



PROPERTY OVERVIEW

Sale Price:	\$1,900,000
Building Size:	+18,000 SF
Lot Size:	+2.39 Acres
Price / SF:	\$105.56
Year Built:	2008
Zoning:	I-2

PROPERTY DESCRIPTION

+ 100,000 kWh Solar Energy System Installed in 2017

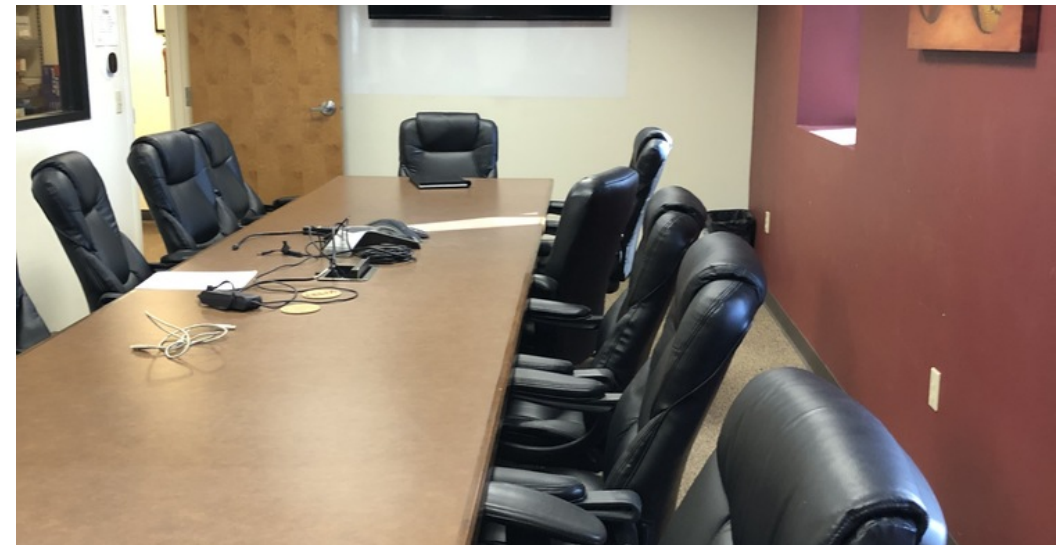
- 1 - 12' x 14' Grade Level loading door
- 1 - 20' x 28' Grade Level loading door

1000 Amps - 277/480 Volt - Supplied by APS

2.51 Acre adjacent parcel available for Purchase

LOCATION OVERVIEW

- Coolidge Industrial Park
- 15.5 Miles from 430 Acre NIKOLA Manufacturing Plant
- 20.6 Miles from 500 Acre LUCID Motor Manufacturing Plant
- 30.4 Miles from 682 Acre Intel Ocotillo Campus
- 50.7 Miles from Sky Harbor International Airport



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