




# For lease

Buckeye Business Center  
8585 W. Buckeye Road, Tolleson, AZ 85353  
395,161 SF available

 **JLL** SEE A BRIGHTER WAY

8585 W. Buckeye Road/Tolleson, AZ

## Property specifications

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**Total building square footage**

±698,853 SF

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**Available space**

±395,151 SF

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**Divisible to**

±150,000 SF

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**Bay size**

±20,457 SF

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**±2,880 SF Office**

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**(2) 1,500 SF shipping and receiving offices with restrooms**

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**Column spacing**

56' x 50' with 60' speed bays

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**Clear height**

32'

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**Fire suppression**

ESFR

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**Electrical power**

277/480 v/3 Phase

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**Trailer court depth**

180' deep with secured truck court and automatic gates

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**Dock doors**

67

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**Grade-level doors**

1

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**Trailer parking available**

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**Existing warehouse lighting**

High efficiency T-8 florescent lighting with motion sensors

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**Warehouse cooling**

Ambient with Big Ass Fans

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**Warehouse HVAC**

In progress

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**Occupancy**

120 days from signed lease

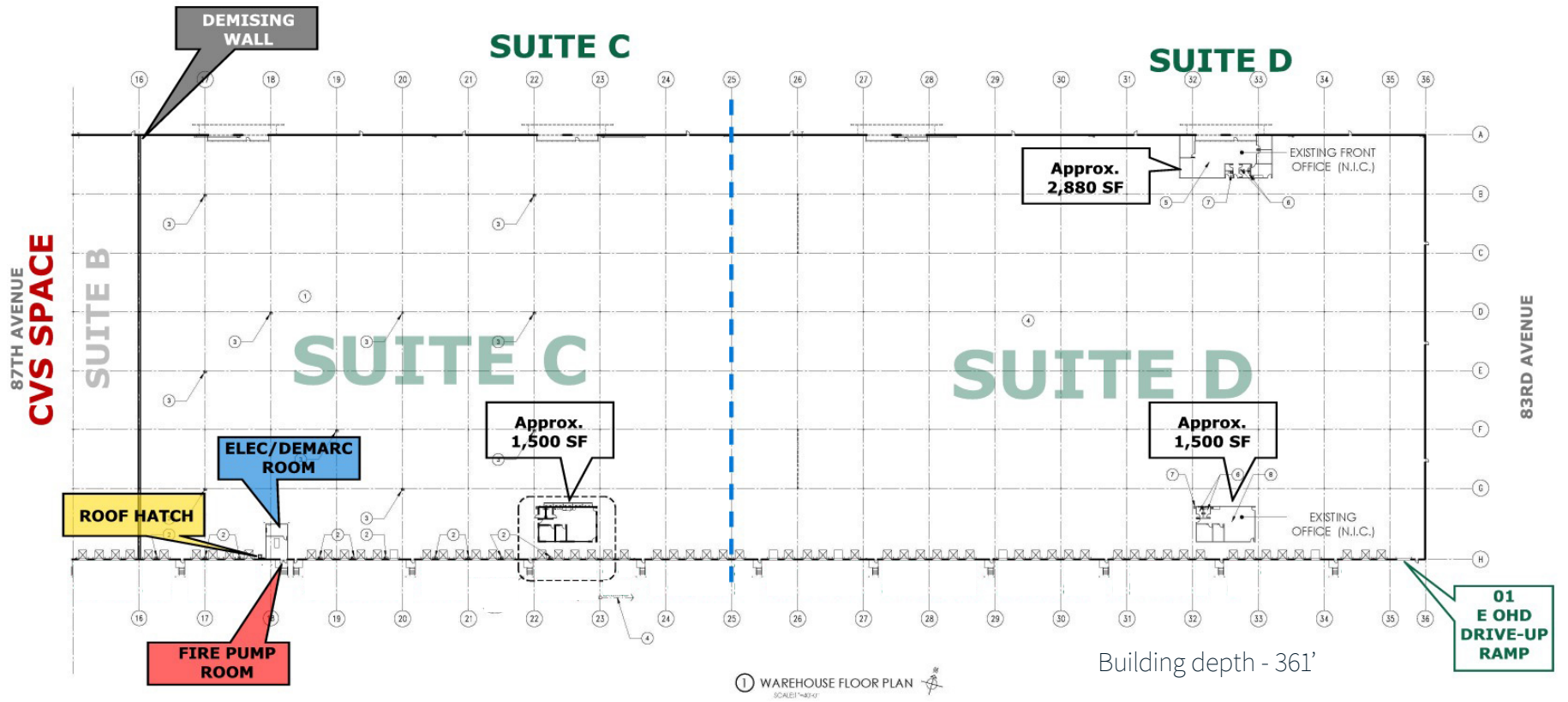
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# Property regional map



# Site plan





**For more information, contact:**

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