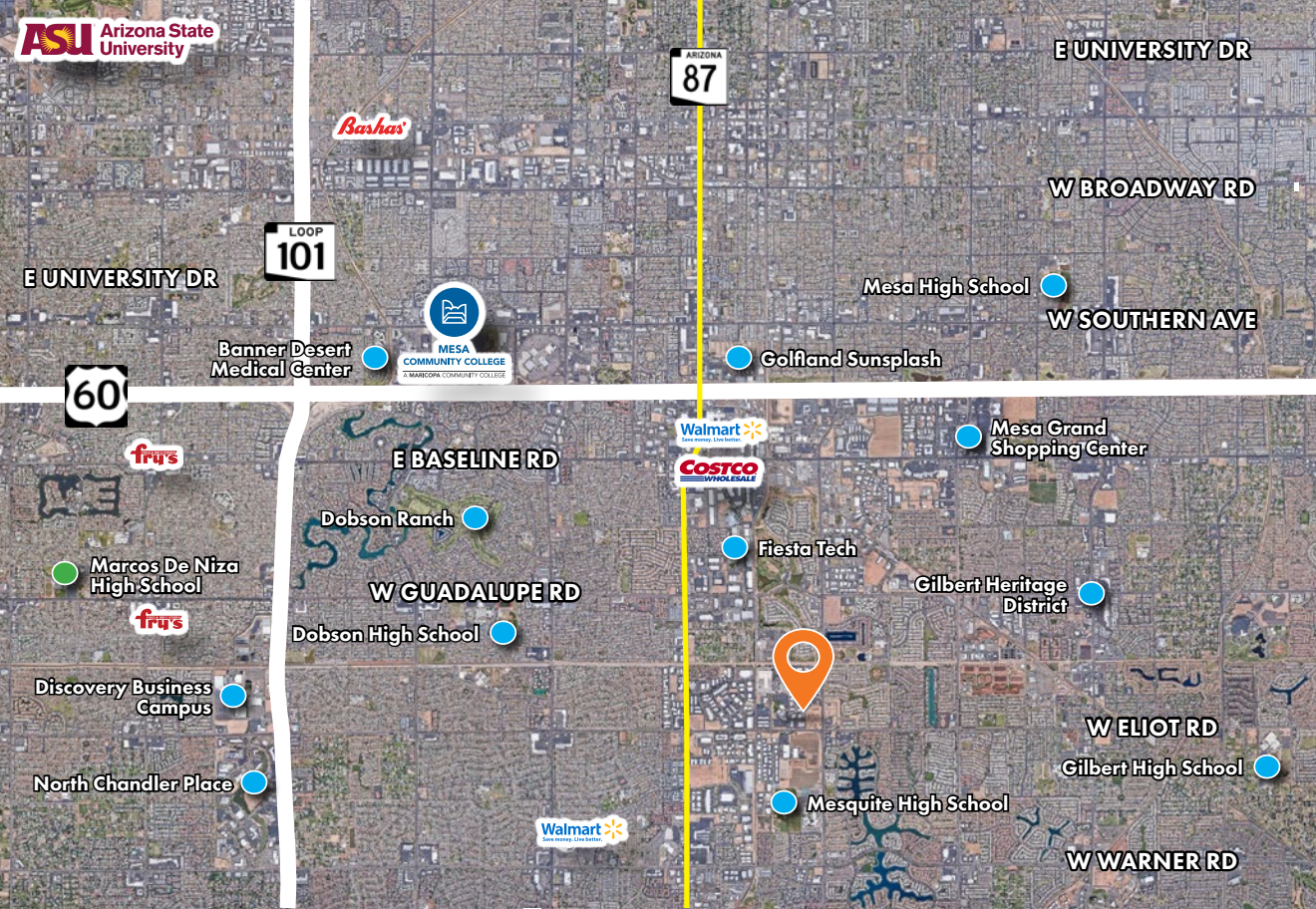
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DEMOGRAPHICS

POPULATION
8,624 (1M)
135,340 (3M)
403,410 (5M)



HOUSEHOLDS
3,227 (1M)
50,887 (3M)
148,722 (5M)



AVG HH INCOME
\$138,962 (1M)
\$113,725 (3M)
\$109,961 (5M)



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