



AT

**SKY HARBOR
BUSINESS PARK**

Available



±10,107 SF Freestanding Office/Warehouse Building on ±0.83 Acres
Available For Lease

1718 W 3rd St
Tempe, AZ 85281



Property Features



±10,107 SF Freestanding Office/
Warehouse Building on ±0.83 Acres



Evap Cooled Warehouse



Power: 600 Amps, 120/208v (SES)



Loading: 1 Grade Level Door
1 Truckwell



Ample Parking



Zoning: GID, City of Tempe



Fire Sprinklered



Close Proximity to Sky Harbor
International Airport, SR-143, Loop
202, and I-10 Freeways

Floor Plan

±10,107 SF

Office Features:

- » ±4,534 SF Office
- » Open Office/Showroom Area
- » 4 Private Offices
- » 1 Conference Room/Bullpen
- » 1 Production Room
- » 1 Break Room
- » 2 Restrooms
- » 1 Fire Rise/Storage Room

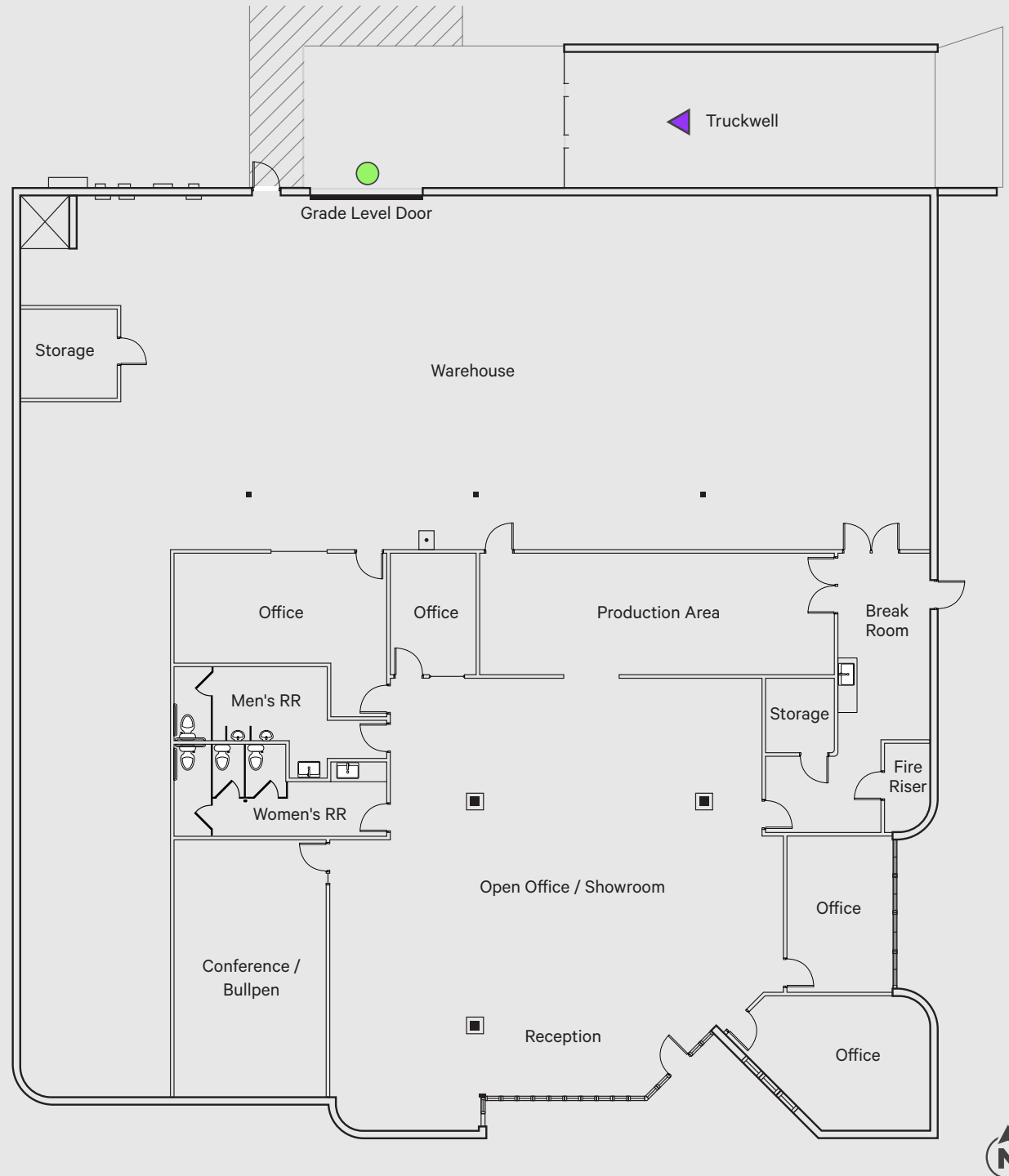
Warehouse Features:

- » Evap Cooled Warehouse
- » 1 Grade Level Door (12 ft)
- » 1 Truckwell
- » ±14' Clear Height in Warehouse
- » LED Lighting
- » Compressed Airlines throughout Warehouse

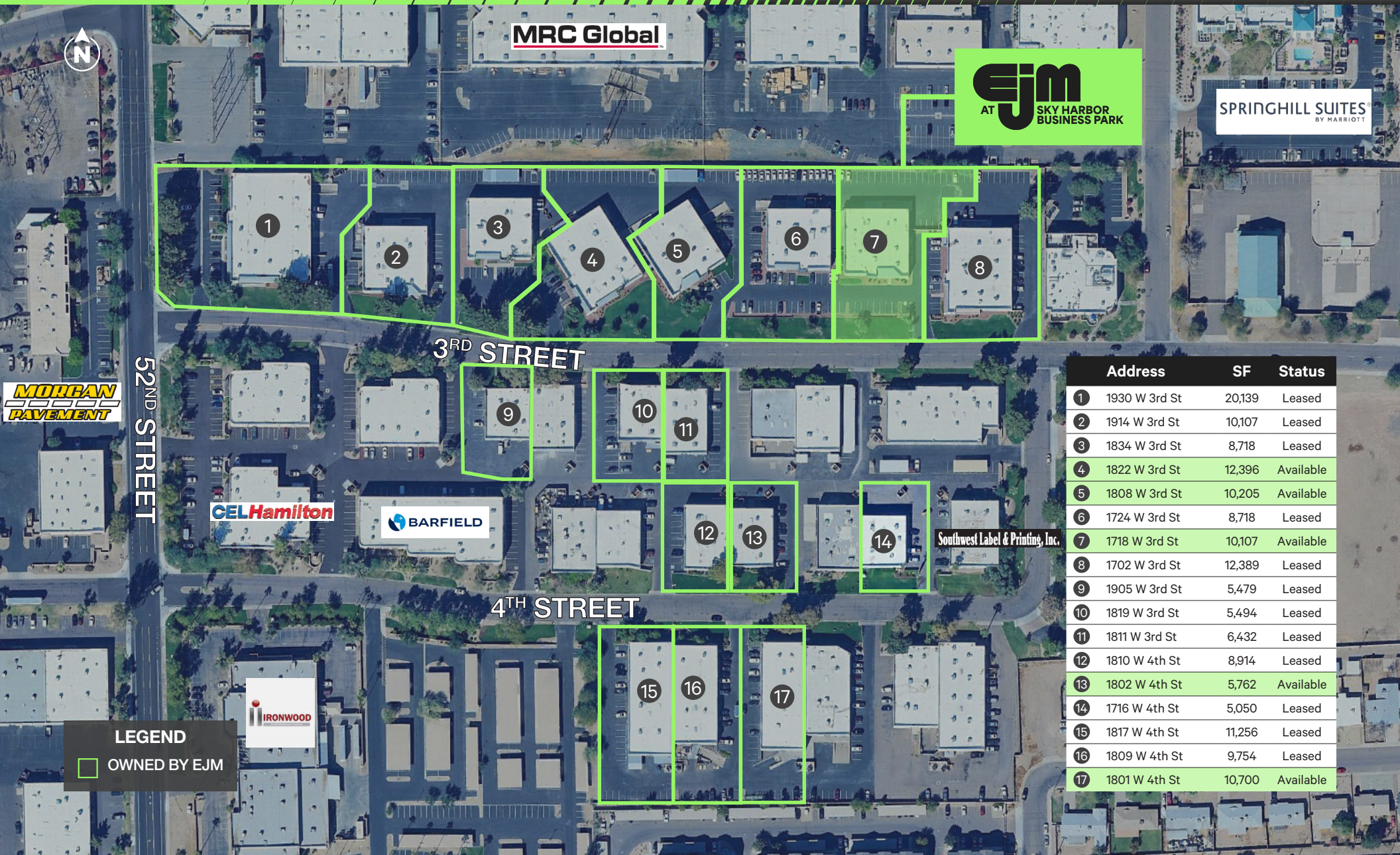
LEGEND

● Grade Level Door

▲ Truckwell



Location



MRC Global

EJM
AT SKY HARBOR
BUSINESS PARK

SPRINGHILL SUITES
BY HARRIOTT

52ND STREET

3RD STREET

4TH STREET

CEL Hamilton

BARFIELD

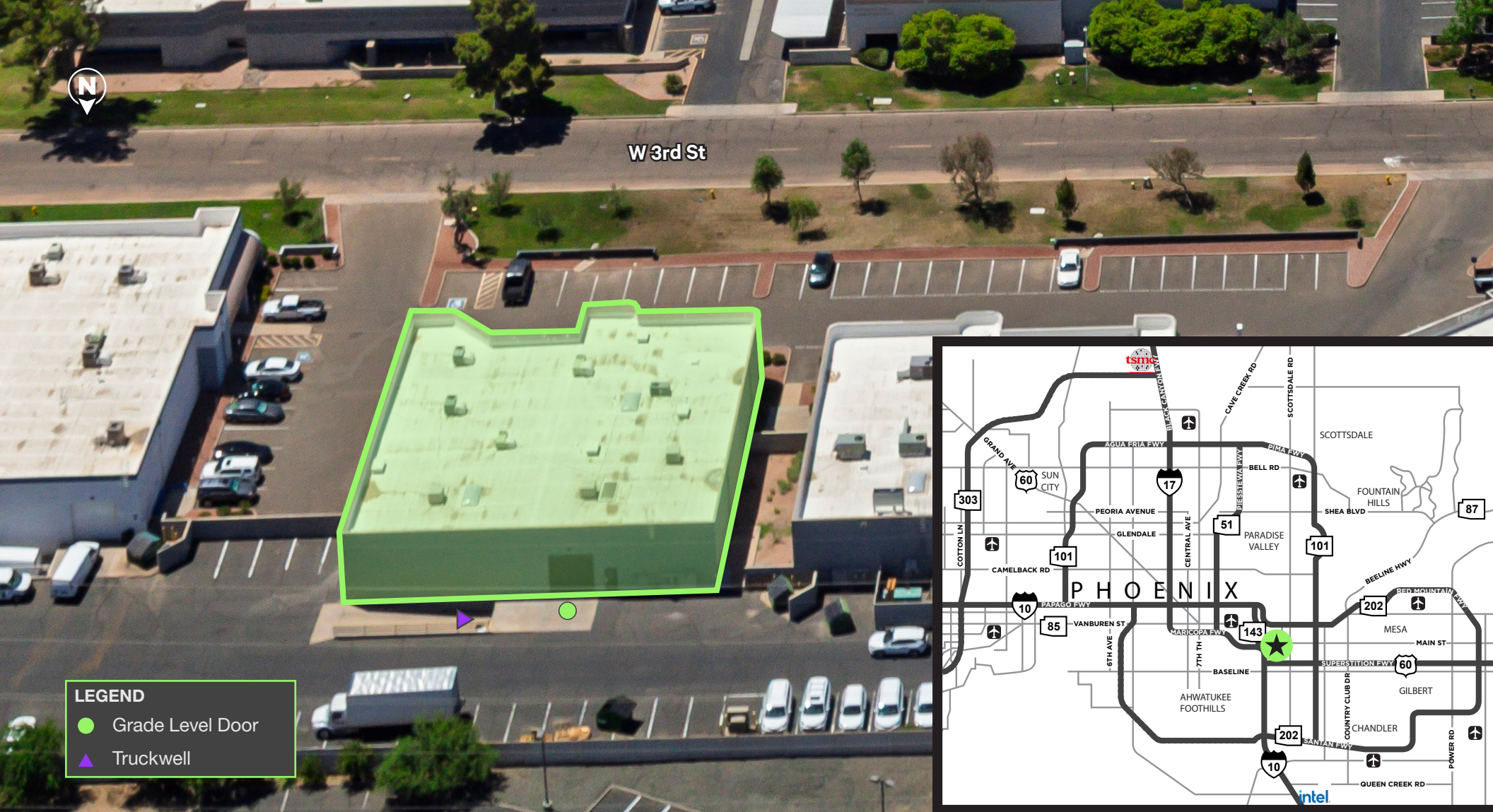
Southwest Label & Printing, Inc.

IRONWOOD

LEGEND

OWNED BY EJM

	Address	SF	Status
1	1930 W 3rd St	20,139	Leased
2	1914 W 3rd St	10,107	Leased
3	1834 W 3rd St	8,718	Leased
4	1822 W 3rd St	12,396	Available
5	1808 W 3rd St	10,205	Available
6	1724 W 3rd St	8,718	Leased
7	1718 W 3rd St	10,107	Available
8	1702 W 3rd St	12,389	Leased
9	1905 W 3rd St	5,479	Leased
10	1819 W 3rd St	5,494	Leased
11	1811 W 3rd St	6,432	Leased
12	1810 W 4th St	8,914	Leased
13	1802 W 4th St	5,762	Available
14	1716 W 4th St	5,050	Leased
15	1817 W 4th St	11,256	Leased
16	1809 W 4th St	9,754	Leased
17	1801 W 4th St	10,700	Available



LEGEND

- Grade Level Door
- ▲ Truckwell

Leasing **Contacts**

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