

**±0.96 ACRE CONTRACTOR'S FACILITY WITH 6,000 SF OF WAREHOUSE/  
OFFICE BUILDINGS AVAILABLE FOR LEASE**

9111 S Hardy Drive Tempe, AZ 85284



**MOVE-IN READY**

**HARDY DR**

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

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## Site Information

9111 S Hardy Drive  
Tempe, AZ 85284

### Site Features

- ± 0.96 Acres (42,079 SF)
- Zoned GID, City of Tempe
- Fully secured site with block wall circulation
- Proximity to I-10, Loop 101 and Loop 202
- Power: 1,200 AMPS, 480V, 3 Phase (Tenant to verify power)

### Building 1:

- ±3,000 SF
- Two (2) grade level doors
- Reception area
- Breakroom
- 3 private offices
- Storage Space
- Fully Air Conditioned

### Building 2:

- ±3,000 SF
- Four (4) grade level doors
- 100% Warehouse / Shop space

**Lease Rate: \$10,500 / Month Gross**



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 Images



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## Site Images

**R&G**  
REIN & GROSSEHME  
COMMERCIAL REAL ESTATE



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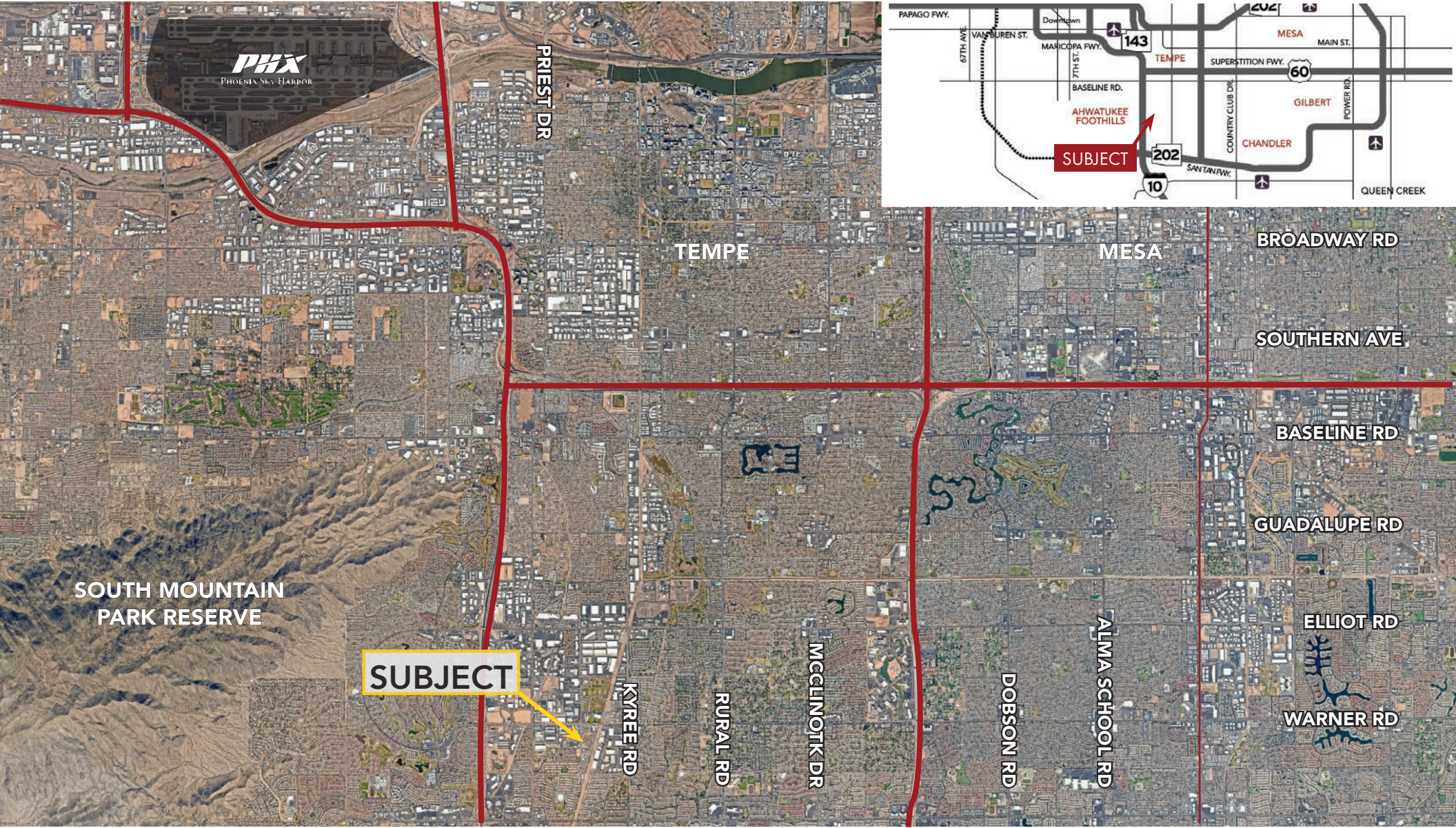


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Location Maps

**R&G**  
REIN & GROSSEHME  
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