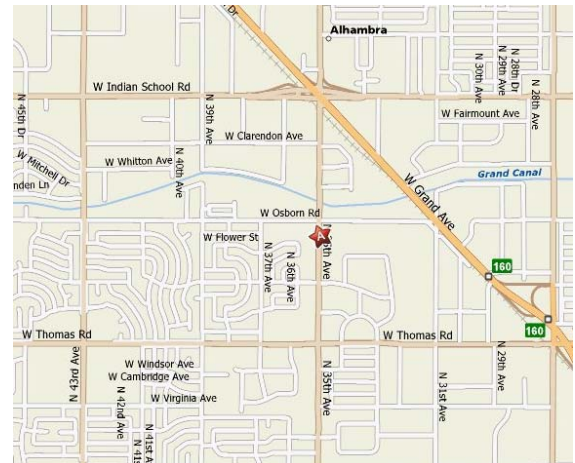


AVAILABLE

3315 N. 35th Avenue
4,750 Sq. Ft.

Features:

- Located just min. from I-10 & I-17 freeways
- Brand New Office Build Out.
- 1,000 sq. ft. a/c office area (Front showroom, breakroom & 2 restrooms).
- 3,750 sq. ft. +/- evap. cooled warehouse
- 16' Minimum clear height
- Two (2) 12' x 14' grade door
- A-2 Zoning, City of Phoenix
- Excellent accessibility
- 200 amps, 120/208 volt, 3 phase power
- Building signage
- 35th Avenue Frontage



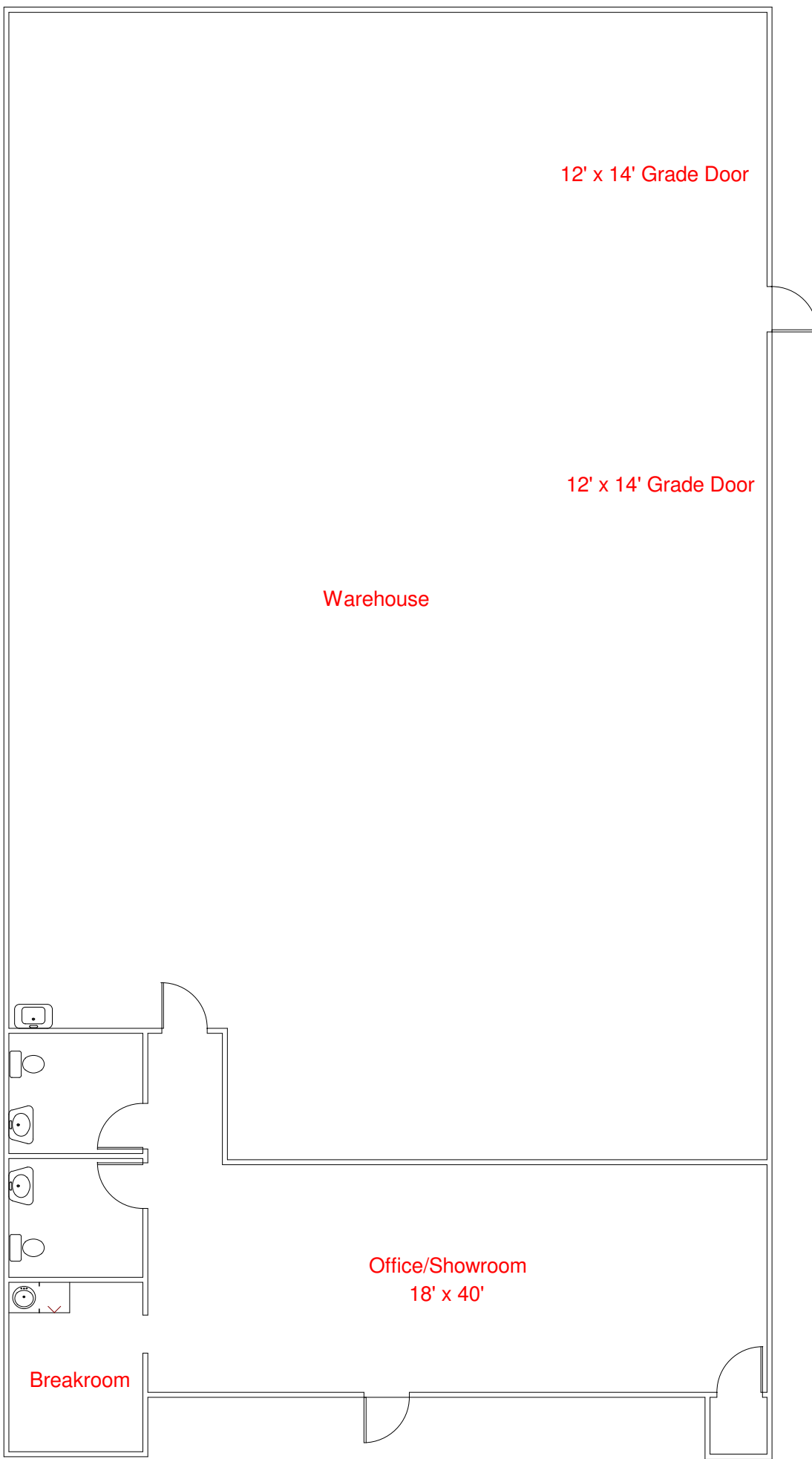
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Phoenix, Arizona 85018
(602) 438-8000
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www.azindprop.com

For More Information Contact:

Randy S. Warner
(602) 438-8000
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5% Commission - Flat Lease Rates - No CAM's

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Drawing Not To Scale
For Reference Only

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Approx. 4,750 S.F.