



**±3.58 - ±7.49 ACRE INDUSTRIAL OUTDOOR STORAGE SITE WITH ±4,280 SF  
SHOP AND OFFICE BUILDING AVAILABLE FOR LEASE**

14620 W EL SOL, GOODYEAR ARIZONA 85338



PHOENIX GOODYEAR AIRPORT



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### PROPERTY OVERVIEW

**±4,280 SF**

Building Size

**±7.49 AC**

Site Size

**PAD I-1, City of Goodyear**

Zoning

### PROPERTY HIGHLIGHTS

- Functional Shop & Office Building
  - » 15' Clear Height
  - » One (1) 14'H x 12'W Grade Level Door
- Proximity to I-10, Loop 303, Loop 101, and Loop 202 Freeways
- Adjacent to Phoenix Goodyear Airport
- Planned SR30 Freeway One Mile South of Property (Opening 2030 - Full Diamond Interchange at Bullard Ave)
- Corporate Neighbors
  - » 261 Acre Microsoft Data Center
  - » Poore Brothers
  - » Del Monte
  - » Goodyear Airpark - 1.6M SF Completing 2025; Additional 6.5M SF Planned Phase II & III

#### PARCEL #1: 500-07-138A

AVAILABLE MAY 2026

- ±3.92 Acres
- ±4,280 SF Shop & Office Building (2,500 SF of Shop Space)
- Fenced and Secured with Block Wall Perimeter
- Power: 200 AMPS, 120/208V

#### PARCEL #2: 500-07-145-A

AVAILABLE NOW

- ±3.58 Acres
- GSA Throughout Yard
- Yard to be Secured with 8 Foot Block Wall on Perimeter
- Build-to-Suit Opportunity for ±10,000 Shop Building (call for details)







### LEASE OPTION ONE: FULL SITE | AVAILABLE MAY 2026

- $\pm 7.49$  Acres
- $\pm 4,280$  SF Shop
- Plans for Additional  $\pm 10,000$  SF Shop Available







### LEASE OPTION 2: PARCEL 2 ONLY | AVAILABLE NOW

- $\pm 3.5$  Acres
- GSA Throughout Yard
- Yard to be Secured with 6-8 Foot Block Wall on Perimeter
- $\pm 10,000$  SF Shop - BTS Opportunity Available







### LEASE OPTION 3: PARCEL 1 ONLY | AVAILABLE MAY 2026

- $\pm 3.92$  Acres
- $\pm 4,280$  SF Shop & Office Building (1,800 SF of Office)
- Fenced and Secured with Block Wall Perimeter
- Power: 200 AMPS, 120/208V







## GOODYEAR SUBMARKET HIGHLIGHTS

- 2.3M SF ABSORBED IN THE PAST 12 MONTHS
- INDUSTRIAL BASE EXPANDED 155% OVER THE PAST 5 YEARS
- I-10 ACCESS ATTRACTS TOP LOGISTICS TENANTS
- 16 MILLION SF FUTURE INDUSTRIAL IN PLANNING