

640 North 43rd Avenue | Phoenix, AZ

[colliers.com/greaterphoenix](http://colliers.com/greaterphoenix)



**FOR SALE**

±53,798 SF Freestanding Warehouse Building for Sale

**Mike Milic**  
Vice President  
+1 602 222 5050  
[michael.milic@colliers.com](mailto:michael.milic@colliers.com)

Colliers International  
2390 E Camelback Rd | Suite 100  
Phoenix, AZ 85016  
P: +1 602 222 5000



# 640 North 43rd Avenue | Phoenix, AZ

**SALE PRICE:**  
**\$4,572,830**  
\$85.00/SF

## BUILDING FEATURES

<b>Address</b>	640 North 43rd Avenue, Phoenix, AZ
<b>Area (SF)</b>	Warehouse: ±50,573 Office/Showroom: ±3,225 Total: ±53,798
<b>Land Area (SF)</b>	±163,462 (3.75 AC)
<b>2017 Taxes</b>	\$73,901.58 (\$1.37/SF)
<b>Zoning</b>	CP/GCP
<b>Clear Height</b>	22'-24'
<b>Power</b>	1600 Amps/270-480V - 3 phase
<b>Loading</b>	Eight 10' x 10' dock high doors
<b>Drive-ins</b>	Three 14' x 12' grade level doors
<b>Access</b>	Excellent - direct I-10 freeway
<b>Visibility</b>	43rd Avenue east facing
<b>Parcel Number</b>	103-33-043
<b>Column Spacing</b>	52' x 40'

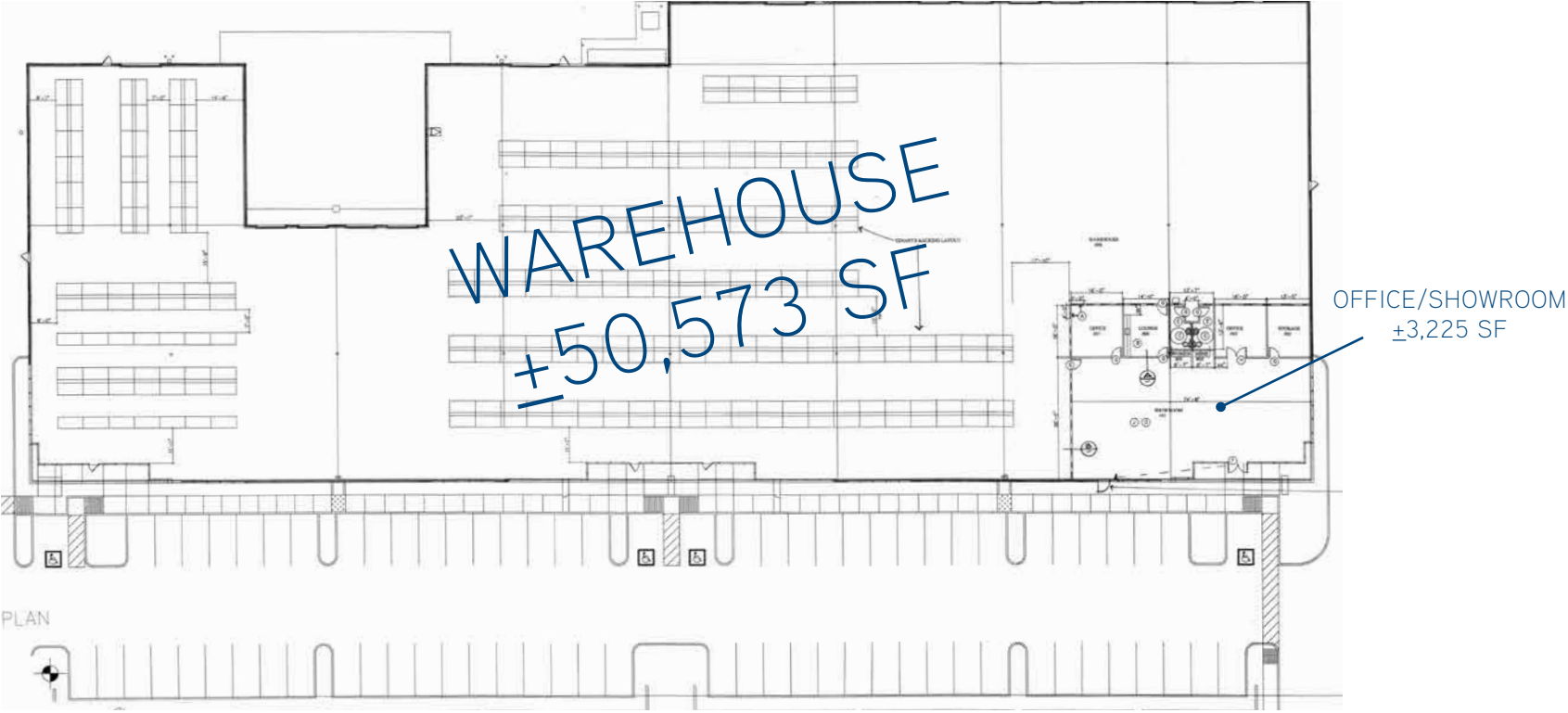


**Mike Milic**  
Vice President  
+1 602 222 5050  
michael.milic@colliers.com

Colliers International  
2390 E Camelback Rd | Suite 100  
Phoenix, AZ 85016  
P: +1 602 222 5000



FLOOR PLAN



640 N 43RD AVENUE, PHOENIX, AZ

SALE PRICE:

\$4,572,830

\$85.00/SF



**Mike Milic**  
Vice President  
+1 602 222 5050  
michael.milic@colliers.com

Colliers International  
2390 E Camelback Rd | Suite 100  
Phoenix, AZ 85016  
P: +1 602 222 5000



This document has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and/or its licensor(s). ©2018. All rights reserved.