

CANAL CROSSING LOGISTICS CENTER

5670 S. 32ND STREET | PHOENIX, ARIZONA | 46,054 SF AVAILABLE

SPEC CONSTRUCTION
UNDER CONSTRUCTION
COMPLETION JANUARY 2015.

FOR LEASE/SALE

155,114 SQUARE FEET
ON 10.09 ACRE SITE



3200 E. Camelback Rd.
Suite #100
Phoenix, Arizona, 85018
ph: 602.956.7777 fx:
602.954.0510
www.learizona.com

ALLEN LOWE
PRINCIPAL
602.954.3747
alowe@learizona.com

JEFF CONRAD
PRINCIPAL
602.954.3743
jconrad@learizona.com


GLOBE CORPORATION



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9' X 10' Dock Door = ●
 12' X 14' Grade Level = ■



EAST ELEVATION



WEST ELEVATION



NORTH ELEVATION



SOUTH ELEVATION

UNDER CONSTRUCTION

BUILDING HIGHLIGHTS:

- Building Size: 155,114 Square Feet
- Office: 1,000 SF of Spec Office
- Land Size: 10.09 Acres
- Dock-high Doors: 37 (9' x 10') W/ Bumpers
- Ground Level Doors: 2 (12'x14')
- Clear Height: 30'
- Truck Court: 130' (100% Concrete)
- Column Spacing: 60' X 52'
- Sprinkler: ESFR
- Electrical: 2,500 Amps, 277/480V, 3 Phase
- Skylights: 50 (4' X 8')
- Dimensions: ±241' x 645'
- Floor Thickness: 6" Concrete Steel Reinforced Slab
- Roof: Hybrid Panelized Wood Roof
- Insulation: R22 - Total R Value

PHX PHOENIX SKY HARBOR
INTERNATIONAL AIRPORT

- TOP 10 BUSIEST AIRPORT IN THE U.S.
- 1,200+ AIRCRAFT ARRIVE AND DEPART DAILY
- 100,000+ PASSENGERS ARRIVE AND DEPART DAILY
- 800+ TONS OF AIR CARGO IS HANDLED DAILY

UNIVERSITY DR.



133,450 CARS PER DAY

190,000 CARS PER DAY



BROADWAY RD.

ROUTE 1
1.29 MILES

ROUTE 2
2.50 MILES

**FULL DIAMOND
INTERCHANGE**

ROESER RD.

SUBJECT
PROPERTY

SOUTHERN AVE.

48TH ST.

24TH ST.

32ND ST.

40TH ST.



COMMERCIAL REAL ESTATE SERVICES

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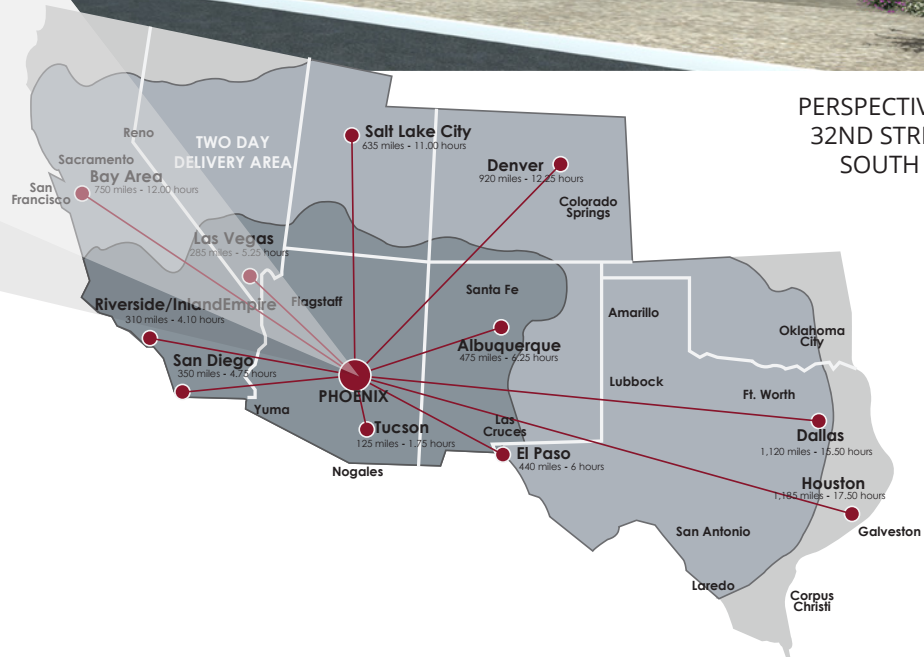
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PERSPECTIVE FROM
32ND STREET AND
SOUTH AVENUE

SITE FEATURES:

- Full Diamond Interchange access to Interstate I-10 via 32nd Street or 40th Street
- Located just South of Phoenix Sky Harbor International Airport | Facts about Airport:
 - 40 Million Passengers Annually
 - Ranked Among the Top 10 Busiest airports in the U.S
 - 302,000 Tons of Air Cargo is Handled Annually
 - \$28.7 Billion Annual Economic Impact
- Airport Employment Center has over 670,000 Workers within a 30 Minute Commute
- Employers can draw from a Wide Variety of Occupation, ranging from Executive/Professional to Service, Production and Transportation



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