

# ±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



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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 Completeing 2025; Additional 6.5M SF Planned Phase II & III

#### PARCEL #18 500-07-138A

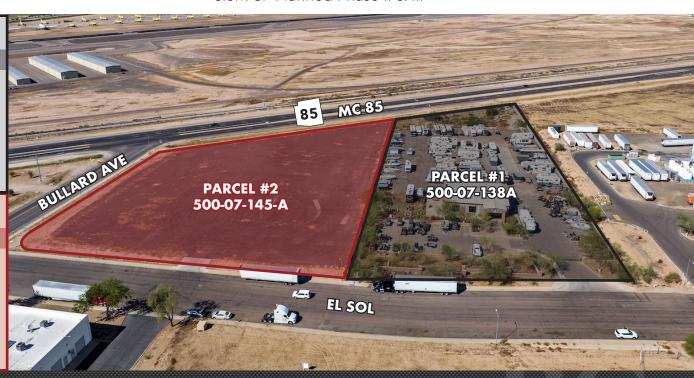
#### **AVAILABLE MAY 2026**

- ±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

#### PARGEL #28 500-07-145-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

- ±7.49 Acres
- ±4,280 SF Shop
- Plans for Additional ±10,000 SF Shop Available







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

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







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

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



