



For Lease Stellar Airpark

4140 W Mercury Way
Chandler, Arizona
85226





For Lease Stellar Airpark



±36,005 square foot industrial building on 2.5 acres



Lease Rate:
\$.65/SF/Month

Property Features

- > Power: 2000 amps, 277/480v Heavy
- > Large fenced yard
- > Close proximity to freeways, restaurants and retail
- > ±4,369 square feet of office
- > Chandler Boulevard frontage
- > Natural gas

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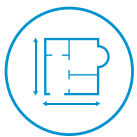


Stellar Airpark

For Lease



Property Features



±36,005 square foot
industrial building on
2.5 acres



20' - 22'
clear height



4 grade level
doors (8' x 10')



Located in
Stellar Airpark with
taxiway access



Zoning
I-1, City of Chandler



Chandler Boulevard
frontage



51 surface
spaces



Double
truckwell



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First Floor Plan



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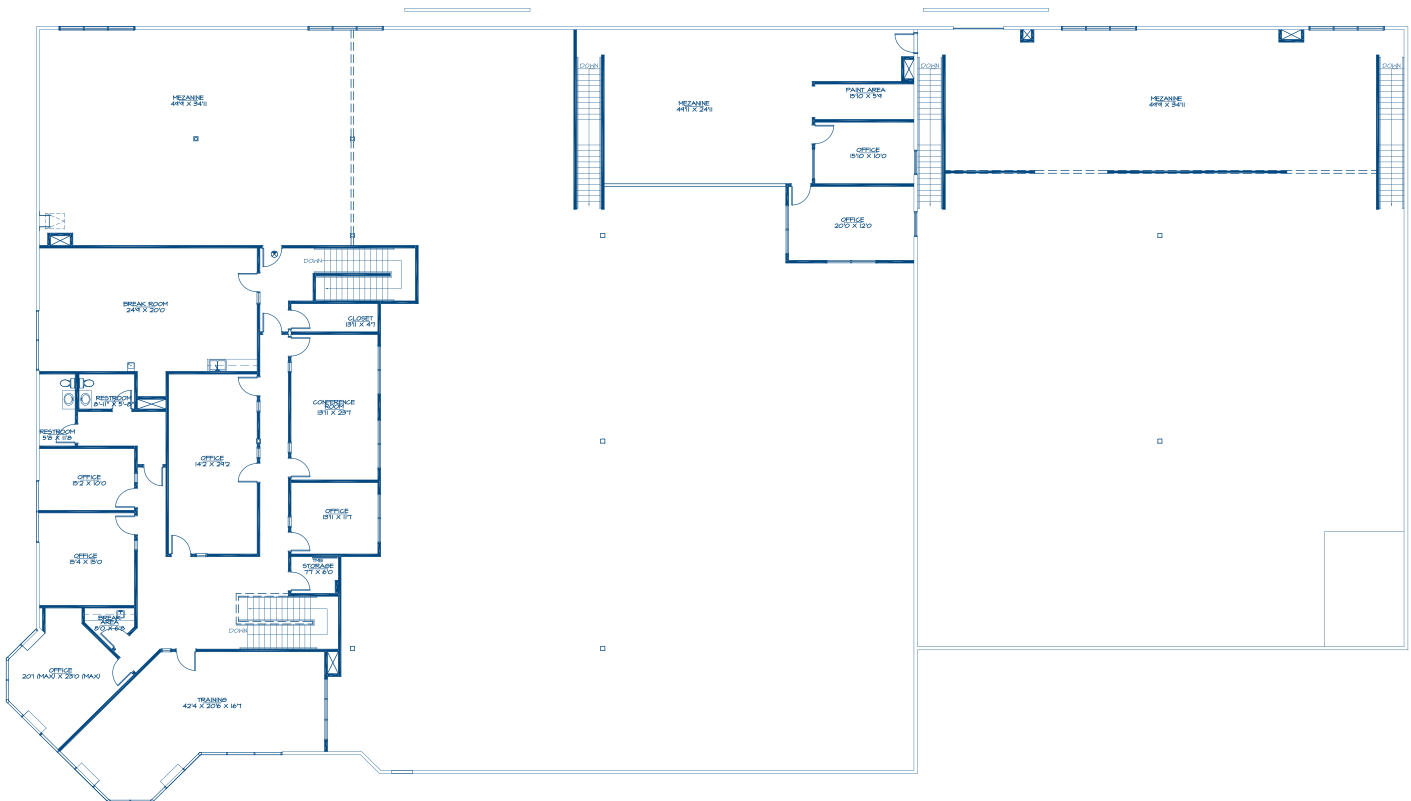


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Second Floor Plan



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Property Overview

Stellar Airpark is a very unique “member supported” public use airport surrounded by both residential homes and businesses. The runway, infrastructure and East/West taxiways are financially supported by the homeowners, businesses and fixed base users through their membership in the “Stellar Runway Utilizers Association” (SRUA), an Arizona nonprofit corporation.



**Minutes
to Chandler
Fashion Mall**

Work Here, Live Here, Play Here

Chandler, Arizona delivers exceptional amenities and diverse cultural facilities amid a world-class innovation hub. Chandler has been a community built on innovation and community. The addition of nearly 100,000 young, educated, and affluent citizens in the last 10 years, a proven workforce and a mixture of diversified industries in addition to quality retail establishments are reasons why the City of Chandler is an exciting place to live and work. Chandler boasts a strong, high tech employment base that attracts and retains high quality employees, many of whom make Chandler their home.

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