

3401 EAST WIER AVE

Phoenix, AZ 85040



Property Summary



PROPERTY DESCRIPTION

Located just off the I-10 freeway, this industrial property features (21) grade level doors, 1200 amps of 480 Volt power along with an additional SES with 120/208 Volt power* and fenced parking/yard. With proximity to Sky Harbor International Airport, the Broadway Industrial District and Tempe Diablo Stadium, the property serves as a great location for businesses in the Phoenix Metro Area.

*Power specs to be confirmed by tenant

PROPERTY HIGHLIGHTS

- Air Conditioned Warehouse
- +/- 14' Clear Height
- Private Fenced Parking/Yard
- Fire Sprinklered
- Grade Level Loading – (21) Overhead Doors (+/- 8'x10' and 10'x10') and (1) 16'x12' Door
- Excellent Freeway Access To I-10 and SR-143

OFFERING SUMMARY

Lease Rate:	\$0.85 SF/month (Modified Gross)
Available SF:	30,906 SF
Lot Size:	92,000 SF
Building Size:	30,906 SF

DEMOGRAPHICS

	1 MILE	5 MILES	10 MILES
Total Households	400	100,833	392,805
Total Population	1,144	273,530	998,629
Average HH Income	\$45,252	\$51,420	\$68,298

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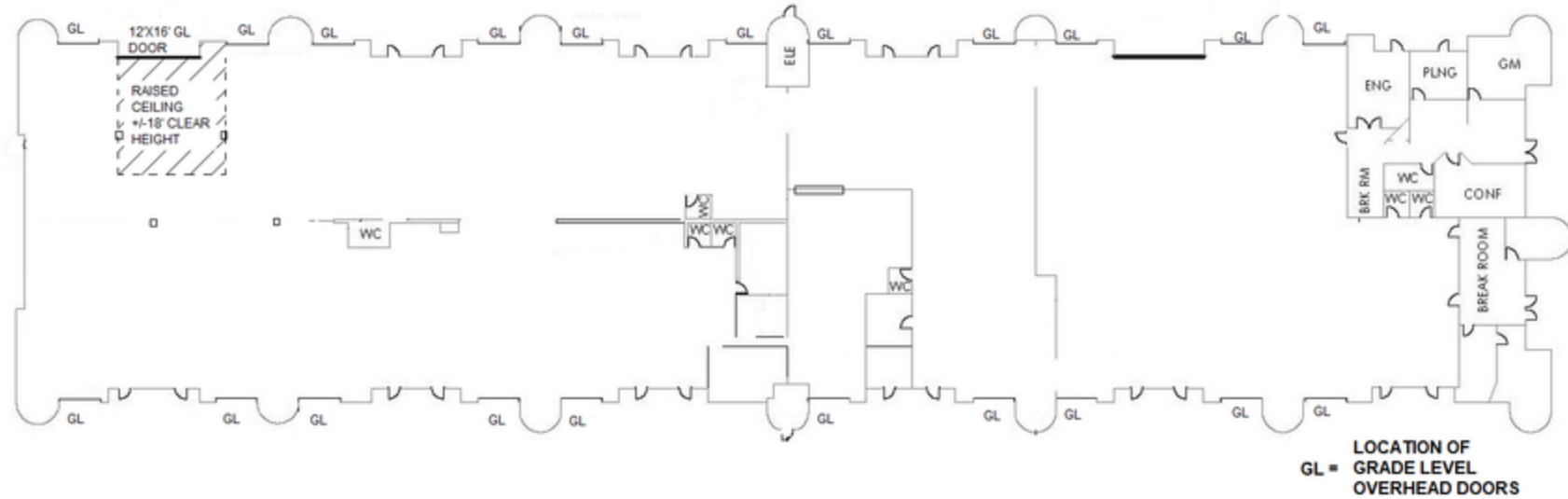
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Additional Photos



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