

BLACK CANYON BUSINESS PARK

2331 W Royal Palm Rd Phoenix, AZ 85021



Available SF
1,120-3,109 SF

Renovated
2014

Clear Height
16'

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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Leasing Manager
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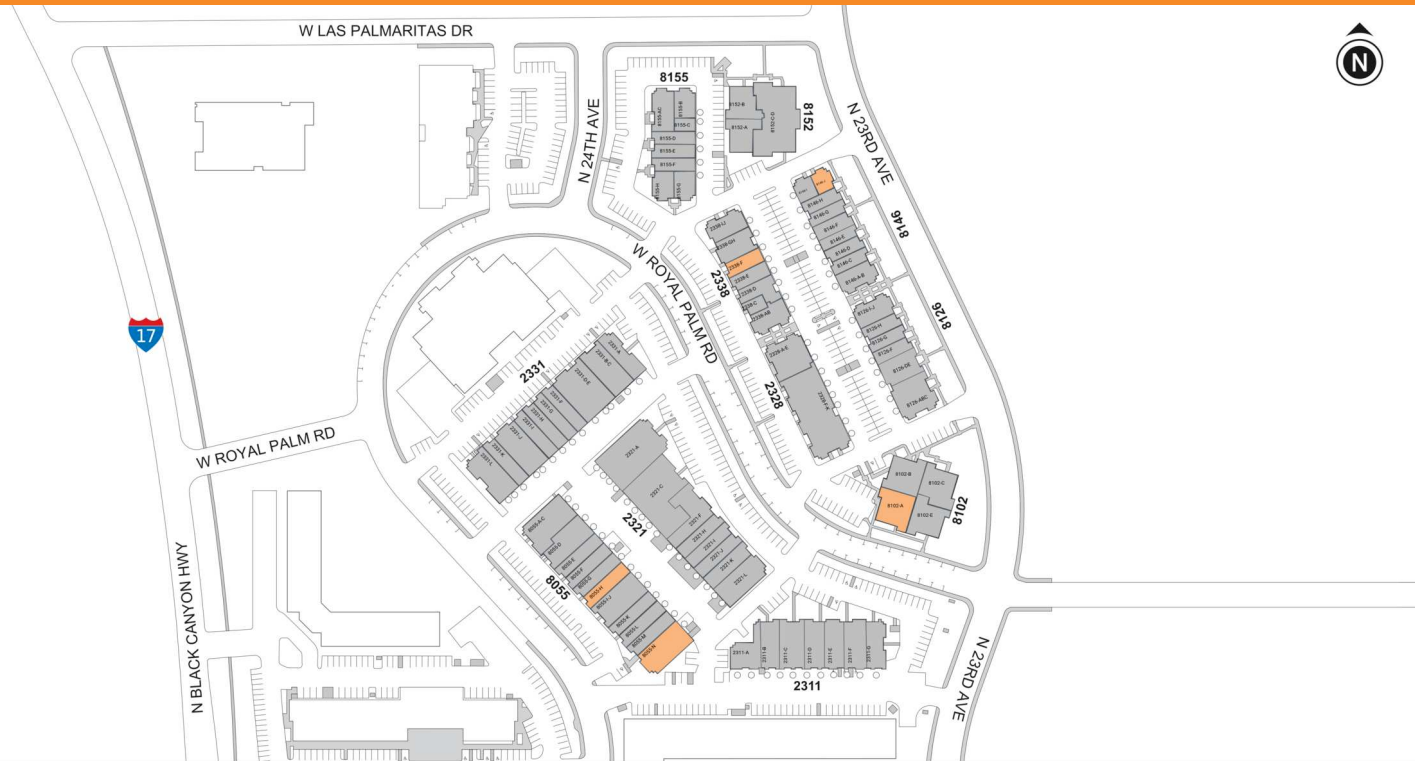
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LEGEND

▲ DOCK HIGH DOORS

○ GRADE LEVEL DOORS



● AVAILABLE ● OCCUPIED

CURRENT AVAILABILITIES

BUILDING	SUITE	TOTAL SF	OFFICE SF	OFFICE %	TYPE	CLEAR HT	GL	DL
2338	2338-F	1,209	625	52%	IND	0	1	0
8055	8055-H	1,621	467	29%	IND	0	1	0
8055	8055-N	3,109	1,626	52%	IND	0	1	0
8102	8102-A	3,084	3,095	100%	OFF	0	0	0
8146	8146-J	1,120	1,120	100%	OFF	0	0	0

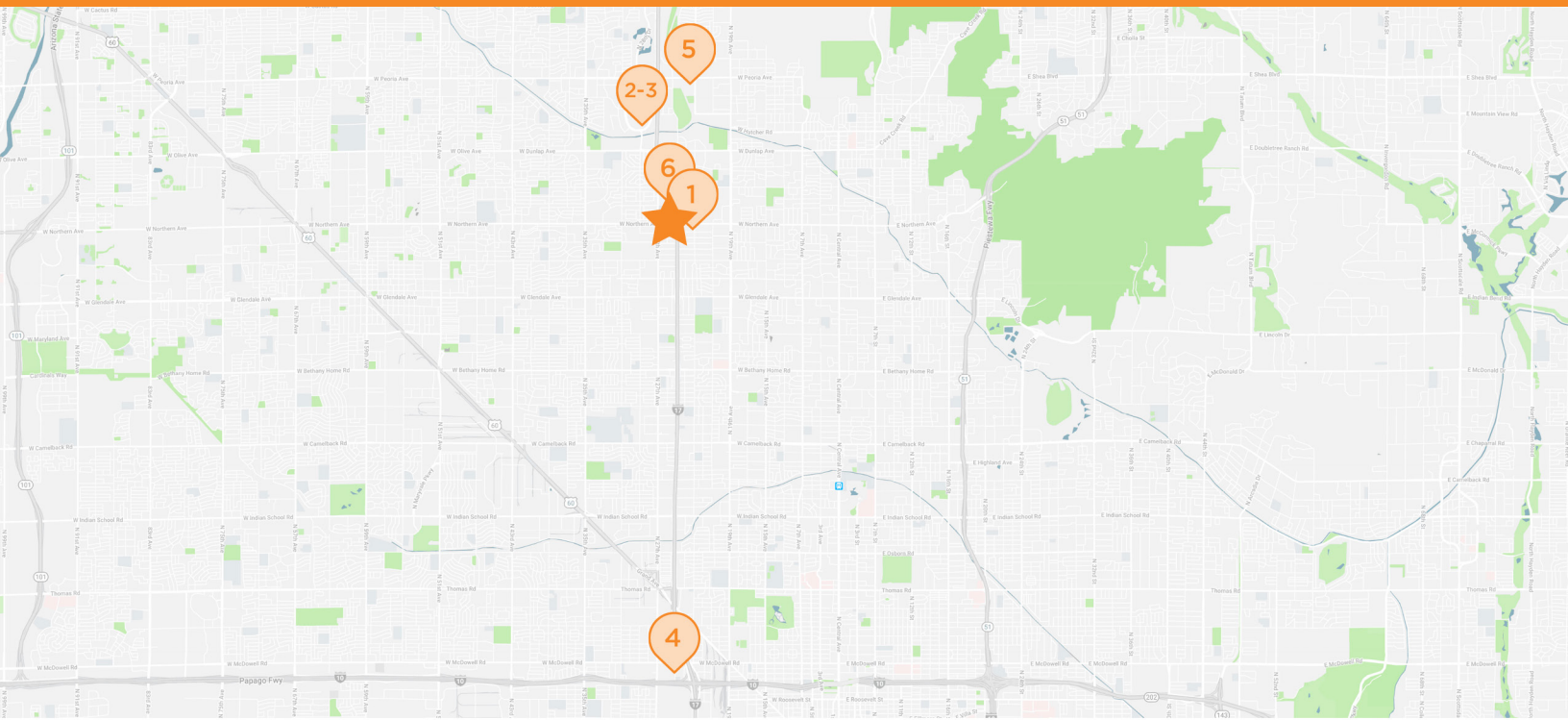
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8027 N. Black Canyon Hwy., Phoenix, AZ 85021

1

WELLS FARGO

2302 W. Northern Ave.
Phoenix, AZ

2

SEARS

9617 N. Metro Pkwy. W
Phoenix, AZ

3

METROCENTER MALL

9617 N. Metro Pkwy. W
Phoenix, AZ

4

CACTUS RECYCLING

2522 W. McDowell Rd.
Phoenix, AZ

5

FEDEX SHIPPING

2320 W. Peoria
Phoenix, AZ

6

US POST OFFICE

8155 N Black Canyon Hwy.
Phoenix, AZ