

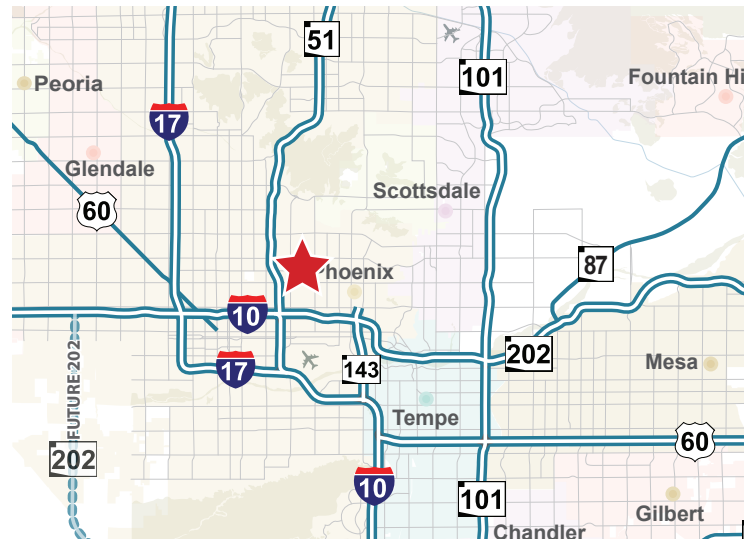
3150 NORTH 24TH STREET

PHOENIX, ARIZONA 85016



PROPERTY FEATURES

- ▶ ±31,476 SF Total Multi-Tenant Building
- ▶ 2 Story Building, Built in 1982 / Remodeled 2015
- ▶ C-2 Zoning, City of Phoenix
- ▶ 3.6:1,000 SF Parking Ratio
- ▶ Covered Parking Available
- ▶ Frontage on 24th St
- ▶ Less than 2 miles to SR-51, I-10, Arizona Heart Hospital and Phoenix Children's Hospital



For More Information,
Please Contact:

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COMMERCIAL PROPERTIES INC.

Locally Owned. Globally Connected. CORFAC

TEMPE: 2323 W. University Drive, Tempe, AZ 85281 | 480.966.2301
SCOTTSDALE: 8777 N. Gainey Center Dr., Suite 245, Scottsdale, AZ 85258 | www.cpiaz.com

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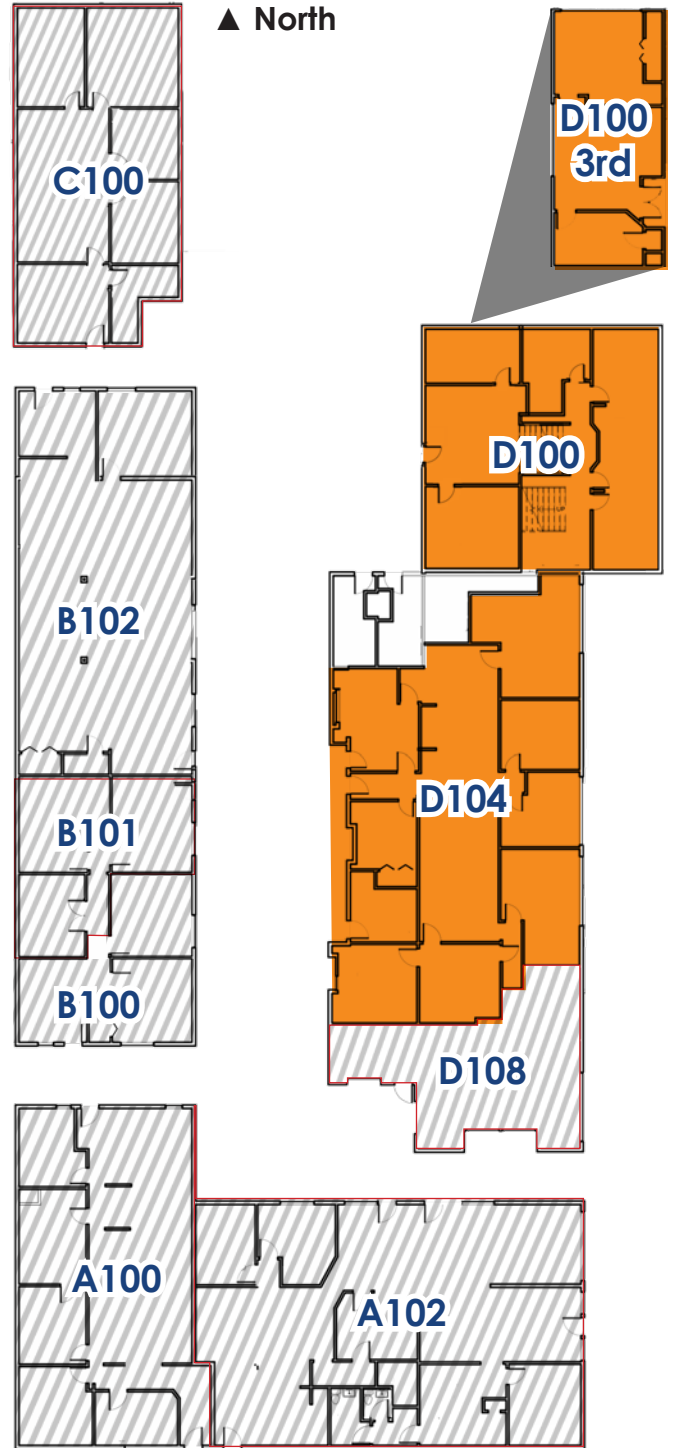
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1ST FLOOR PLAN

± 14,696 SF Total

Suite	±SF	Rate	Status
A100	2,014		Leased
A102	1,763		Leased
B100	755		Leased
B101	775		Leased
B102	1,595		Leased
C100	1,790		Leased
D100	2,723	\$3,175/Mo	Available
D104	3,055	\$4,075/Mo	Available
D108	750		Leased

*Electricity Included



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2ND FLOOR PLAN

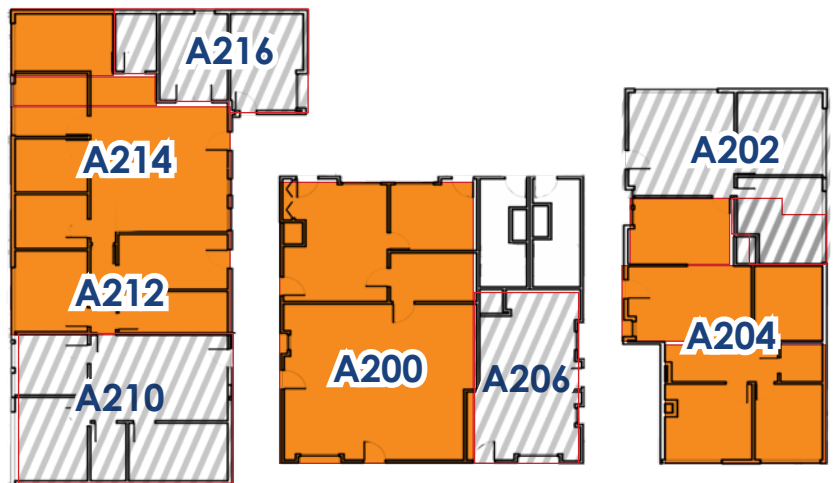
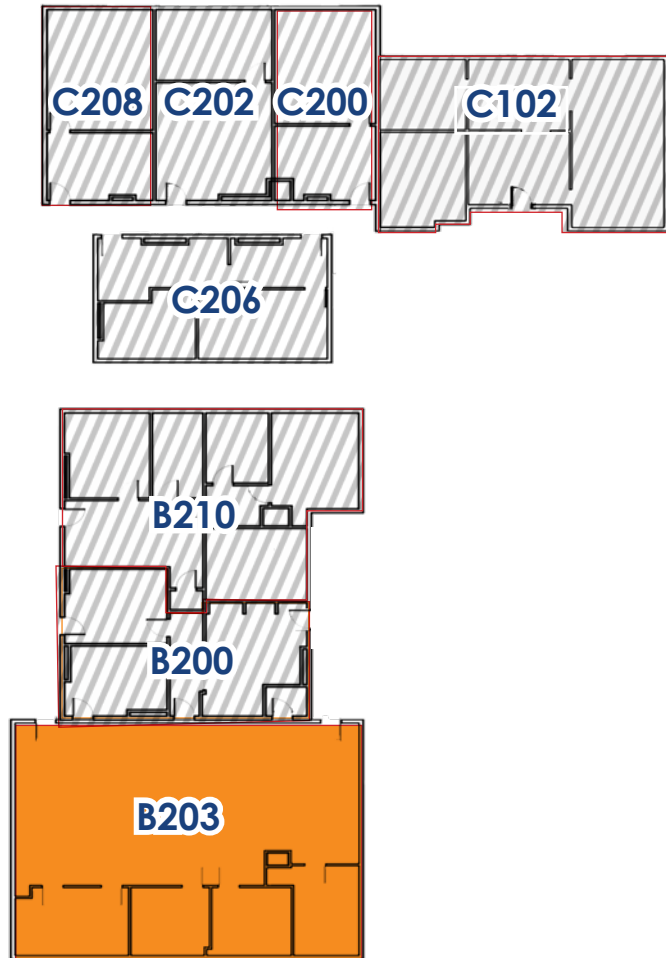
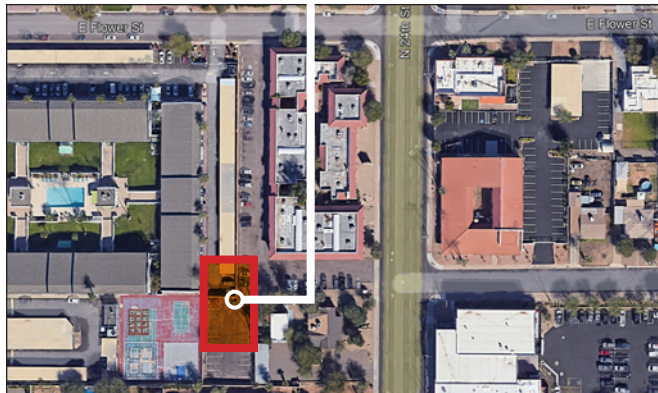
± 16,659 SF Total

Suite	±SF	Rate	Status
A200	1,420	\$1,895/Mo	Available
A202	763		Leased
A204	1,127	\$1,500/Mo	Available
A206	496		Leased
A210	800		Leased
A212	600	\$800/Mo	Available
A214	1,200	\$1,600/Mo	Available
A216	185		Leased
B200	775		Leased
B203	2,145	\$2,860/Mo	Available
B210	1,283		Leased
C200	541		Leased
C102	1,256		Leased
C202	602		Leased
C206	779		Leased
C208	566		Leased

*Electricity Included

PARKING LOT FOR LEASE

Parking Lot	7,200	\$1,500/Mo	Available
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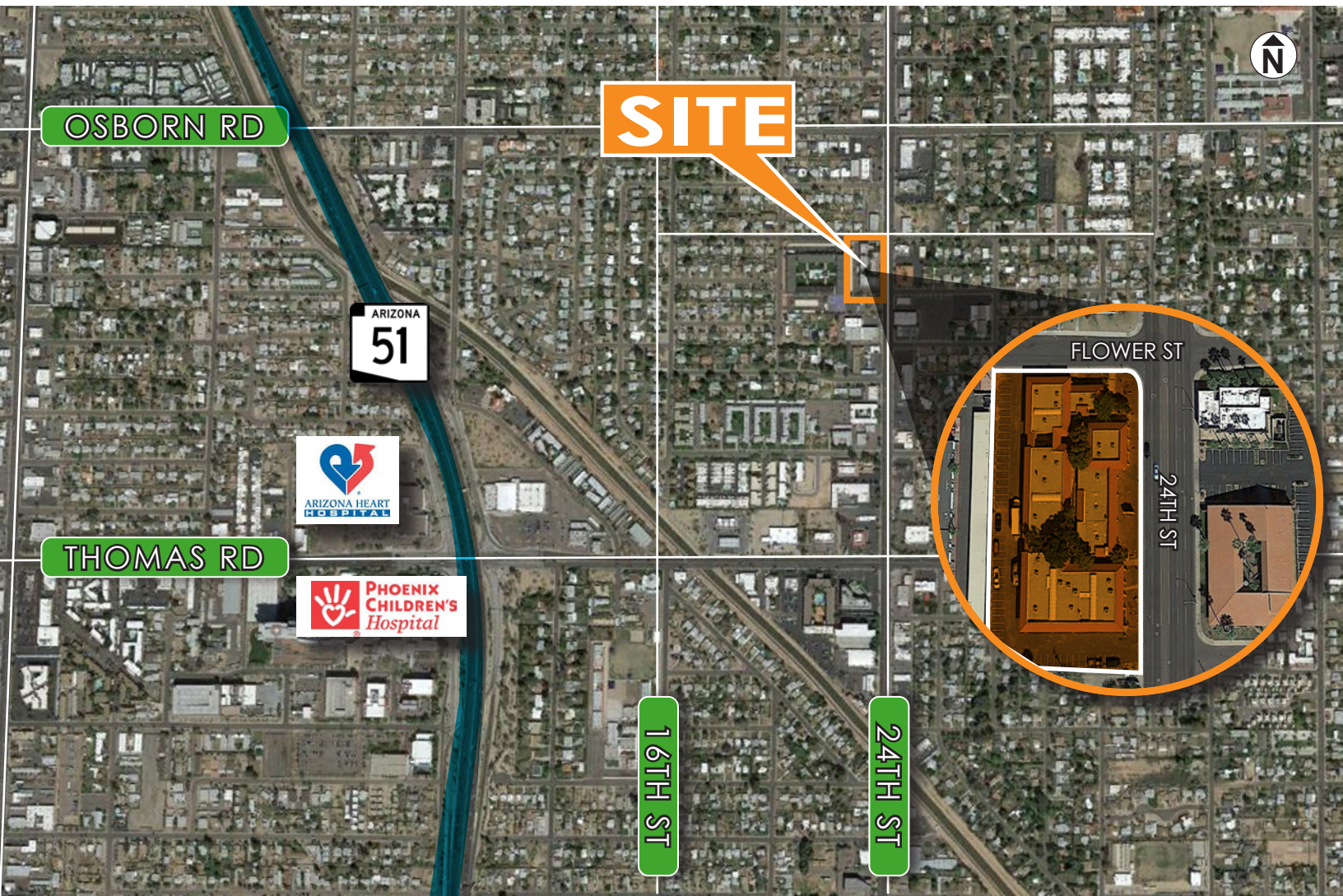
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