



Lender REO Sale

2323 North 27th Avenue Industrial Building

FOR SALE OR LEASE

Price: **Submit**



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Industrial Investment Opportunity

2323 North 27th Avenue • Phoenix, Arizona



Total Size 85,546 SF
(77,965 SF of Warehouse & 7,581 SF of Office)

- ◆ Value Add - 100% Vacant
- ◆ Below Replacement Cost
- ◆ 85,546 SF Industrial Property
- ◆ Built 1961; Renovated 1980
- ◆ Masonry Construction
- ◆ Purchase will be in "As Is" condition
- ◆ Zoning: A-1, City of Phoenix
- ◆ Net Site Area: 2.89 Acres
- ◆ Sales Offices & Bullpen Office
- ◆ Dock High Loading
- ◆ 18' - 24' Clear Height
- ◆ Easy Access to I-17 & I10 Freeways
- ◆ Frontage on 27th Ave
- ◆ Utilities: Water - City of Phoenix
Sewer - City of Phoenix
Gas - Southwest Gas
Electricity - APS



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