

# 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 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

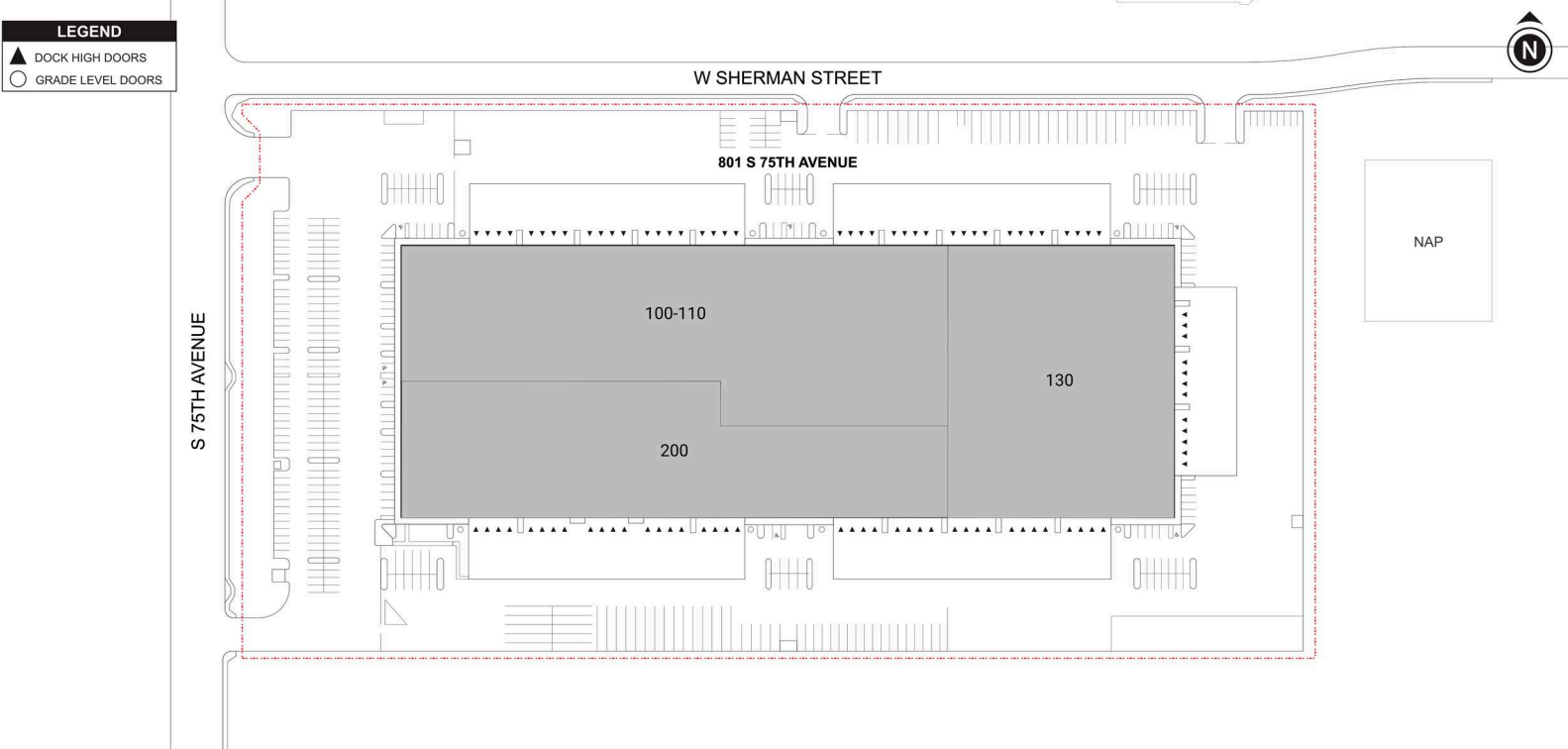
|               |            |
|---------------|------------|
| AVAILABLE SF  | SF         |
| BUILDING SIZE | 331,398 SF |
| RENOVATED     | 2025       |
| MARKET        | Phoenix    |

For more information, please contact:

**RICKY BORANE**  
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## Current Availabilities

AVAILABLE OCCUPIED

| BUILDING | SUITE | TOTAL SIZE | OFFICE SIZE | OFFICE % | TYPE | CLEAR HT | GL | DL |
|----------|-------|------------|-------------|----------|------|----------|----|----|
|----------|-------|------------|-------------|----------|------|----------|----|----|



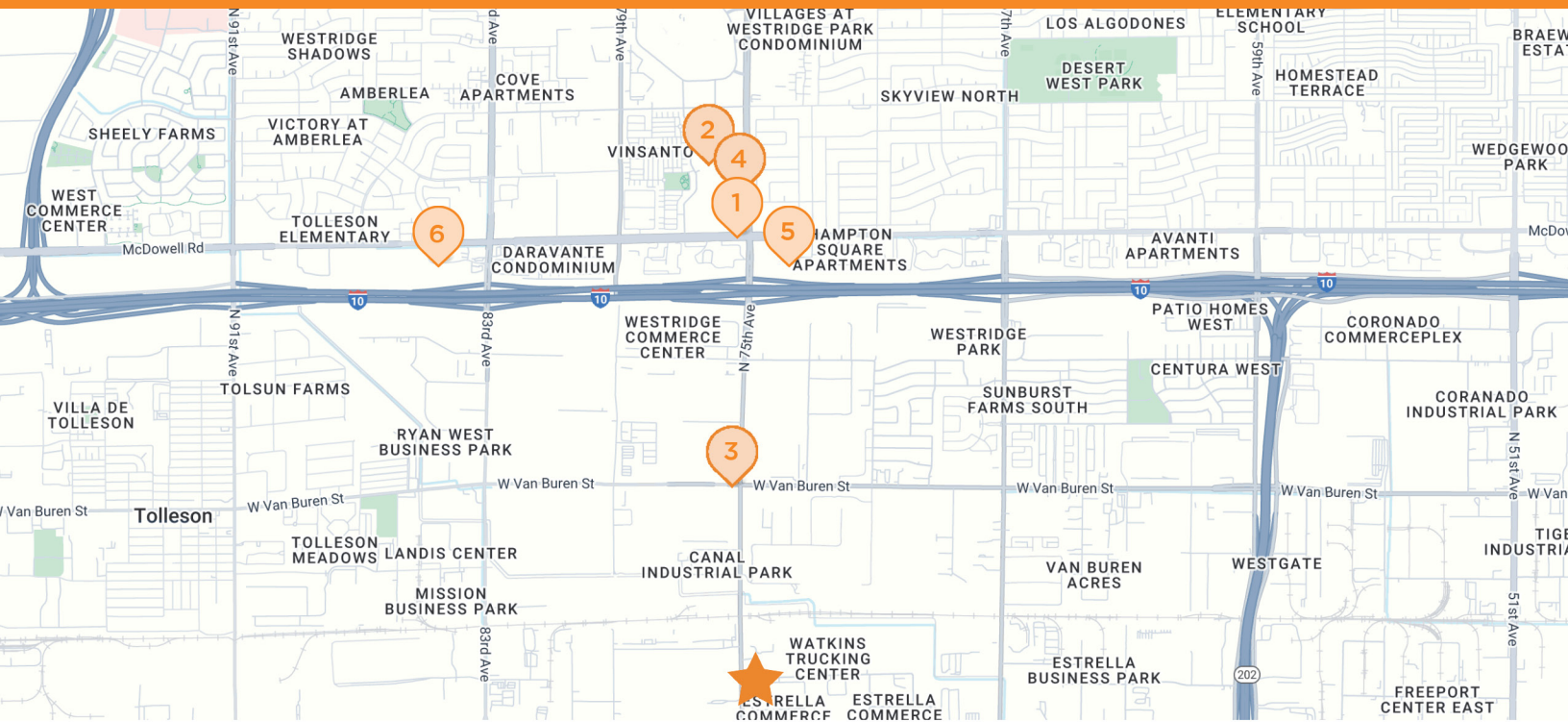
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## ESTRELLA DISTRIBUTION CENTER

801 South 75th Avenue, Phoenix, AZ 85043

1

### STARBUCKS

1610 N 75th Ave  
Phoenix, AZ

2

### WALMART SUPERCENTER

2020 N 75th Ave  
Phoenix, AZ

3

### QUIKTRIP

400 N 75th Ave  
Phoenix, AZ

4

### U.S. BANK BRANCH

1820 N 75th Ave  
Phoenix, AZ

5

### THE HOME DEPOT

7333 W McDowell Rd  
Phoenix, AZ

6

### BEST WESTERN

8421 W McDowell Rd  
Tolleson, AZ