

+/-71,688 SF For Sublease

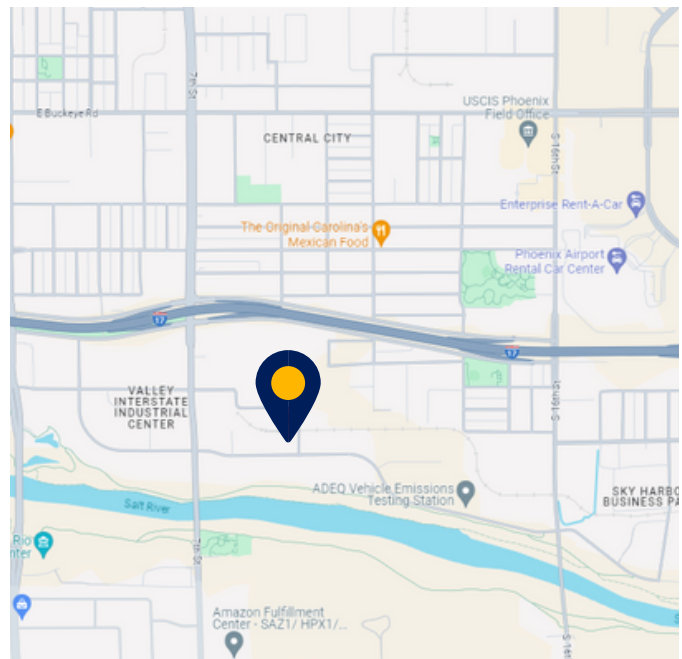


100% HVAC Distribution Space

836 E University Dr | Phoenix, AZ

Features:

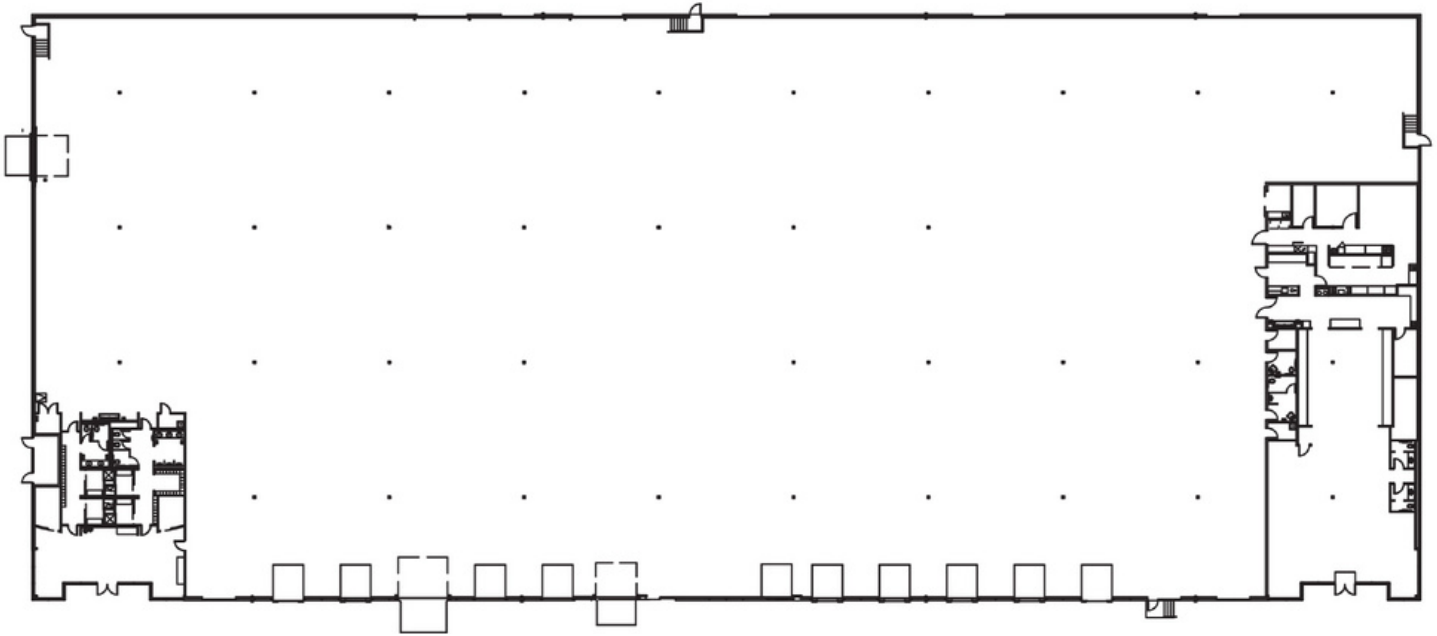
Premises Size	±71,688 SF
Sublease Expiration	3/31/2027
Year Built	1987 / 2004
Power	1,600a/277 - 480v 3p Heavy
HVAC	100% A/C
Insulation	R-19 Insulation
Zoning	A-1, City Of Phoenix
Clear Height	27'
Grade-Level	3 Ramp-to-Grade Doors 14' x 14'
Dock Doors	Loading Doors: 8 Dock High 10' x 10' 2 Dock High 10' x 14'
Sprinklers	ESFR
Column Spacing	40' x 40'
Site	±3.562 Acres
Sublease Rate:	\$0.95 PSF NNN



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Building Floor Plan



10TH STREET

UNIVERSITY DRIVE

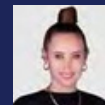
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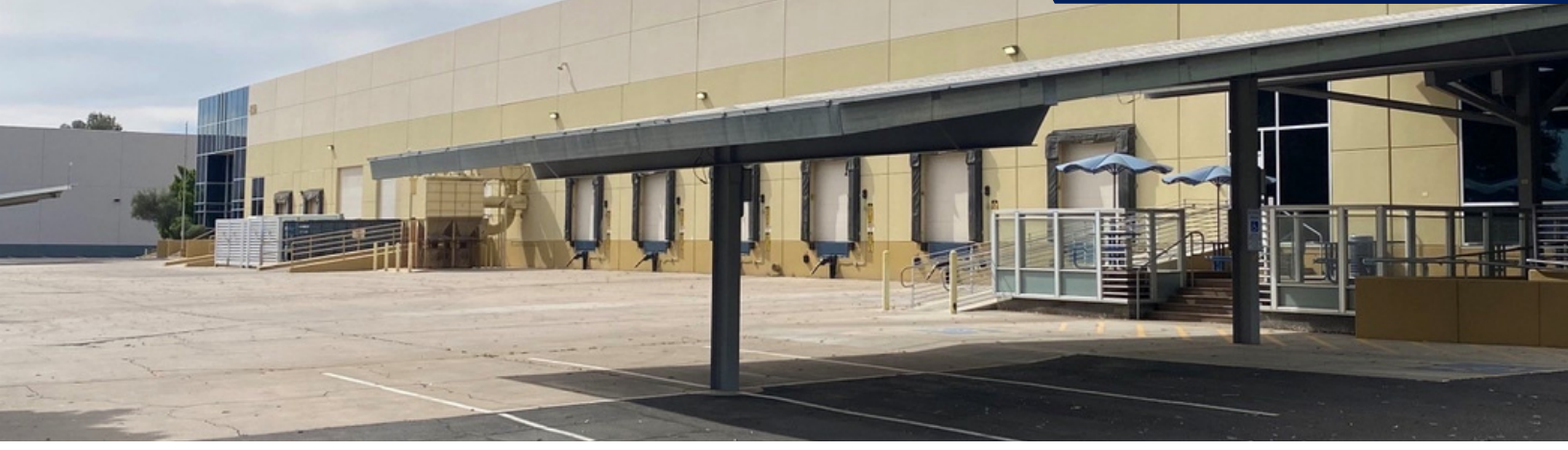


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Available For Sublease
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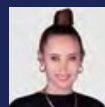
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