

BLACK CANYON BUSINESS PARK

2331 W Royal Palm Rd Phoenix, AZ 85021



Available SF
921-3,250 SF

Renovated
2014

Clear Height
-

Location
PHOENIX, AZ



- 11 Building Office/Industrial Park
- Extensive exterior improvements
- Available suite sizes to meet all needs
- 20% to 100% standard office buildout and office improvements
- Excellent access to I-17 freeway
- Parking ratio 5:1,000
- Covered and uncovered parking
- Updated landscaping, new ownership, on-site management and leasing office

FOR MORE INFORMATION

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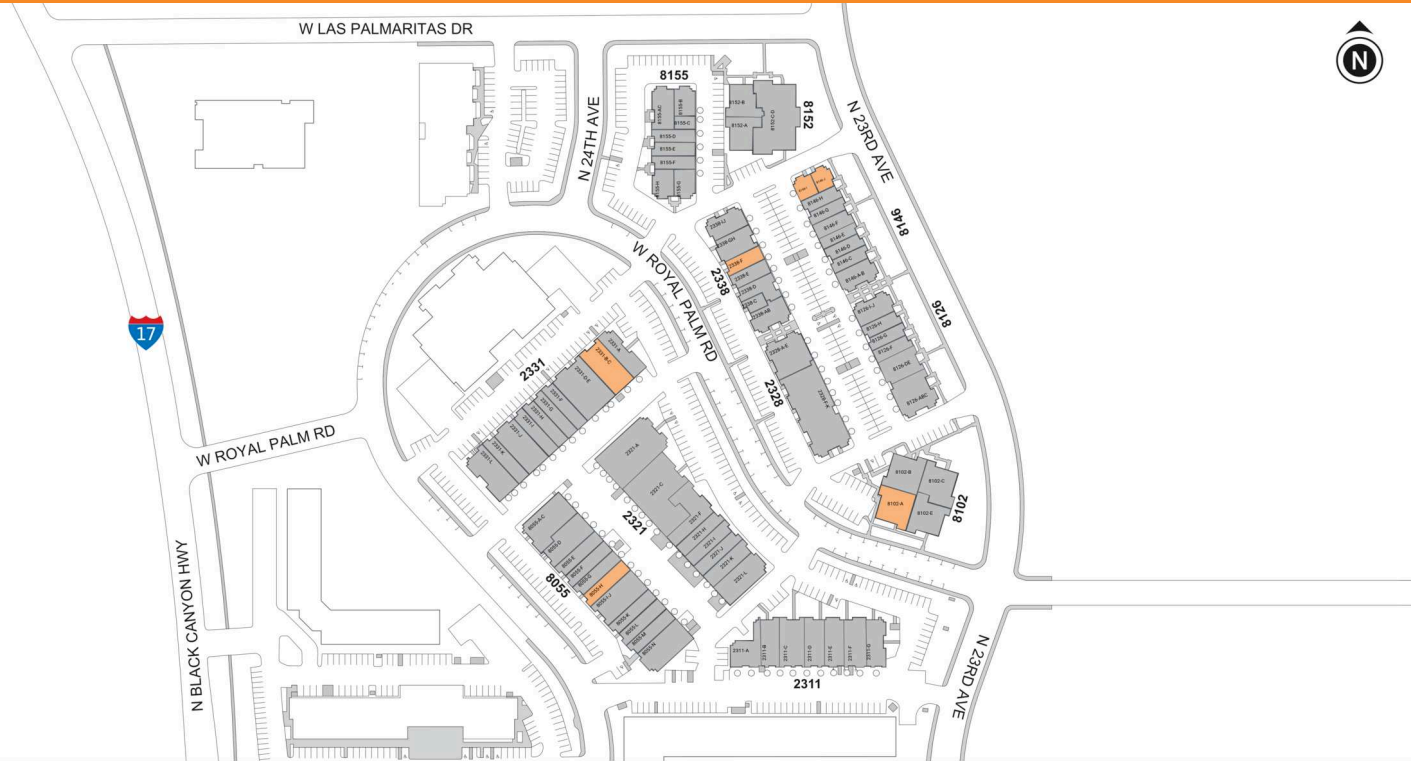
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LEGEND

- ▲ DOCK HIGH DOORS
- GRADE LEVEL DOORS



● AVAILABLE ● OCCUPIED

CURRENT AVAILABILITIES

| BUILDING | SUITE | TOTAL SF | OFFICE SF | OFFICE % | TYPE | CLEAR HT | GL | DL |
|----------|----------|----------|-----------|----------|------|----------|----|----|
| 2331 | 2331-B-C | 3,250 | 1,090 | 34% | IND | 14 | 2 | 0 |
| 2338 | 2338-F | 1,209 | 625 | 52% | IND | 0 | 1 | 0 |
| 8055 | 8055-H | 1,621 | 467 | 29% | IND | 0 | 1 | 0 |
| 8102 | 8102-A | 3,084 | 3,095 | 100% | OFF | 0 | 0 | 0 |
| 8146 | 8146-I | 921 | 967 | 90% | IND | 0 | 0 | 0 |
| 8146 | 8146-J | 1,120 | 1,120 | 100% | OFF | 0 | 0 | 0 |

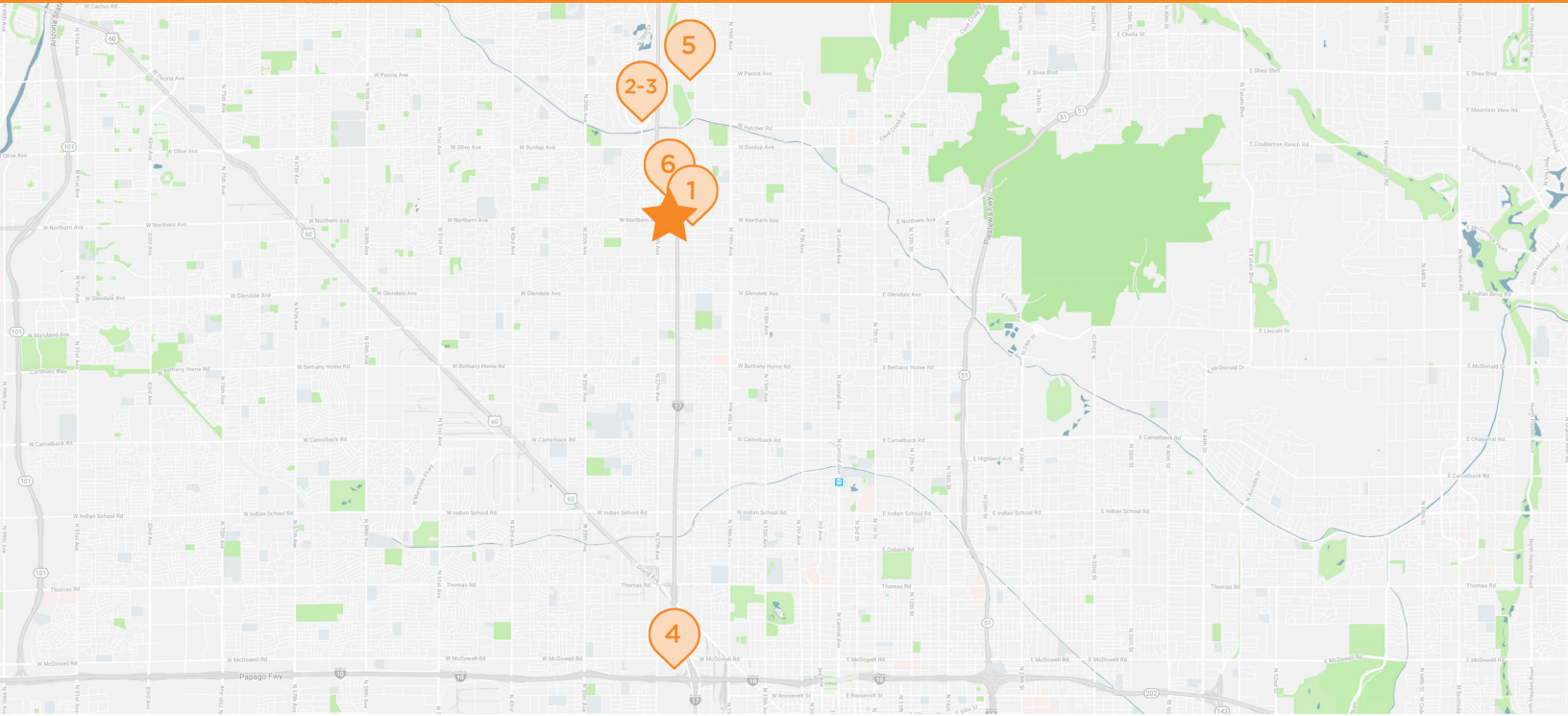
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8027 N. Black Canyon Hwy., Phoenix, AZ 85021



WELLS FARGO

2302 W. Northern Ave.
Phoenix, AZ



SEARS

9617 N. Metro Pkwy. W
Phoenix, AZ



METROCENTER MALL

9617 N. Metro Pkwy. W
Phoenix, AZ



CACTUS RECYCLING

2522 W. McDowell Rd.
Phoenix, AZ



FEDEX SHIPPING

2320 W. Peoria
Phoenix, AZ



US POST OFFICE

8155 N Black Canyon Hwy.
Phoenix, AZ