

FOR LEASE

±60,450 SF Industrial Manufacturing & Warehouse Facility

2426 S. 7th Street, Phoenix, AZ

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Property Highlights

- 60,450 Square Feet (Former Bottling Facility)
- **Power: 3800 Amps, 277/480V**
- 3.51-Acre Parcel
- Multiple Office Locations
- Floor Drains in Bottling Area
- Twelve (12) Dock Doors
  One (1) Grade-Level Door
- Approximately 24’ Clear Height
- 7th Street Frontage
- Secured Yard
- A-2 Industrial District Zoning, City of Phoenix

Photos

±60,450 Sq. Ft. - Manufacturing & Warehouse Facility













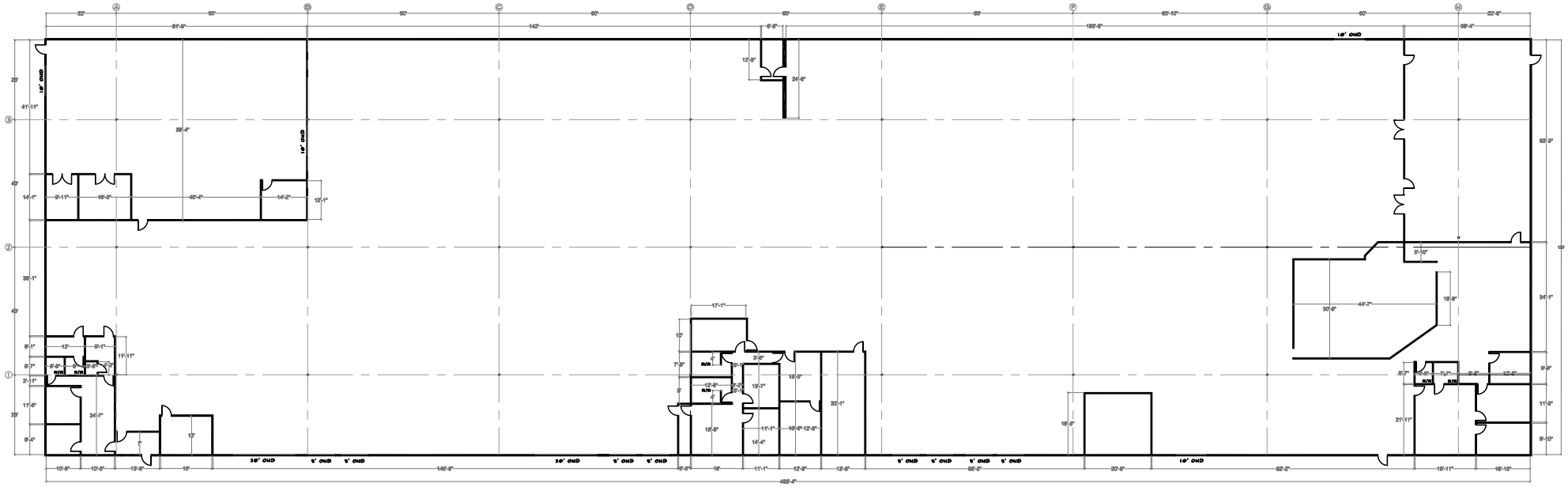

±60,450 **square feet**

Floorplan

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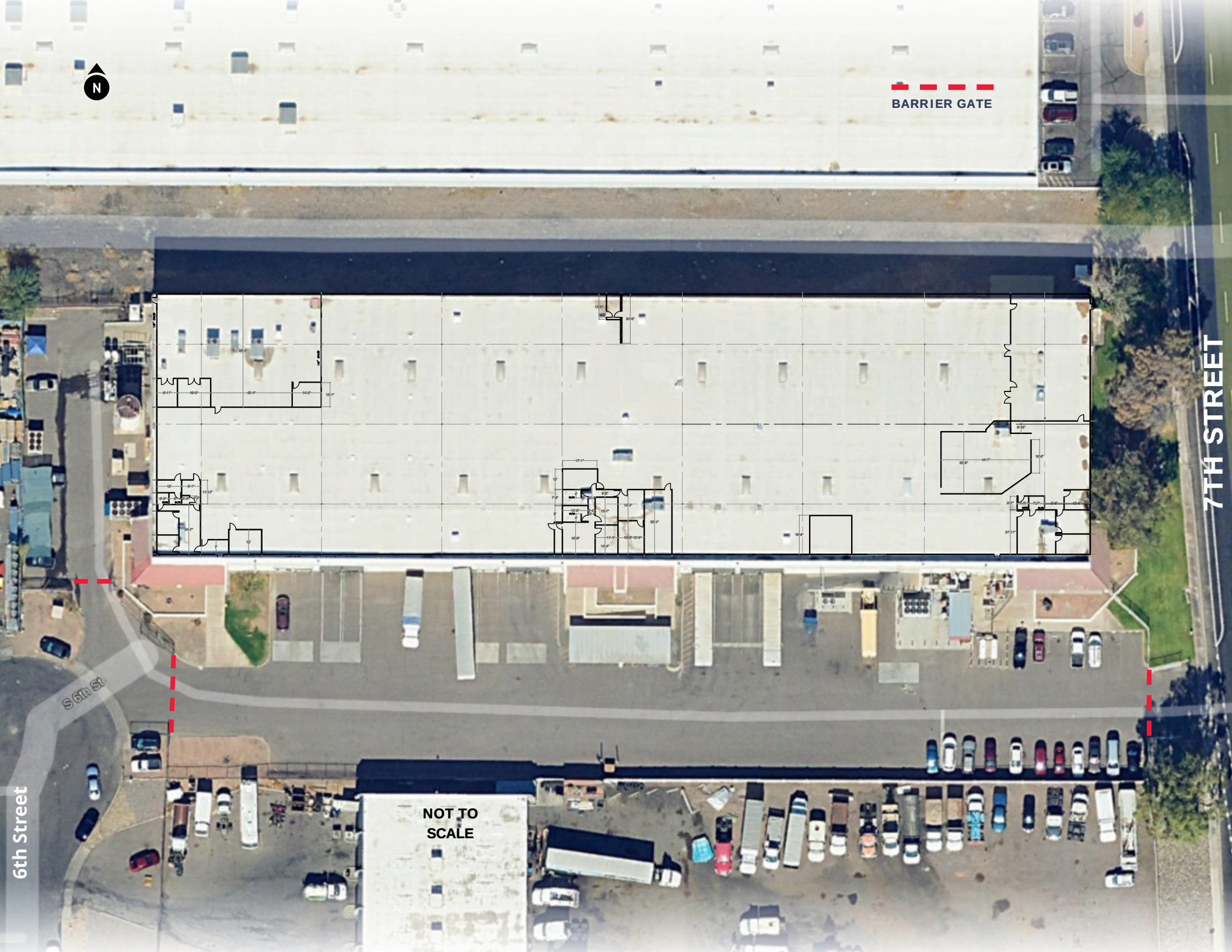
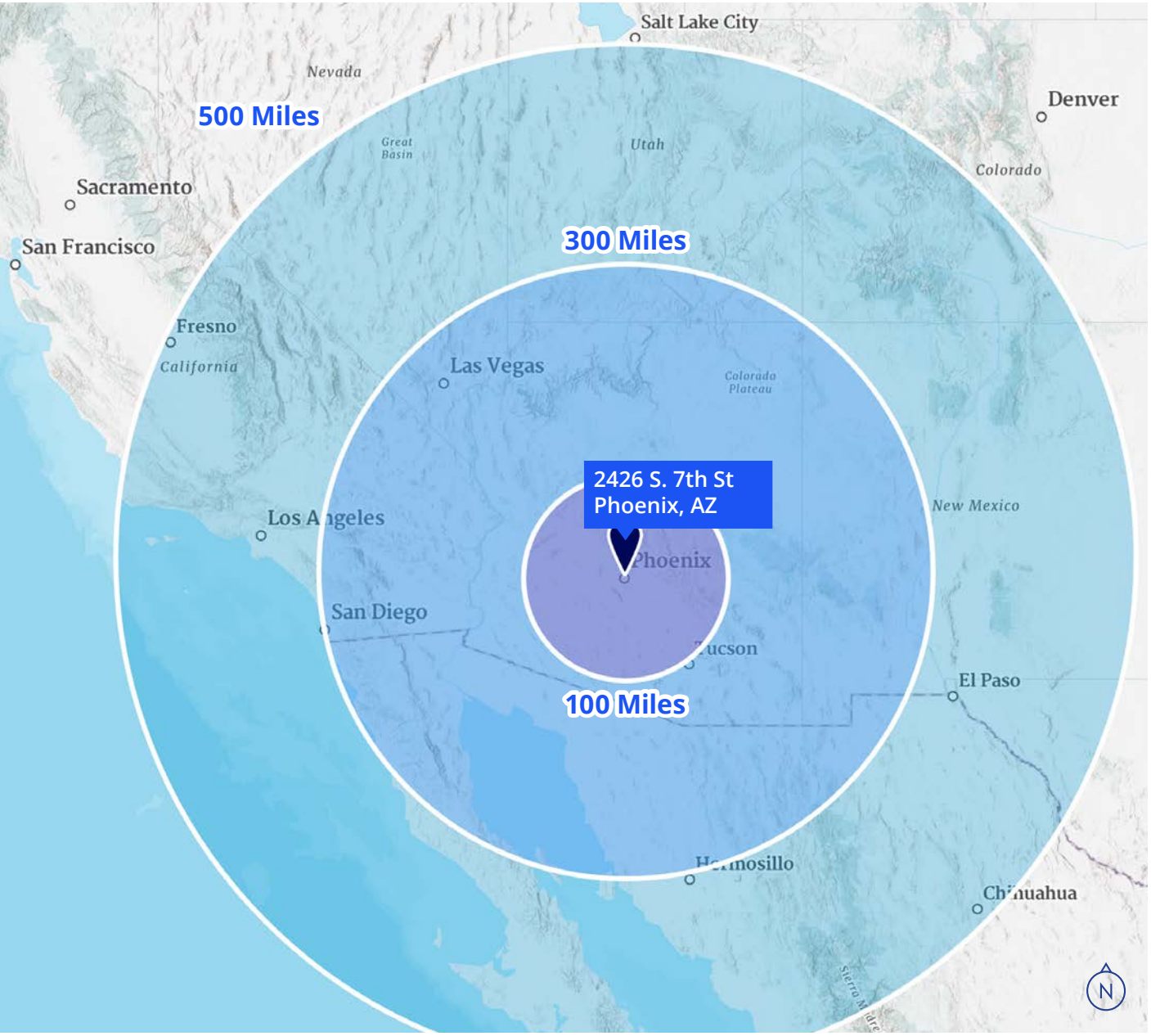
Accelerating success.


N
BARRIER GATE
7TH STREET
S 6th St
6th Street
NOT TO
SCALE

Driving Distance Map



Local Driving Distances

I-17 Fwy	.25 miles	1 Min
I-10 Fwy	2 miles	2 Mins
Phoenix Sky Harbor Int'l Airport	3 miles	11 Mins
Loop 202	9.25 Miles	10 Mins
Downtown Phx	2 Miles	7 Mins
State Route 60	7.5 Miles	10 Mins

Longer Driving Distances

Ports of Los Angeles/ Long Beach	390 miles	7 Hours
San Diego	360 miles	5.2 Hours
Las Vegas	348 miles	5.2 Hours
El Paso	433 Miles	6.1 Hours
Tucson	116 Miles	1.9 Hours

Near Interstate 17, Interstate 10, Sky Harbor International Airport, and Downtown Phoenix

