

±39,941 SF OF BUILDINGS (3) ON ±10.86 ACRES (DIVISIBLE) FOR LEASE

3045 S 43rd Ave Phoenix, Arizona 85009



**DIVISIBLE SITE - CONTACT BROKER
FOR DIVISIBILITY OPTIONS**

8767 E. Via de Ventura
Suite 290
Scottsdale, AZ 85258
RGcre.com

MAX SCHUMACHER

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PATRICK SHEEHAN, SIOR

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JACK HANSEN

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Site Information

3045 S 43rd Ave
Phoenix, AZ 85009

- ±27,661 SF Main Terminal
 - » ±9,223 SF Office
 - » ±12,955 SF Dock
 - » 64 Doors
- Partially Enclosed Shop: ±7,100 SF (8 bays)
- Maintenance Shop: ±5,180 SF
- ±10.86 Acre Site
- Located in one of the most desirable logistics submarkets in Phoenix.
- Fully paved site.
- Ample clear height.
- Zoning permits outdoor storage.
- Multiple points of ingress/egress.
- Underground diesel tank.
- 145 trailer parking spaces and 60 tractor spaces.
- Zoned A-1, City of Phoenix
- APN: 105-45-001N
- Site can be demised - contact Broker for divisibility options.



The information contained herein has been obtained from sources we believe to be reliable, however, Rein & Grosseohme and its agents have not conducted any investigation regarding these matters and make no warranty or representation expressed or implied regarding the accuracy or completeness of the information. Interested parties need to verify any information that is critical to their decision process and bear all risk for inaccuracies. References to square footage or age are approximate.

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Site Photos



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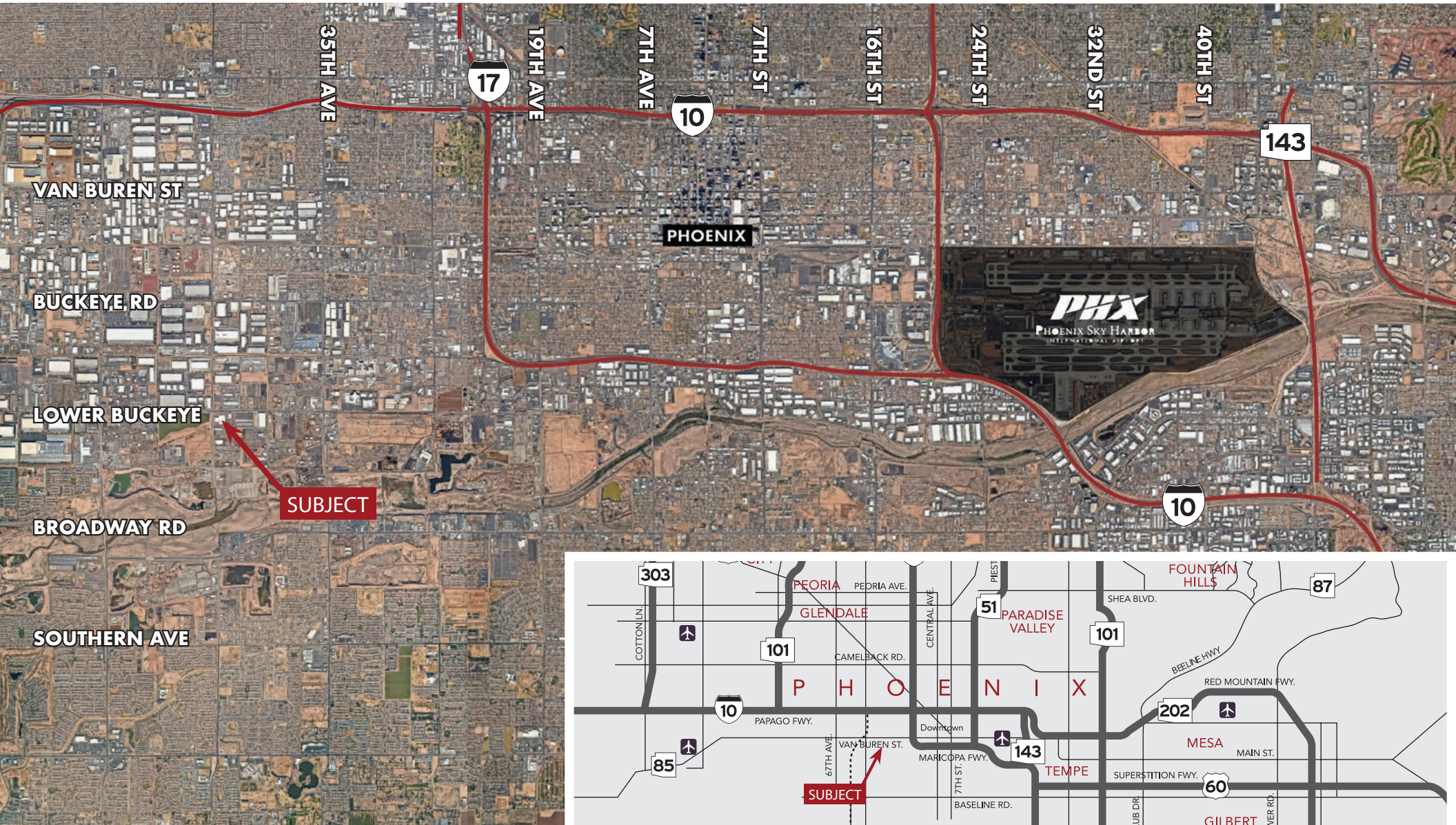
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Location Maps



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