

OFFICE TO INDUSTRIAL CONVERSION

±76,309 SF FREESTANDING BUILDING


TRANSWESTERN
REAL ESTATE
SERVICES



IMMEDIATE ACCESS
TO INTERSTATE 10

FREESTANDING
BUILDING

TOTAL ACRES
±7.25

ZONED
A-2

3157 EAST ELWOOD STREET | PHOENIX, ARIZONA

BUILDING SPECS



TOTAL: 76,309 SF



DIVISIBLE: ±22,092 SF



**CEILING HEIGHT:
±21' CLEAR**



FREE STANDING



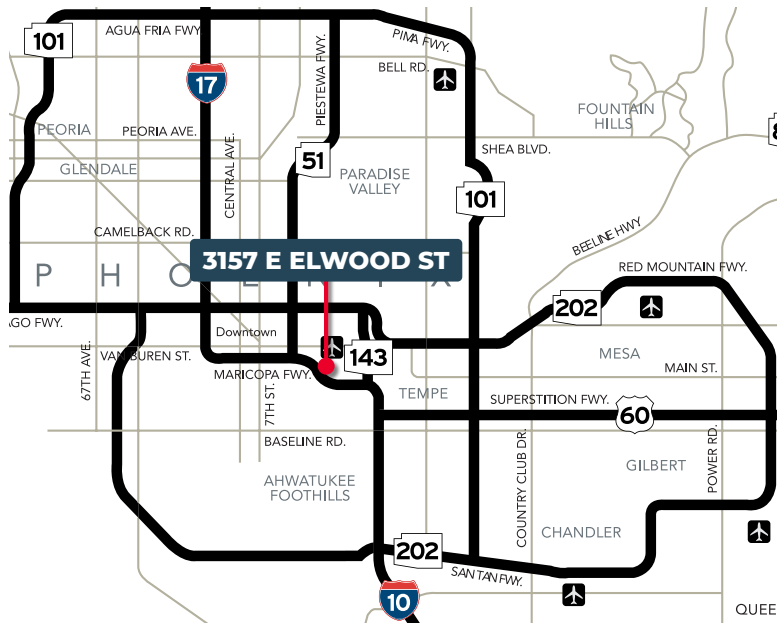
**LOCATION: SKY
HARBOR AIRPORT
SUBMARKET**

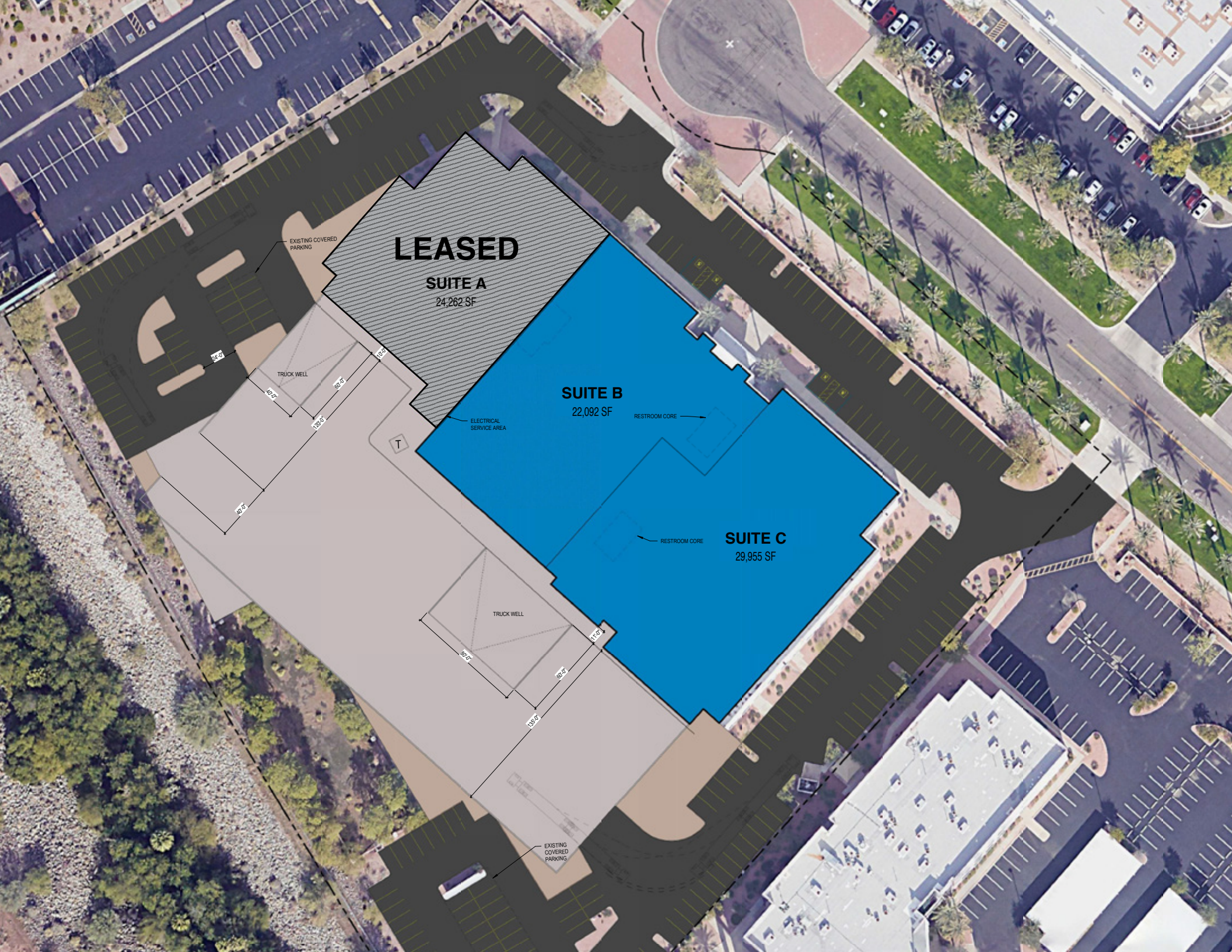


**LOADING: 4 DOCK-
HIGH DOORS AND
2 TRUCKWELLS**



**ZONING: A-2 ZONING
INDUSTRIAL LIGHT MANUFACTURING**





LEASED

SUITE A

24,262 SF

SUITE B

22,092 SF

SUITE C

29,955 SF

TRUCK WELL

TRUCK WELL

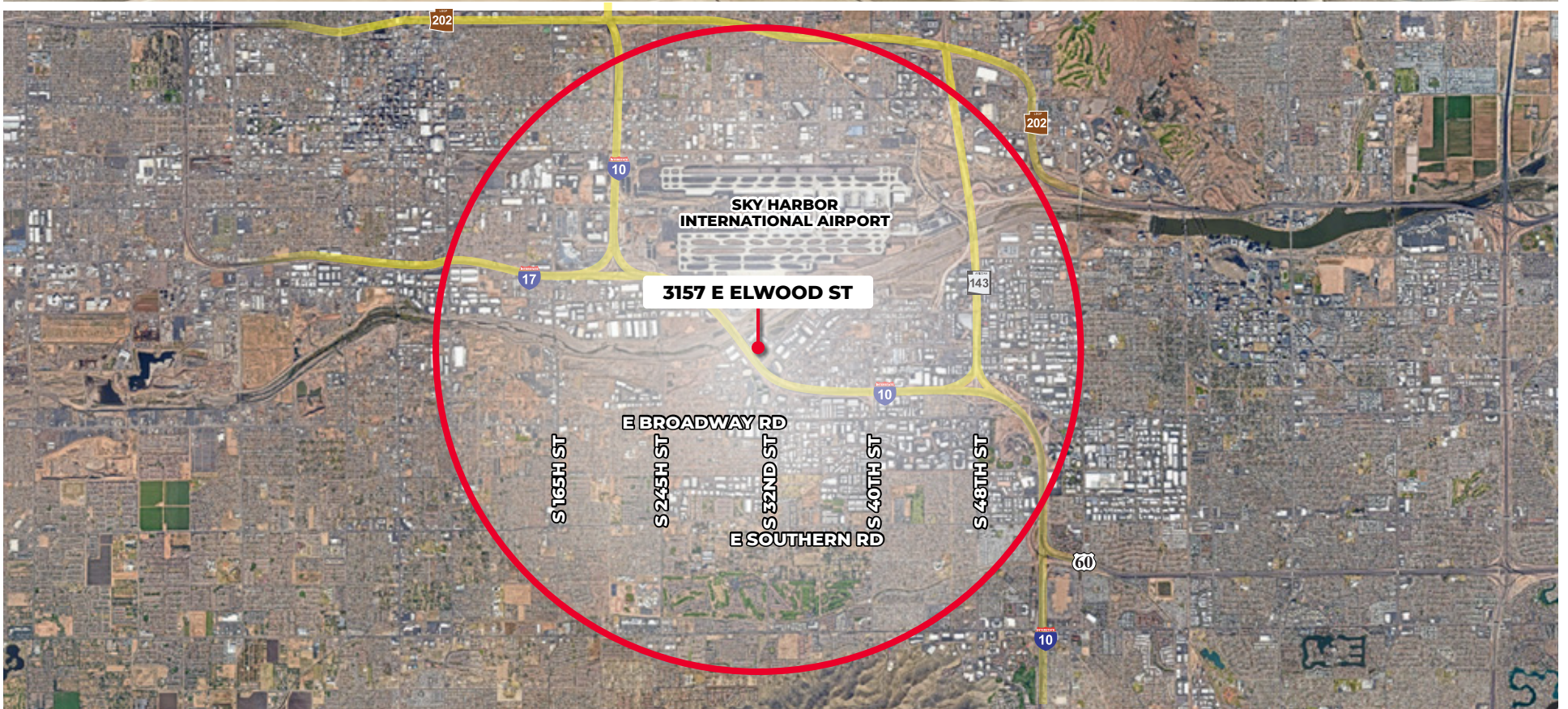
EXISTING COVERED
PARKING

EXISTING
COVERED
PARKING

ELECTRICAL
SERVICE AREA

RESTROOM CORE

RESTROOM CORE





FOR MORE INFORMATION:

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