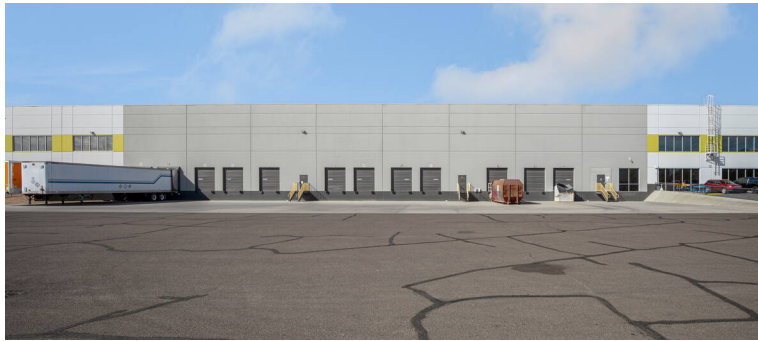


# ESTRELLA DISTRIBUTION CENTER

801 SOUTH 75TH AVENUE • PHOENIX, AZ 85043



- Spanning 21.27 acres, offering ample space for warehousing, logistics, and distribution operations
- Near I-10 and Loop 202, providing seamless connectivity to major distribution routes in the Phoenix metro area
- Features a  $\pm 30'$  clear height and 315 parking spaces, maximizing operational efficiency and convenience
- A premier industrial facility designed for businesses needing high-capacity distribution and excellent freeway access

## Property Summary

AVAILABLE SF	SF
BUILDING SIZE	331,398 SF
MARKET	Phoenix

For more information, please contact:

**RICKY BORANE**

LEASING MANAGER

BKM MANAGEMENT COMPANY

P. 602.362.0803

E. RBORANE@BKMMGMT.COM

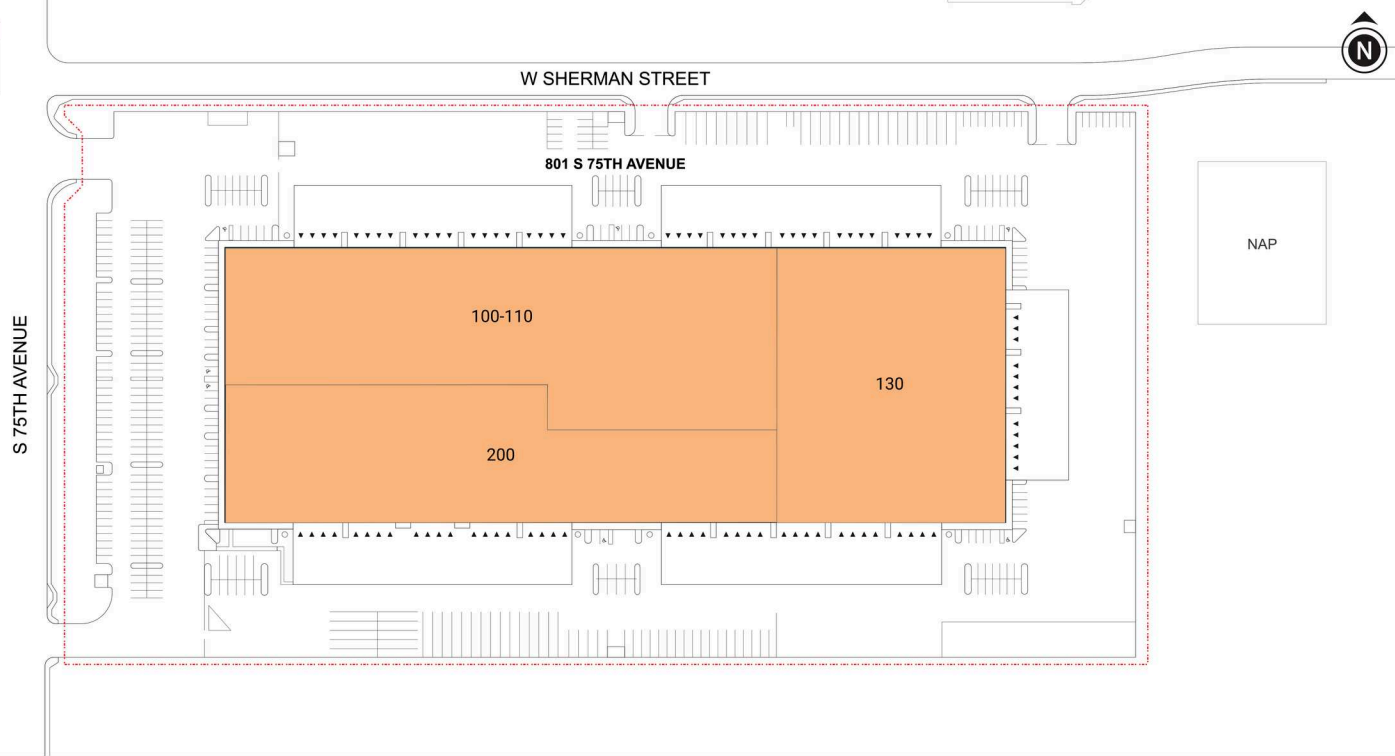
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**LEGEND**

- ▲ DOCK HIGH DOORS
- GRADE LEVEL DOORS



■ AVAILABLE   ■ OCCUPIED

## Current Availabilities

BUILDING	SUITE	TOTAL SIZE	OFFICE SIZE	OFFICE %	TYPE	CLEAR HT	GL	DL
100-110								
130								
200								

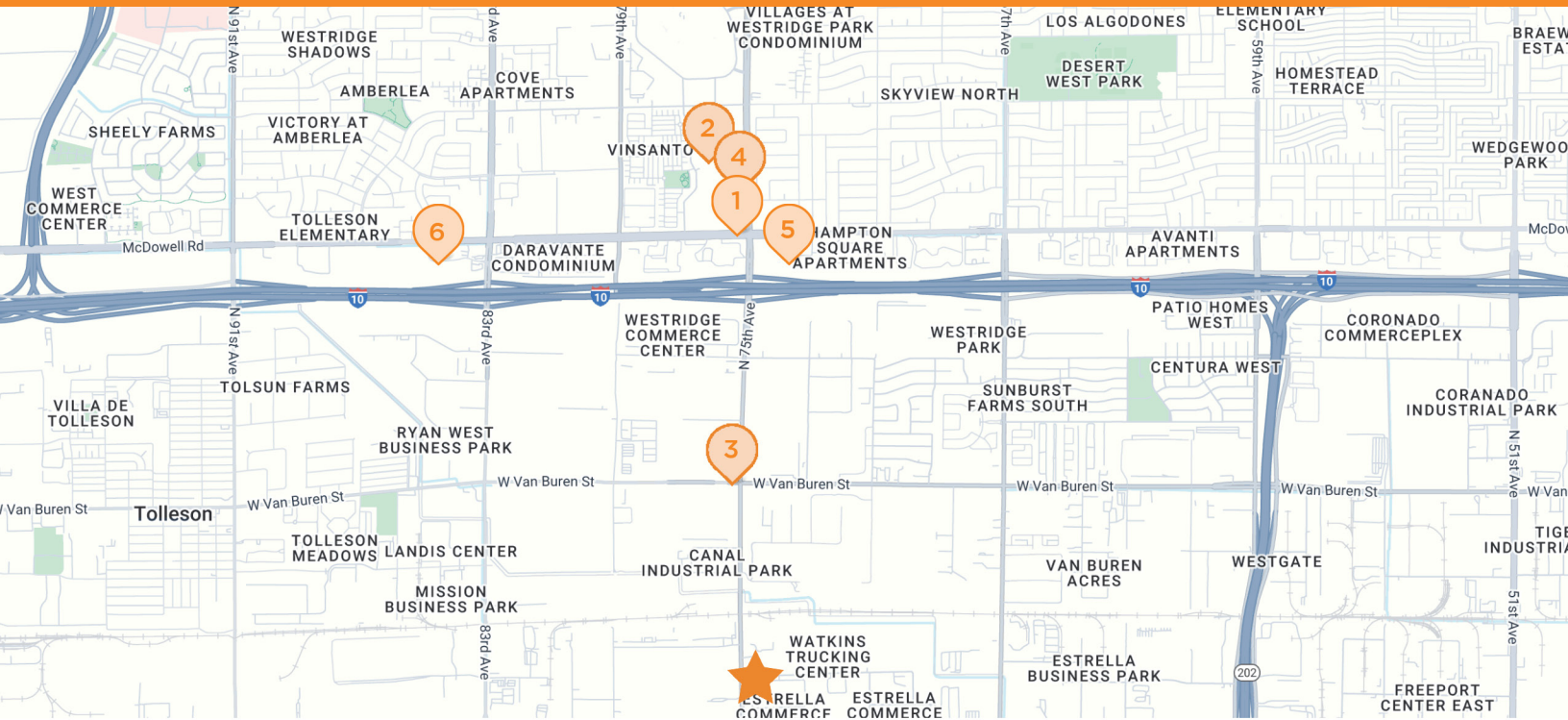
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# ESTRELLA DISTRIBUTION CENTER


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 **ESTRELLA DISTRIBUTION CENTER**  
801 South 75th Avenue, Phoenix, AZ 85043

 **STARBUCKS**  
1610 N 75th Ave  
Phoenix, AZ

 **WALMART SUPERCENTER**  
2020 N 75th Ave  
Phoenix, AZ

 **QUIKTRIP**  
400 N 75th Ave  
Phoenix, AZ

 **U.S. BANK BRANCH**  
1820 N 75th Ave  
Phoenix, AZ

 **THE HOME DEPOT**  
7333 W McDowell Rd  
Phoenix, AZ

 **BEST WESTERN**  
8421 W McDowell Rd  
Tolleson, AZ