



Park 8-Ten LOGISTICS

±32.45 ACRES

**FULLY SHOVEL-READY LAND
AVAILABLE FOR SALE OR
BUILD-TO-SUIT**

Eloy, AZ

Jones Lang LaSalle Americas, Inc. License #: C0508577000





Sunland Gin Road

LEASED Project Stainless

FOR LEASE, SALE, AND BUILT TO SUIT

Available Space	See site plan for each building's size
Loading	12-35 Dock Doors/4-6 Grade Level Doors
Power	3000 Amp 277/480 per building (expandable to 3600, 7200) Heavy power capability up to 100 MW+ to the site with substation
Parking	627 total/60-132 Per Building
Zoning	L1 (City of Eloy)
Road Access	Located at a full diamond interchange at the I-10 & I-8
Shovel Ready Pads	6-8 acres
Electric	Electric District 2 (ED2) Approved

BUILDING 5
± 154,390 S.F.
32' CLR HGHT

BUILDING 4
± 142,603 S.F.
32' CLR HGHT

BUILDING 3
± 142,603 S.F.
32' CLR HGHT

BUILDING 6
± 69,425 S.F.
32' CLR HGHT



1-10/1-8 Interchange





DRIVE TIME DEMOGRAPHICS

	30 minutes	60 minutes	90 minutes
2024 Total Population	121,831	2,703,314	6,076,183
2029 Total Population	133,610	2,819,566	6,327,922

PINAL COUNTY POPULATION

2024 Total Population	513,862
2025 Total Population	522,643
Year-Over-Year Growth Rate	3.81%

SOURCE: WORLD POPULATION REVIEW

WITHIN A 10 MILE RADIUS OF SITE



94,058
2025 Population



40,173
Total Households



\$66,419
Household Income



41
Median Age



\$322,885
Home Value



8,305
Education-Bachelors or College Degree

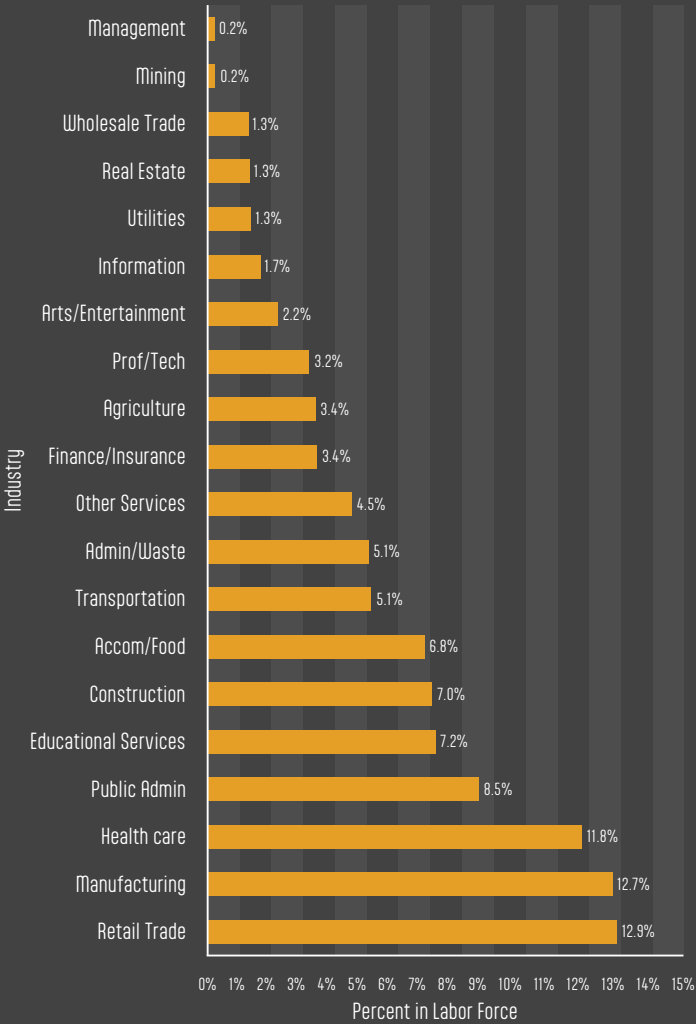


ECONOMIC DEVELOPMENT PROFILE

Park 8-Ten Logistics, Eloy, AZ
Drive time of 30 minutes

WORKFORCE OVERVIEW

LABOR FORCE BY INDUSTRY



EMPLOYMENT



22.0%
Services

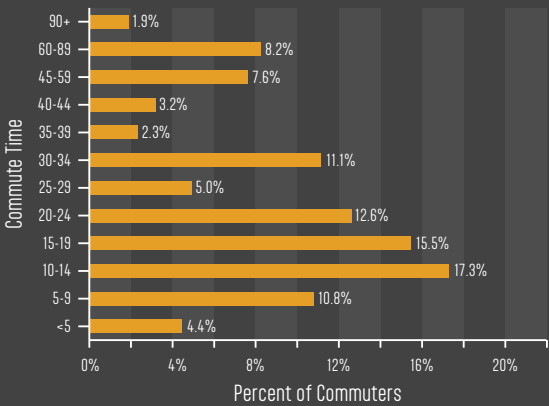


28.2%
Blue Collar



49.8%
White Collar

COMMUTE TIME: MINUTES



TRANSPORTATION TO WORK



0.2%
Took Public
Transportation



11.7%
Carpooled



1.7%
Walked to
Work



0.7%
Bike to Work



75%
Drove Alone
to Work

BUSINESSES



2,283
Total Businesses



29,000
Total Employees

INDUSTRY CONCENTRATION



74
Transp. /Warehouse
Firms



724
Transp. /Warehouse
Employees



63
Manufacturing Firms



2,046
Manufacturing
Employees



DRIVE TIMES FROM ELOY, AZ

Chandler, AZ	30 minutes
Tucson, AZ	45 minutes
Phoenix, AZ	45 minutes
Lukeville Port of Entry, Mexico	2.5 hours
San Diego, CA	5 hours
Los Angeles, CA	6.5 hours

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