

SCOTTSDALE AIRPARK SUBMARKET  
**FOR LEASE OFFICE / WAREHOUSE**  
**±11,693 SF**



**15490 N 83rd Way | Suite 102 | Scottsdale, Arizona 85260**

**For additional information or to schedule a tour please contact**



**Randy Shell**  
Designated Broker  
C 480.694.4100  
randy@shellcommercial.com



**Amanda Wright**  
Senior Associate  
C 480.236.0037  
amanda@shellcommercial.com

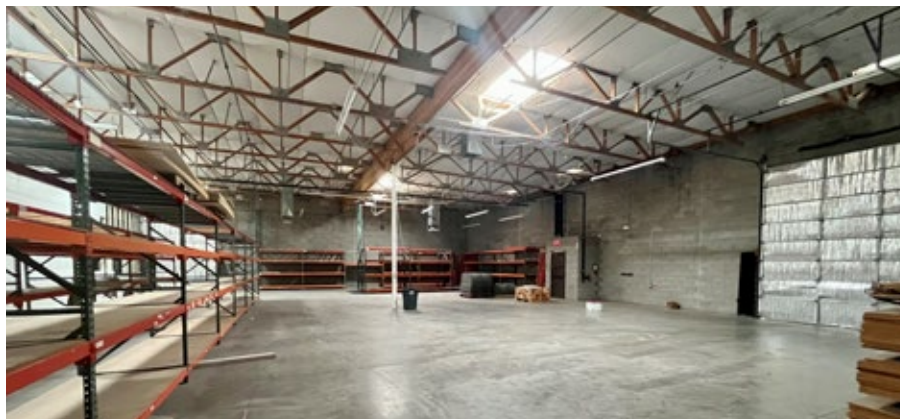


# PROPERTY INFORMATION

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## FEATURES

- ±11,693 sf office/warehouse  
(±8,246 sf warehouse / ±3,447 sf office)
- Two (2) spacious attractive lobby areas
- Multiple private offices
- Open workspace / file areas with built-in desks, file cabinets & drawers
- Two restrooms
- Conference room
- Fully sprinklered
- Fully air-conditioned warehouse with brand new HVAC units
- Two (2) 12'x16' rollup garage doors
- ±18' minimum clear height in warehouse
- Truckwell



**SPACIOUS WAREHOUSE WITH ±18' CLEAR HEIGHT!**

## NEW EXTERIOR PAINT



**FRESHLY SEALED & STRIPED PARKING LOT!**

## BUILDING FEATURES

**PARKING:** Private fenced parking / yard  
47 total spaces including 15 covered + 2 handicap  
**POWER:** 3-phase - 800 amps 208/120  
**ZONING:** I-1 City of Scottsdale  
**YEAR BUILT:** 1996



**SECURE FENCED YARD**



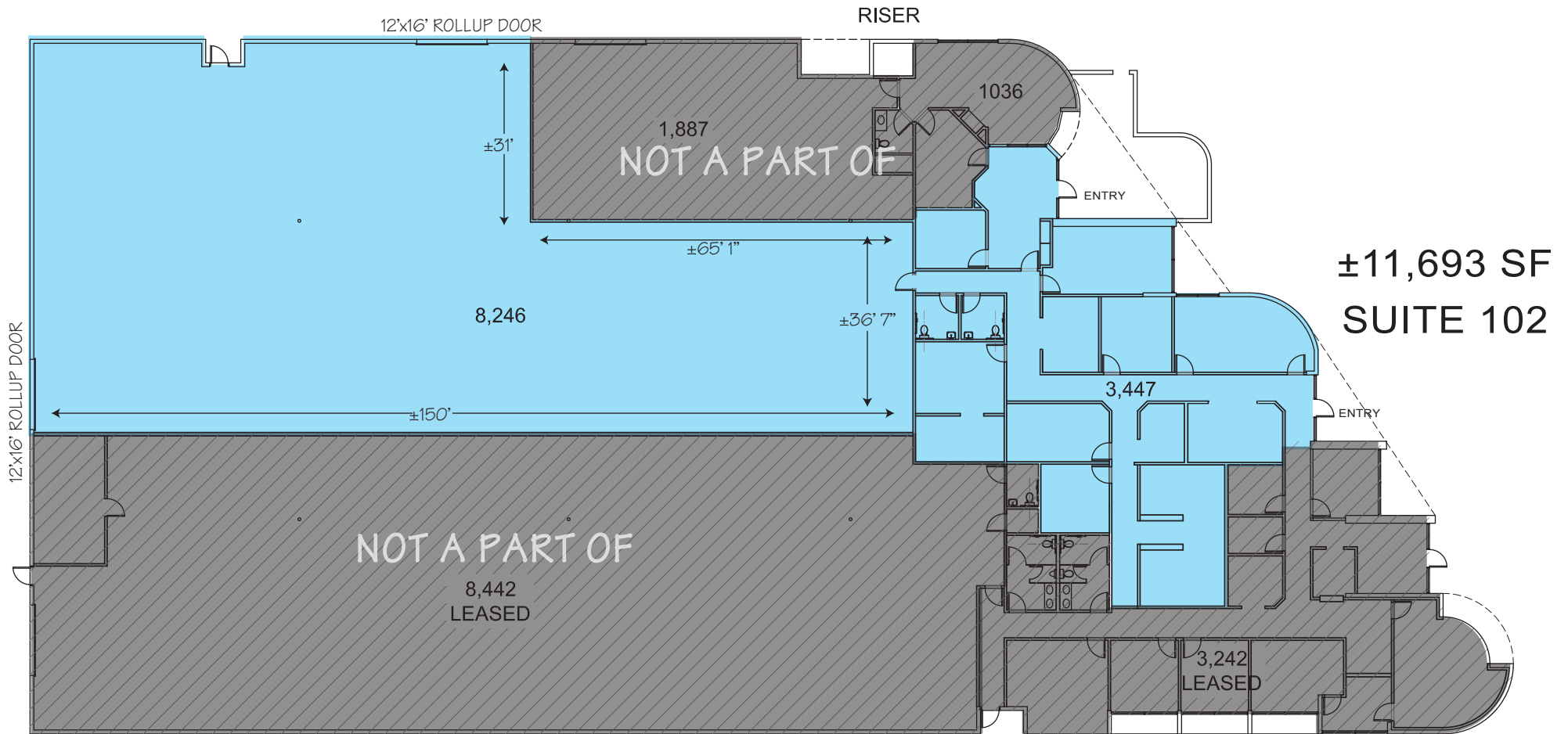
**TASTEFULLY LANDSCAPED**



**TRUCKWELL / RAMP**

# FLOOR PLAN

±11,693 SF

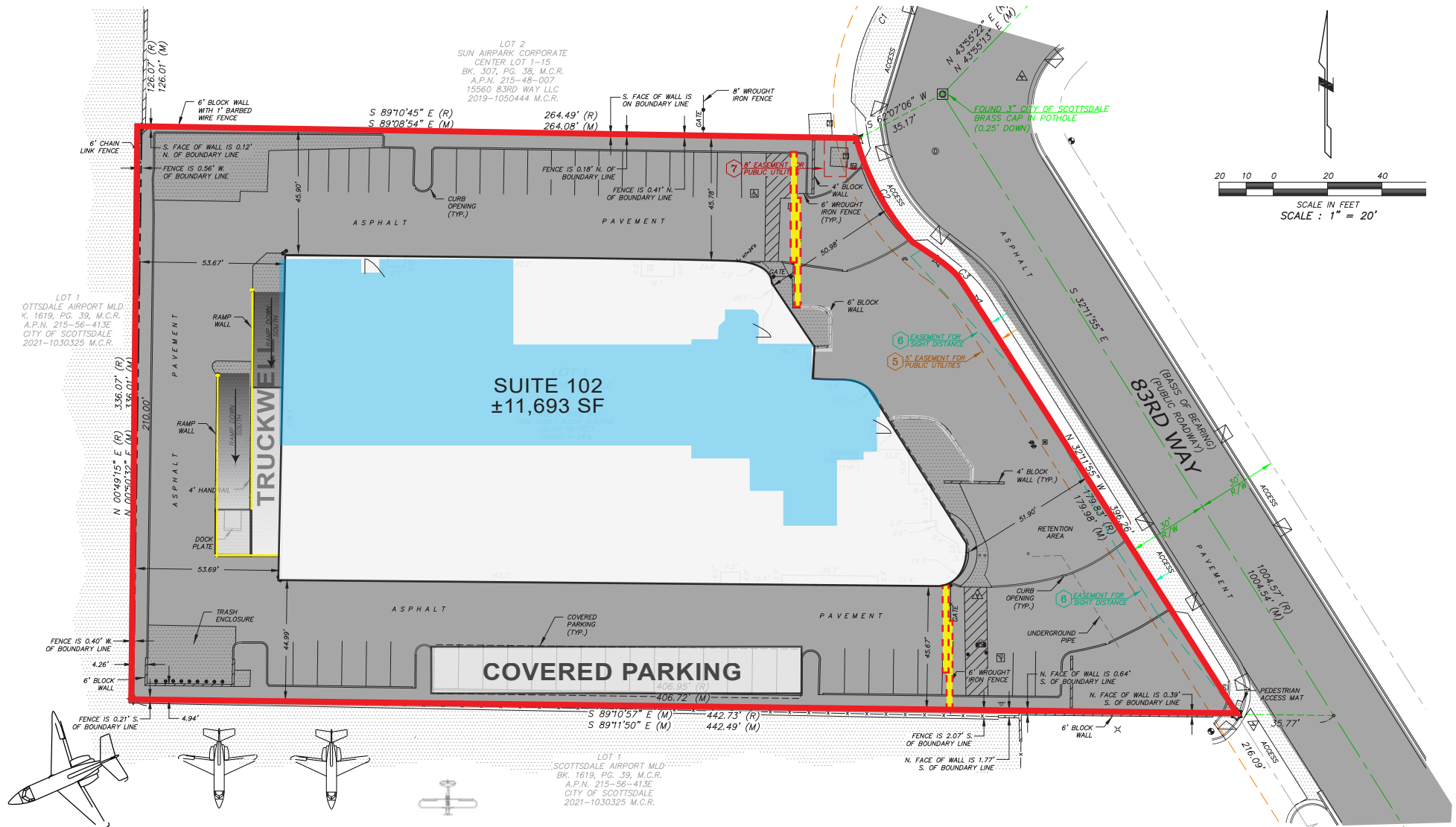


# FLOOR PLAN

## NOT TO SCALE

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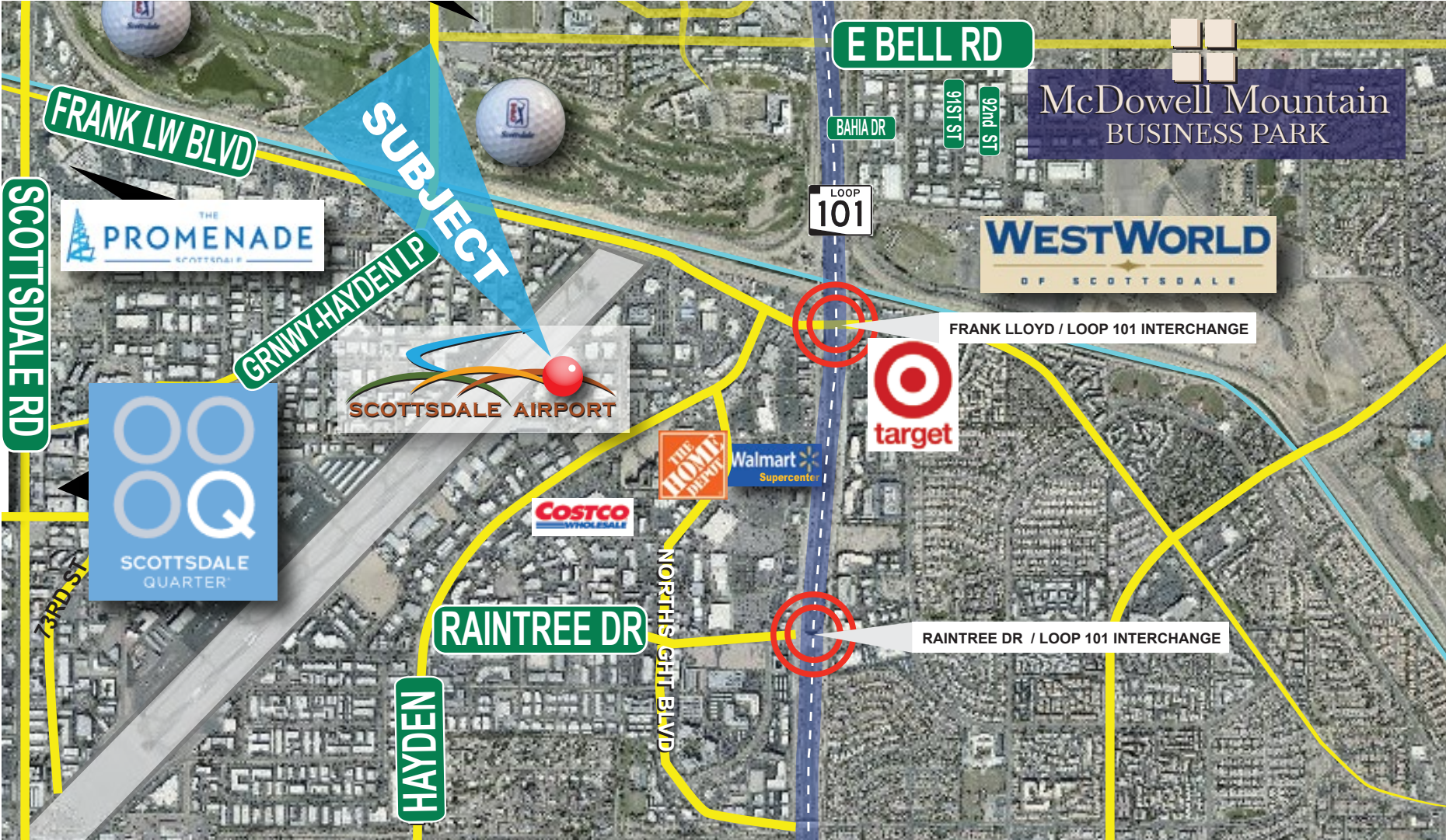
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# LOCATION MAP

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