

2901-2925 N 29th Dr
Phoenix

For Lease

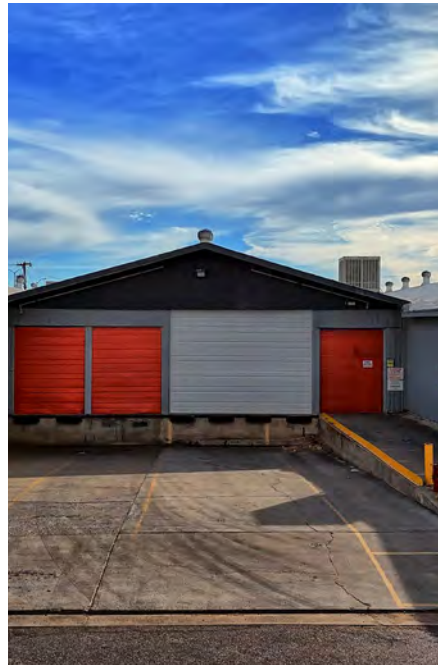
±269,539 SF Industrial Building



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PROPERTY PROFILE

- ½ Mile from I-17 & Grand Ave/US-60
- 14'-20' Clear Height
- Shared Dock High & Grade Level Loading
 - Thirteen (13) Dock High Doors
 - Two (2) Grade-Level Doors
- Zoning: A-2, City of Phoenix
- Minimal Office Space
- Common Area Restrooms
- Sprinklers: Wet
- Rental Structure: \$0.75/SF Industrial Gross
 - Includes Water, Trash, and Sprinklers
- 5% Fee to procuring Broker



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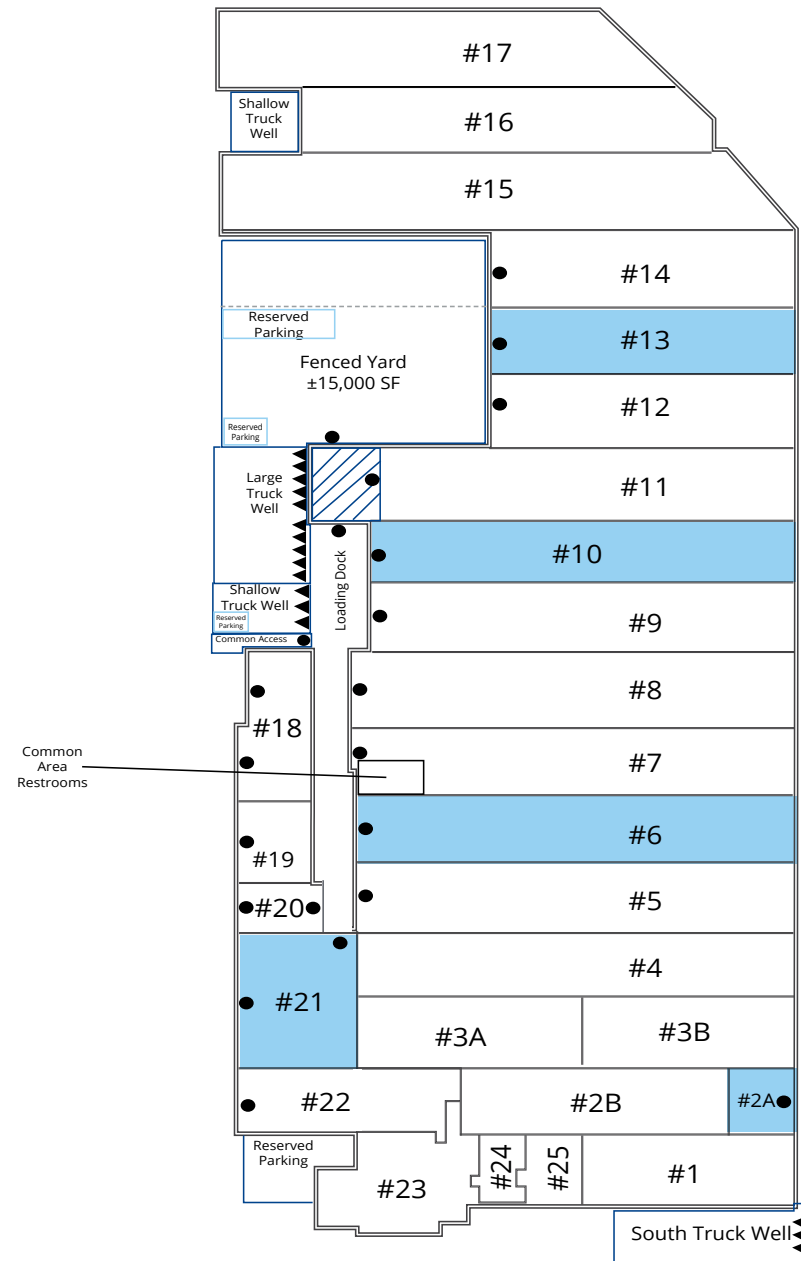


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AVILABILITES & SITE PLAN

SUITE(S)	SIZE	AVAILABILITY
2A	±2,000 SF	Immediately
6	±15,007 SF	November 1, 2025
10	±14,375 SF	120 day notice
13	±11,008 SF	Immediately
21	±7,535 SF	Immediately

- Available Space
- Dock High Door
- Grade Level Door



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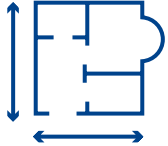
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Bay 2A

Square Footage



±2,000 SF

Rate

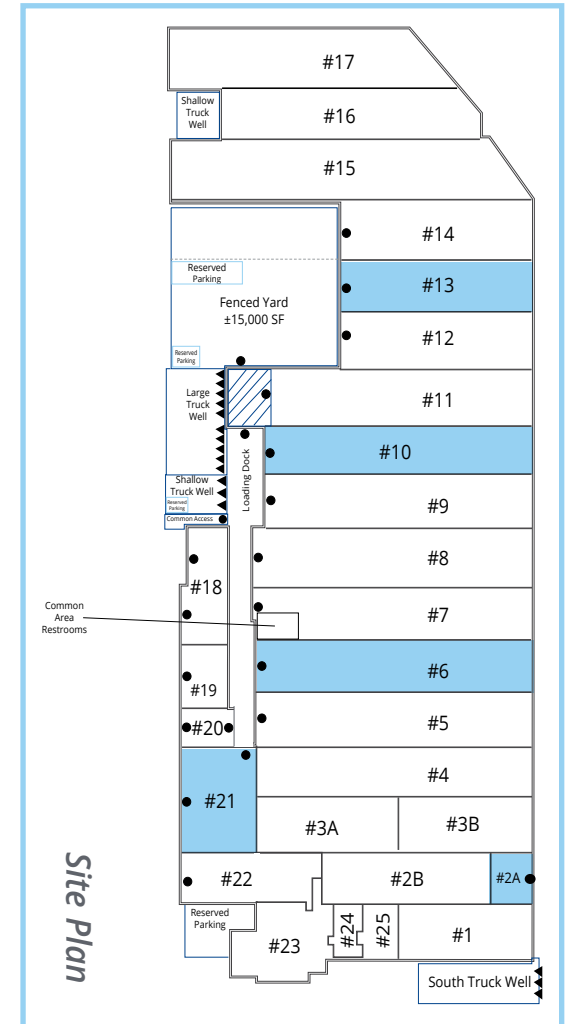
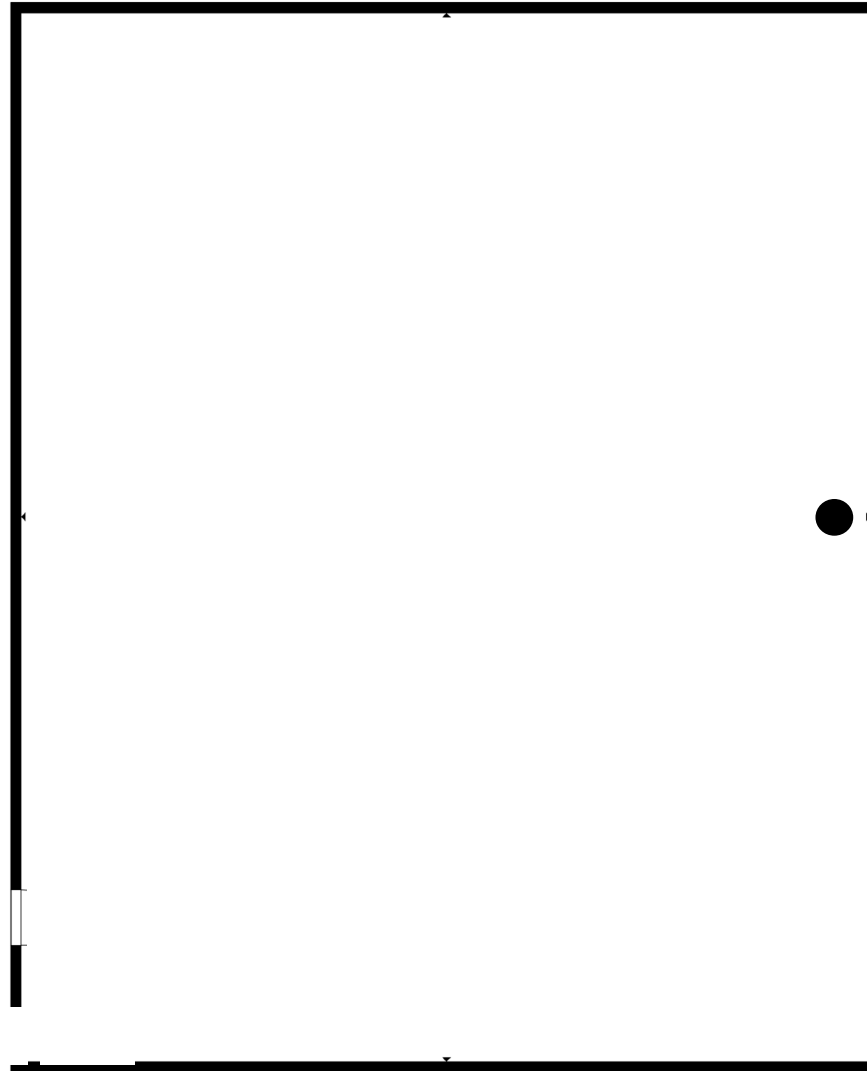


\$0.75/SF IG

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Virtual Tour



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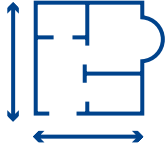
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Bay 6

Square Footage



±15,007 SF

Rate

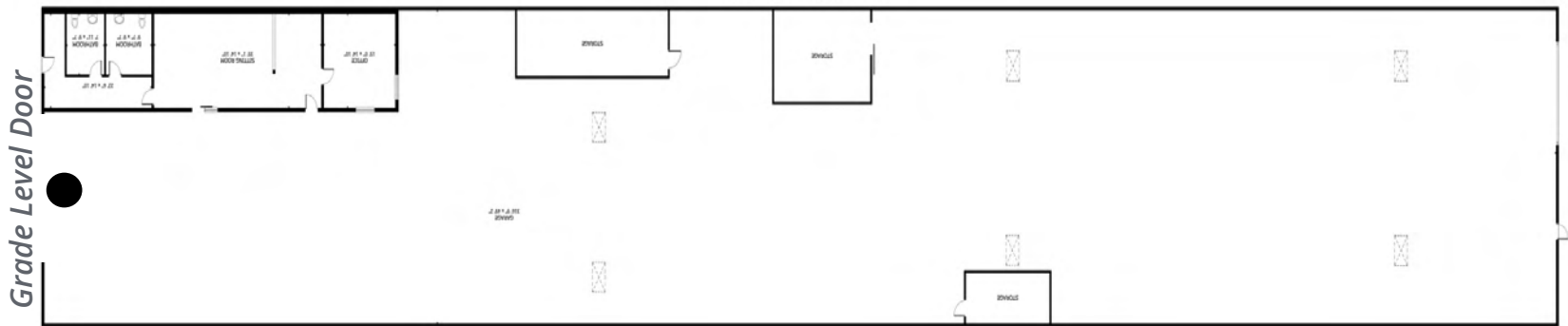
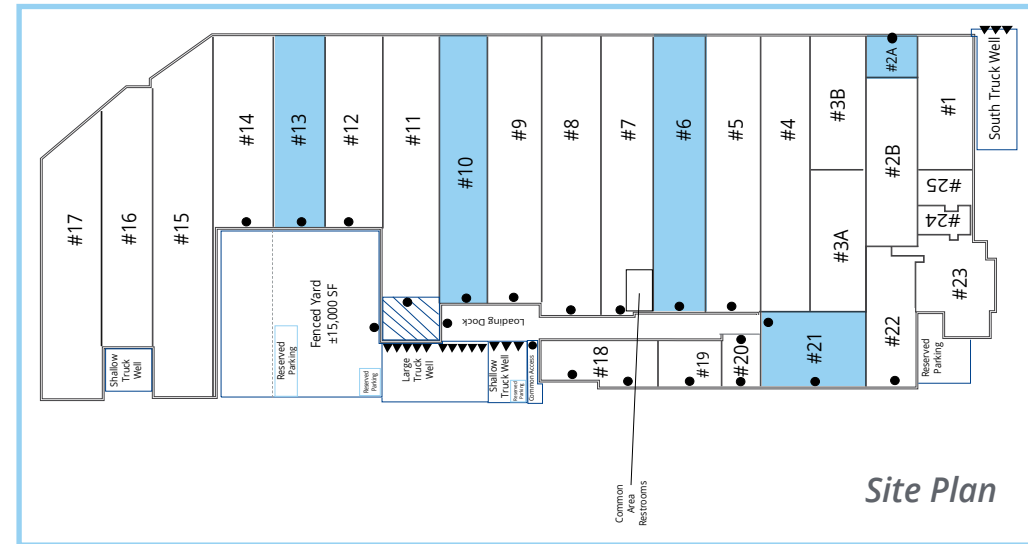


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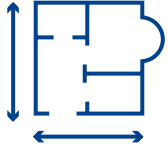
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Bay 10A/B

Square Footage



±14,375 SF

**±5,680 SF Bay 10A is available with 30 day notice & ±7,473 SF Bay 10B is available with 120 days notice.
10A & 10B can be combined to 14,375 SF*

Rate

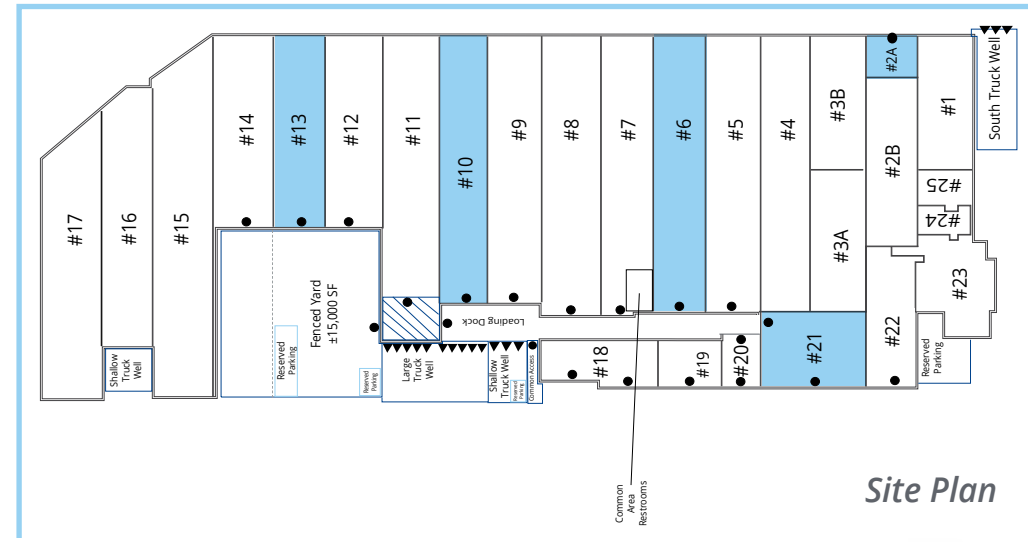


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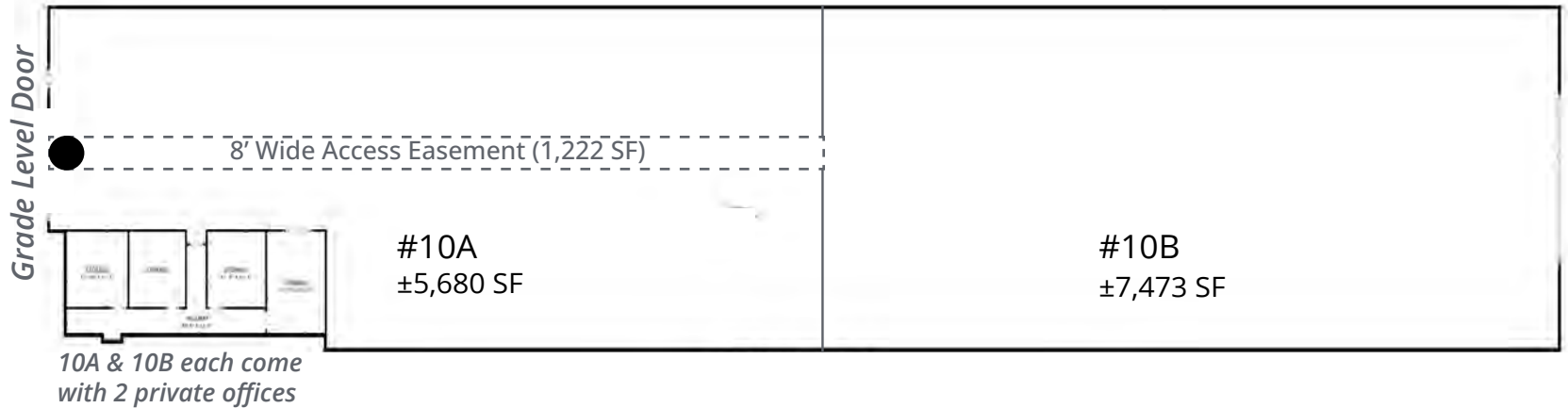
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Site Plan



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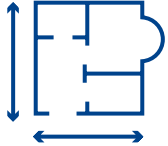
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Bay 13

Square Footage



±11,008 SF

- *small fenced yard*
- *350 amps, 120/208v, 3p power*
- *1 grade level door (14'x14')*
- *Office: 300 SF*
- *New LED Lighting*

Rate

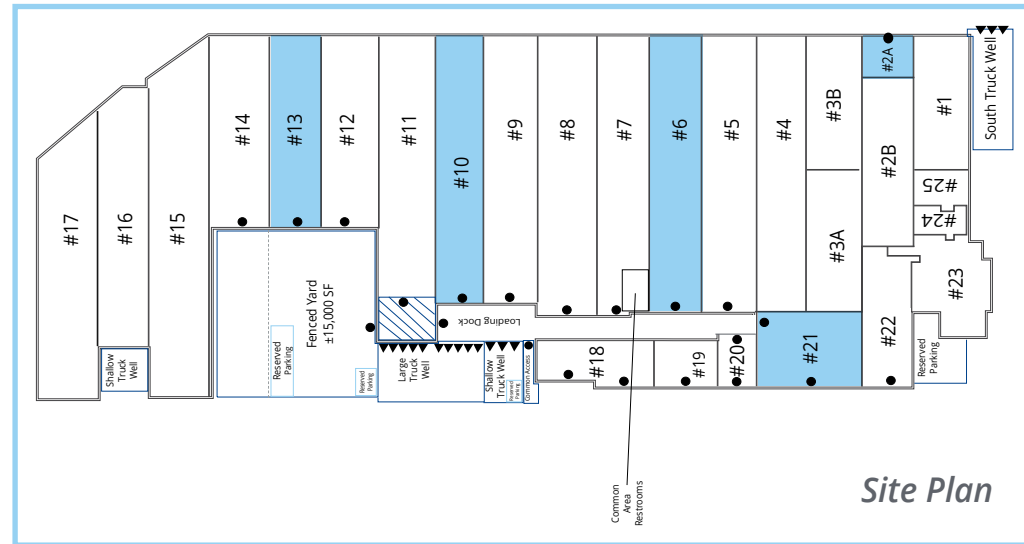
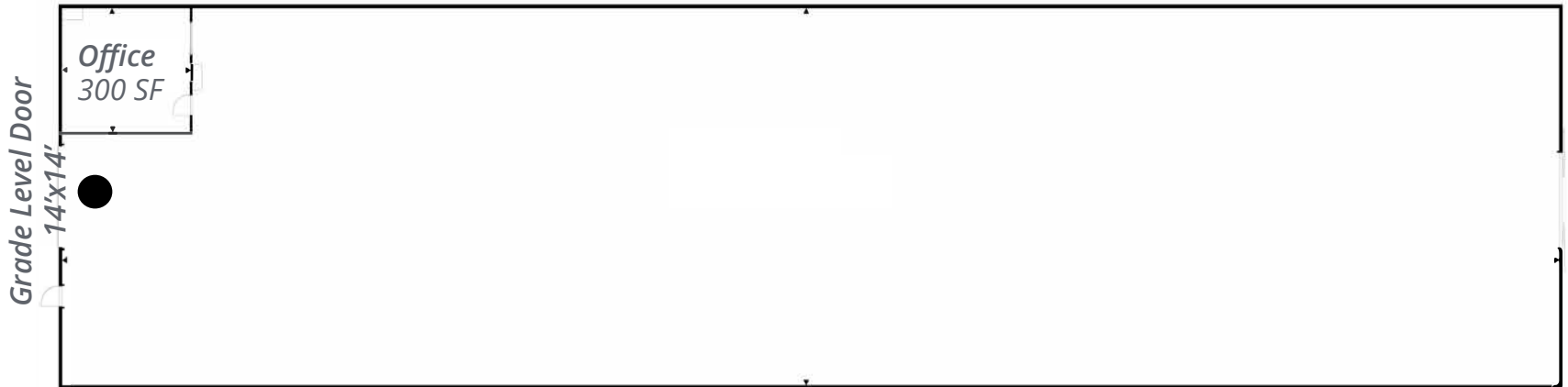


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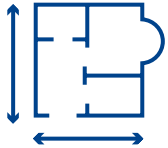


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Bay 21

- 400 amps, 120/208v, 3p power
- 2 grade level doors (12'x10' & 10'x10')
- 14' clear height
- Office 1,500 SF + 1 bathroom

Square Footage



±7,535 SF

Rate



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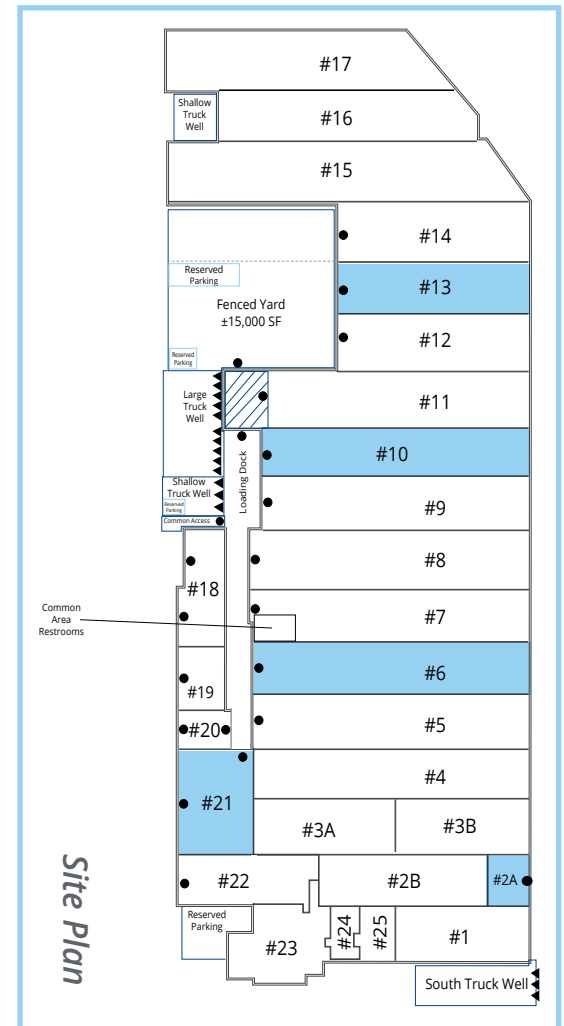


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Grade Level Door
10'x10'



Grade Level Door
12'x10'



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