



**3,500 SF Available**

**Lease Rate: \$4,8000 Per Month NNN\***

\*NNN charges estimated at \$1,427.00

**Property Details**

Office	500 SF
Ceiling Height	16'
Loading	Roll-up doors – (6) (2) Rear – 12'x12' & 12'x14' (3) Front – (2) 10'x12 & (1) 14'x14'
Power	200 Amp, 240v, 3 Phase
Cooling	HVAC Office / Evaporative Shop
Construction	Metal
Year Built	2002
Lot Size	33,445 SF ± (0.77 acres)
Zoning	Town of Marana, VC (Village Commercial)

**Property Highlights**

- 2 ADA bathrooms
- No gas
- Waiting room, manager office, and HVAC bathroom in shop



For more information, please contact:

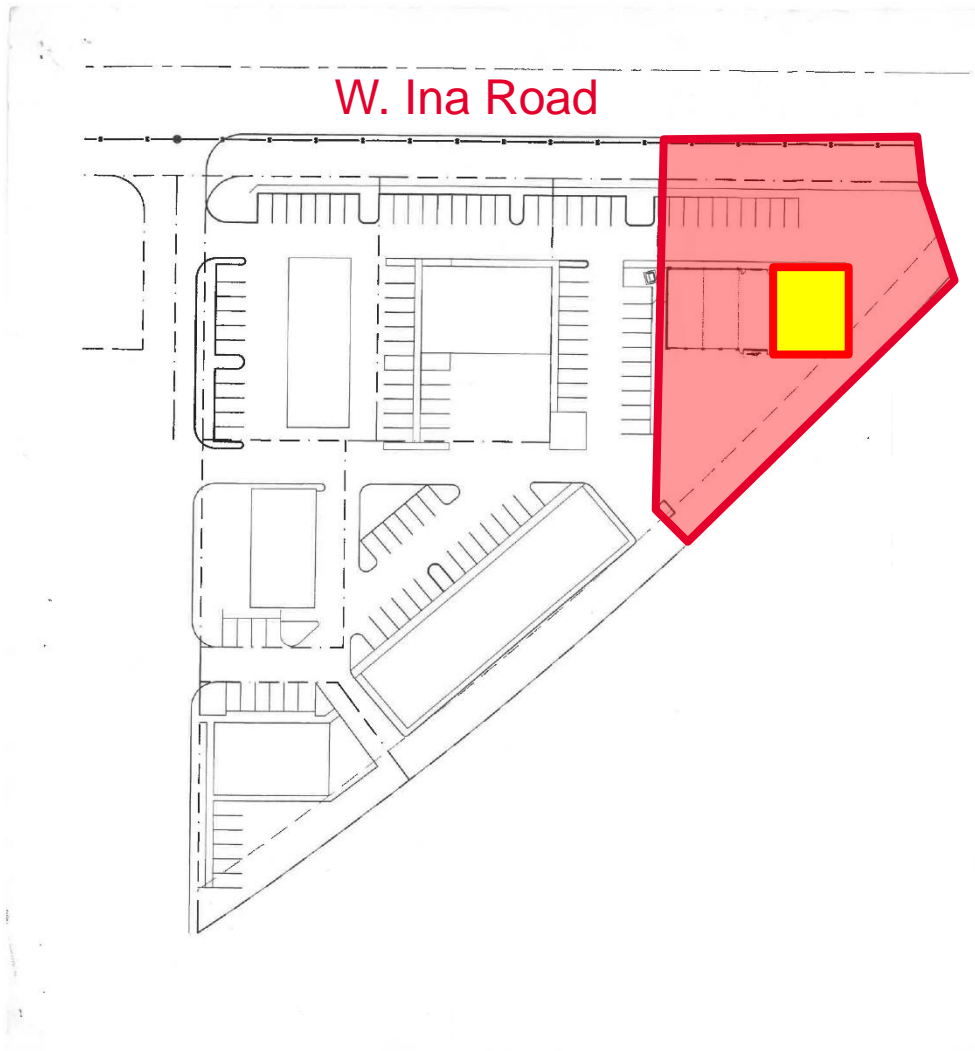
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Site Plan

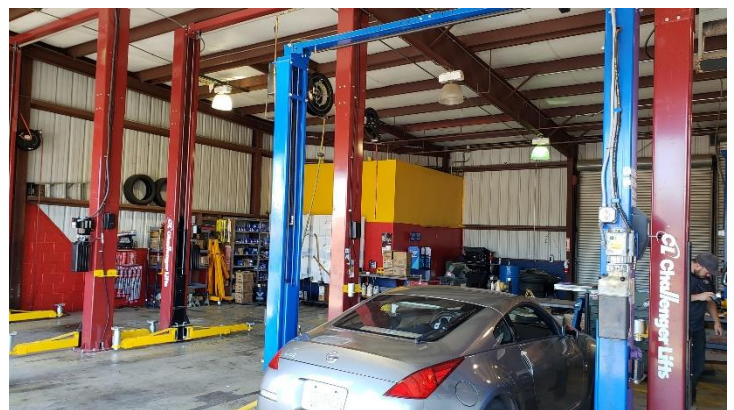
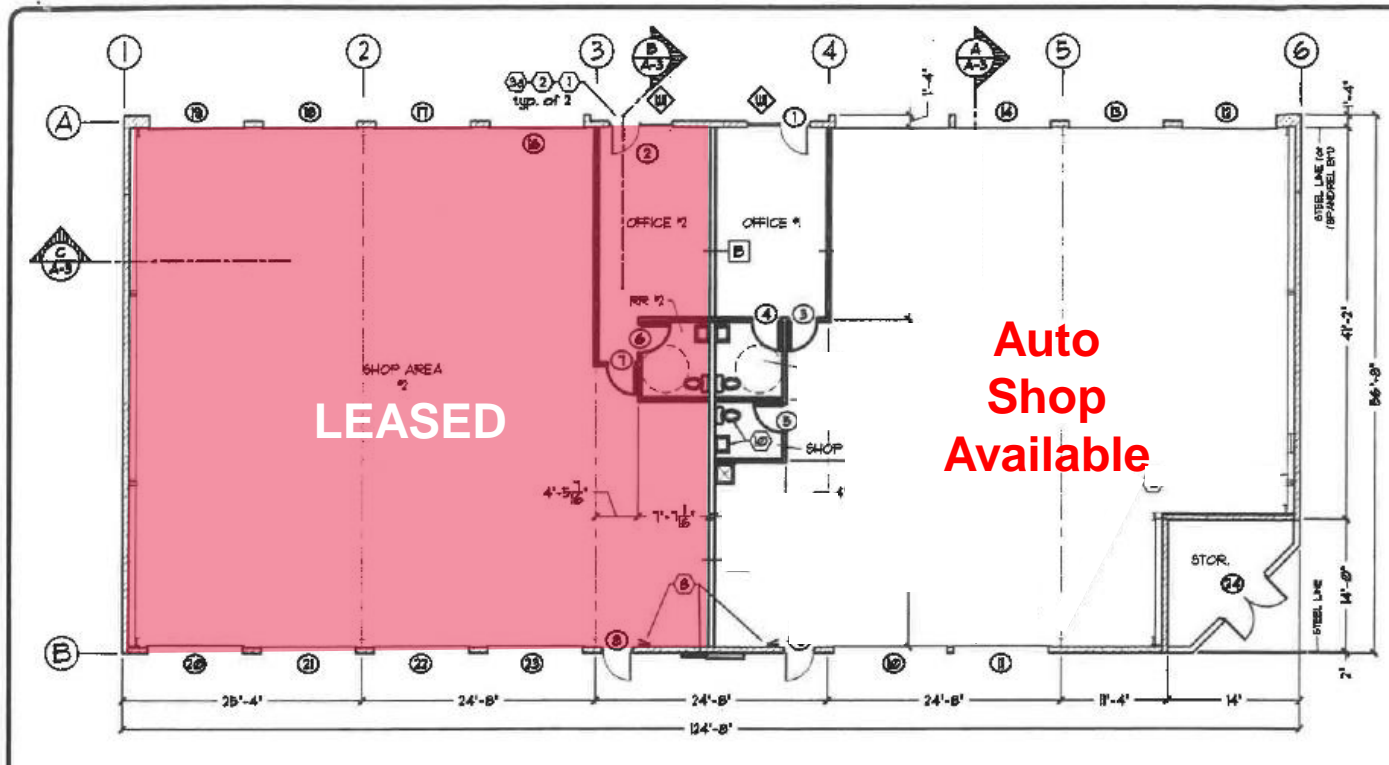
AUTO SHOP

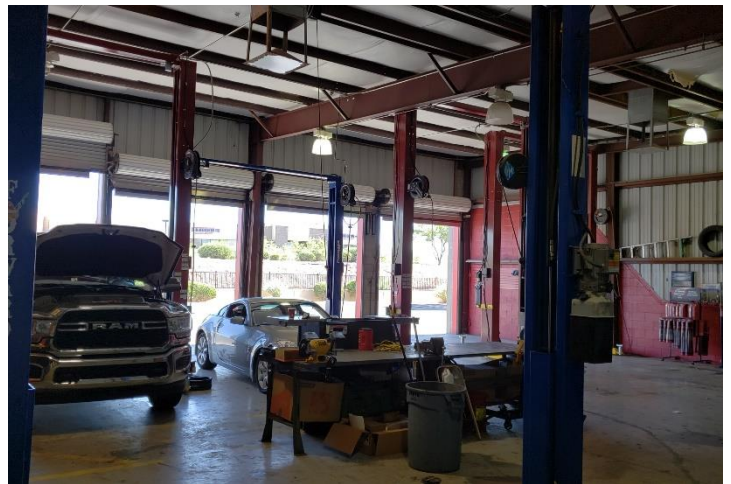
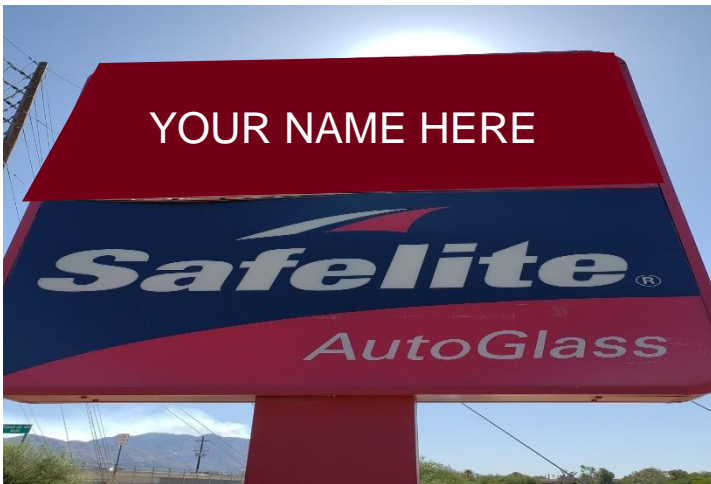




Floor Plan

AUTO SHOP







Aerial Map

**AUTO SHOP**



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