

Deer Valley Industrial Campus

1711-1741 W Rose Garden Ln, Phoenix AZ

BROKER CONTACTS

Leasing Brochure



JONATHAN TEETER
Senior Vice President
+1 602 810 8373
jonathan.teeter@cbre.com



NEIL SCHULER
Associate
+1 949 370 3135
neil.schuler@cbre.com



ANDREW MCCURDY
Associate
+1 602 558 7997
andrew.mccurdy@cbre.com

SPEED BAY
WAREHOUSE SOLUTIONS

Deer Valley Industrial Campus

1711-1741 W ROSE GARDEN LN, PHOENIX AZ



PROPERTY FEATURES

1981 Year Built

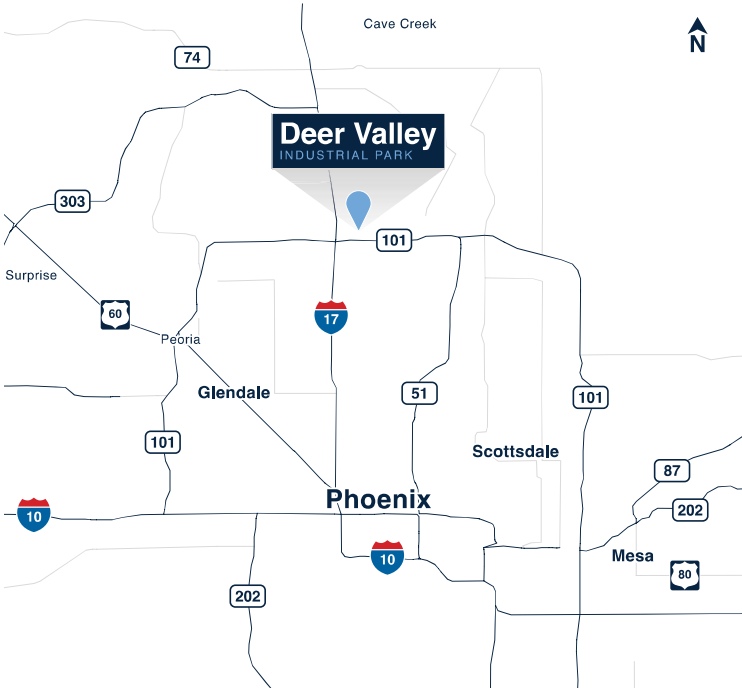
Sprinkler Fire Protection

120/208V Power

70 Parking Spaces

±86,046 Square Feet

- ±86,046 SF Total Building Area
- ±6.45 Acres
- 14' Clearance Height
- 10'x12' Grade Level Loading
- Built in 1981
- I-P City of Phoenix Zoning
- 44 Suites, Diversified Tenant Base
- 1,742-14,280 SF Unit Size Range
- 70 Parking Space
- 120/208 Volts Equipped
- Ingress/Egress W Rose Garden Lane



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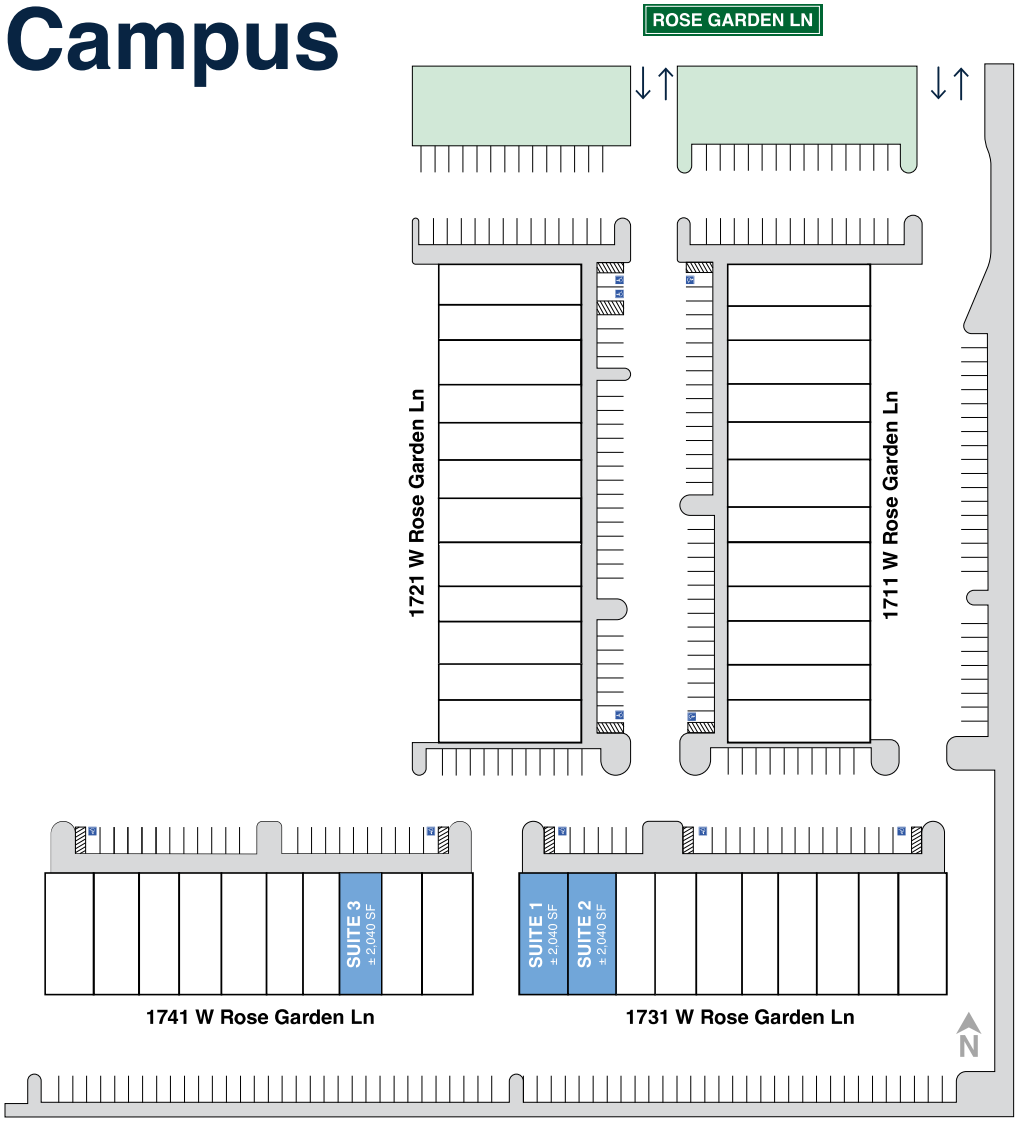
AVAILABLE UNITS

Building	Suite	SF	Loading
1731	2	2,040	1 GL Door (12'x10')
1731	1	2,040	1 GL Door (12'x10')
1741	3	2,040	1 GL Door (12'x10')







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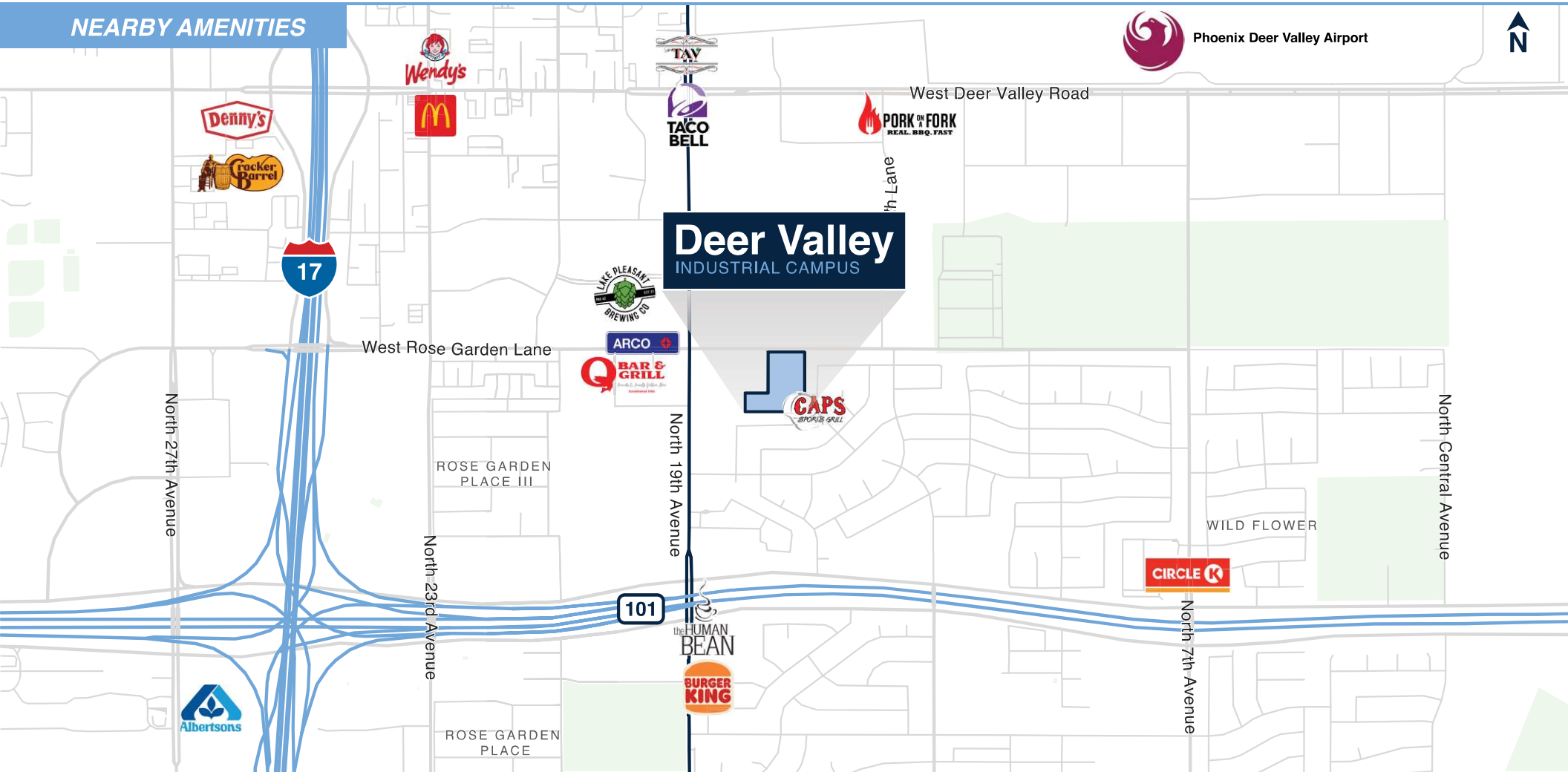
NEARBY AMENITIES



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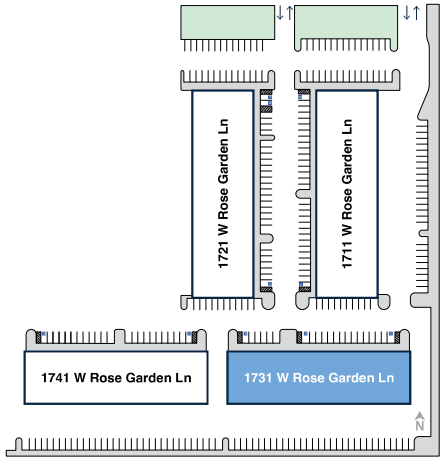
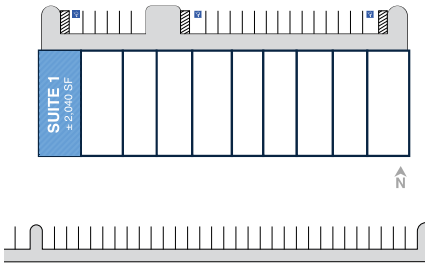
($1.45 NNN)

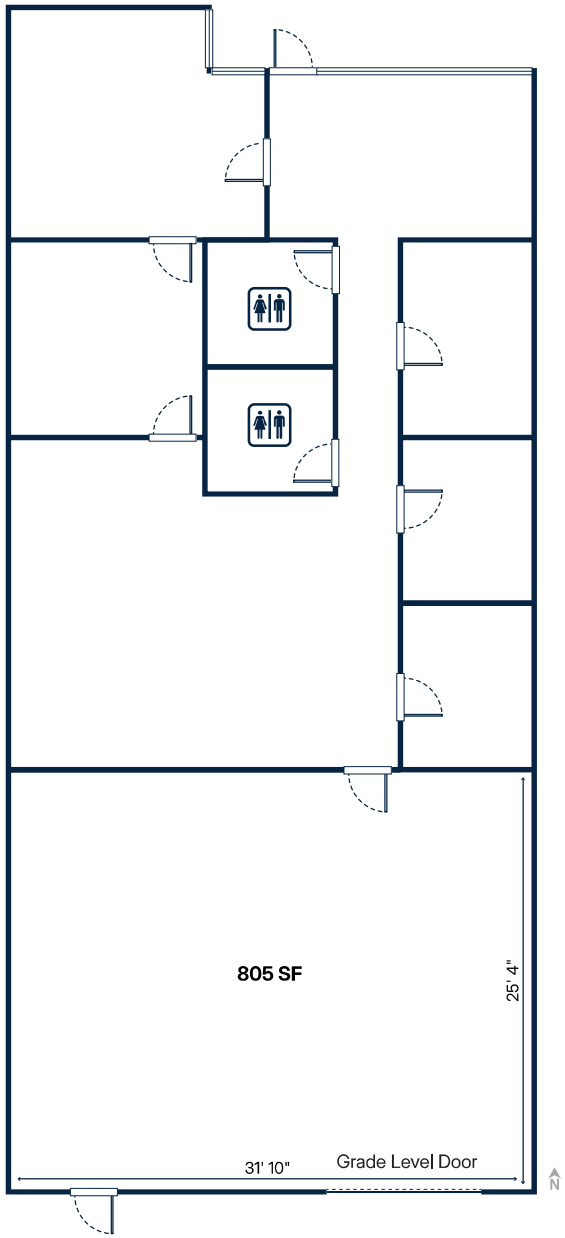
Site Plan Key



Building Plan Key



NOT TO SCALE.
ALL MEASUREMENTS
ARE APPROXIMATE



1731 W Rose Garden Ln / Suite 1

Size	2,040 SF
Office SF	1,235
Clear Height	14’
Cooling	EVAP Cooled Warehouse
Power	200 Amps (To Be Confirmed)
Loading	1 GL Door (12’x10’)





SPEED BAY WAREHOUSE SOLUTIONS

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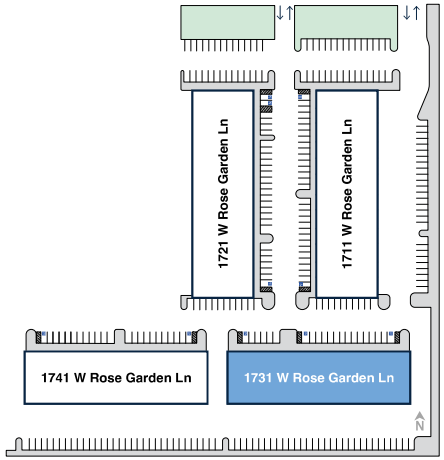
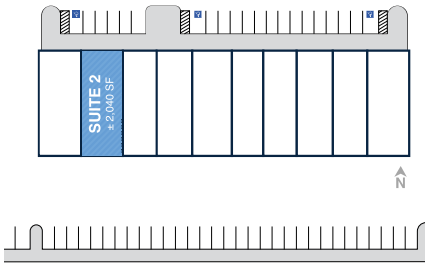
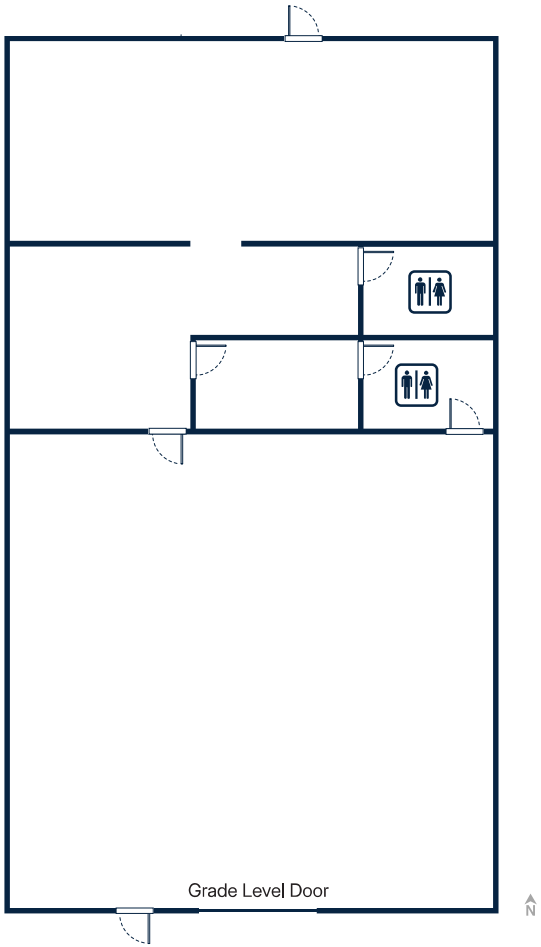
Site Plan Key



Building Plan Key





NOT TO SCALE.
ALL MEASUREMENTS
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1731 W Rose Garden Ln / Suite 2

Size	2,040 SF
Office SF	TBD
Clear Height	14'
Cooling	EVAP Cooled Warehouse
Power	200 Amps (To Be Confirmed)
Loading	1 GL Door (12'x10')





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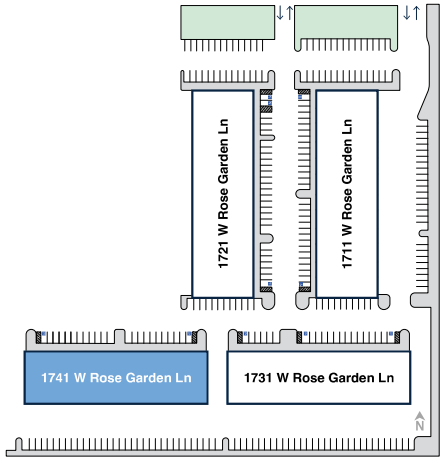
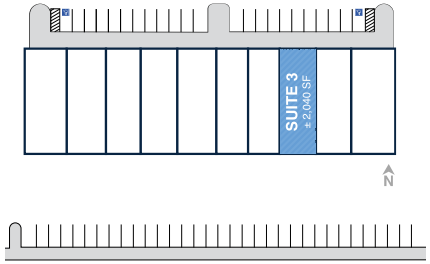
Site Plan Key



Building Plan Key



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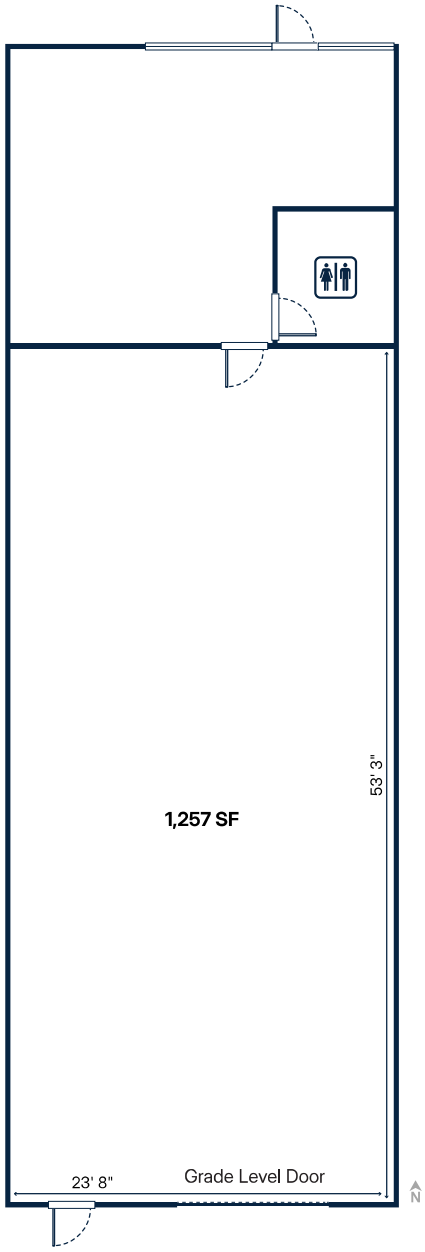

1741 W Rose Garden Ln / Suite 3

Size	2,040 SF
Office SF	783 SF
Clear Height	14'
Cooling	EVAP Cooled Warehouse
Power	200 Amps (To Be Confirmed)
Loading	1 GL Door (12'x10')





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