

Includes
47 dock doors

165,647 SF

DIVISIBLE TO $\pm 24,000$ SF
FOR LEASE OR SALE

MOVE IN READY!

Summit at Surprise Building B

12460 North Dysart Rd Surprise, AZ



Owned and managed by:



CAPROCK
PARTNERS



Jones Lang LaSalle Americas, Inc. | AZ License #CO508577000

BROKER BONUS:

**\$1/SF on leases
executed in 2026!**

*minimum 3 year term



CAPROCK
PARTNERS

12460 NORTH DYSART ROAD
SURPRISE, ARIZONA

PROPERTY SPECIFICATION

165,647 SF

DIVISIBLE TO $\pm 24,000$ SF

900' X 180'
BUILDING DIMENSIONS

115

CLERESTORY WINDOWS IN
LIEU OF INEFFICIENT SKYLIGHTS

8-6'x8'

MECHANICAL DOCK LEVELERS,
30,00 LB CAPACITY WITH
5 EDGE-OF-DOCK

HIGH EFFICIENCY
LED LIGHTING

ESFR

SPRINKLER SYSTEM

R-38 INSULATION THROUGHOUT

FULLY AIR-CONDITIONED
WAREHOUSE AREA

32'

CLEAR HEIGHT

COLUMNS PAINTED
SAFETY YELLOW TO

12' AFF

52'x60'

COLUMN SPACING

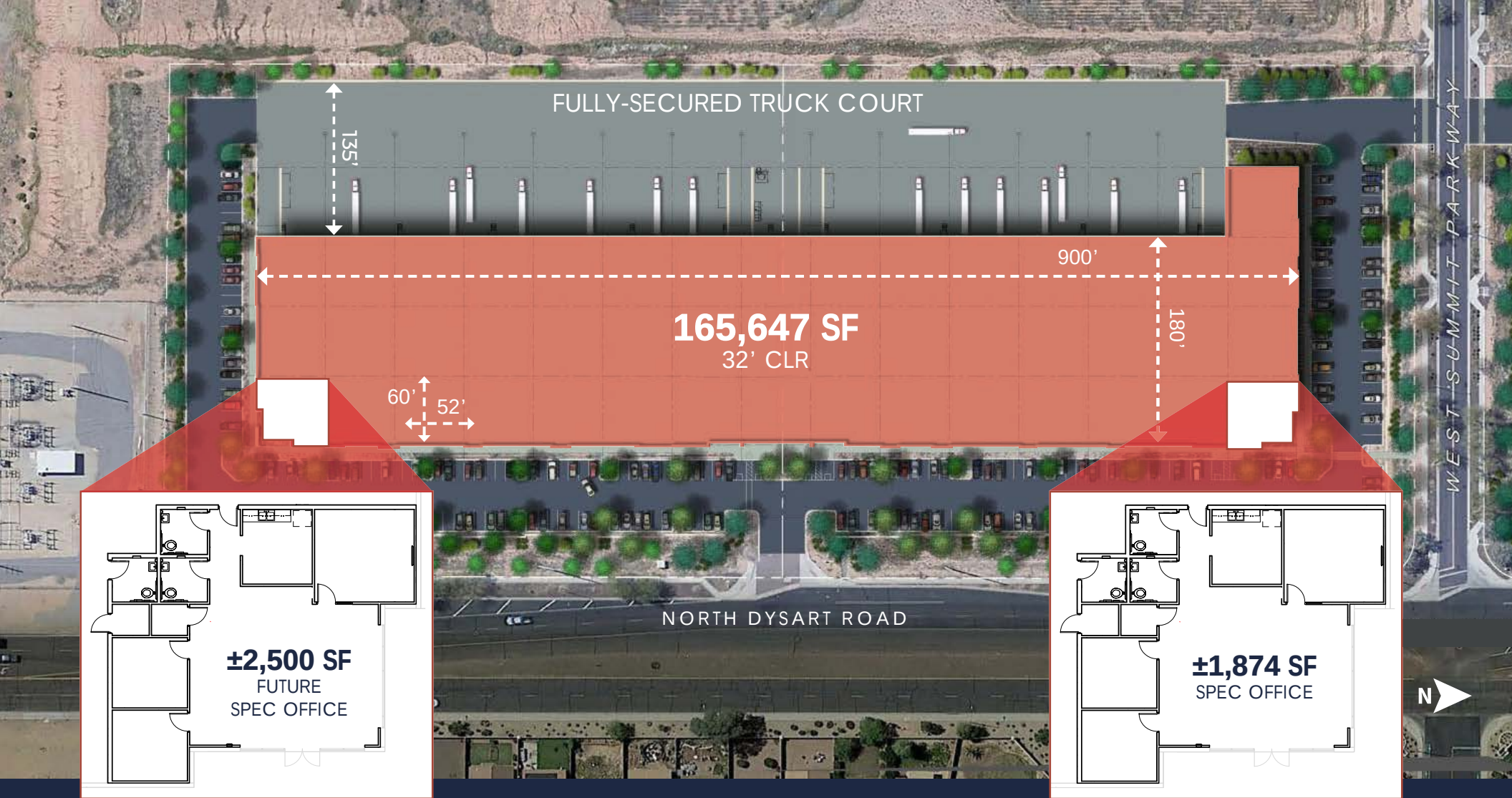
7" UNREINFORCED CONCRETE OVER 4" COMPACTED ABC

135'
TRUCK COURT DEPTH



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Jones Lang LaSalle Americas, Inc. | AZ License #CO508577000



Spec Improvements

±1,874 SF
Existing Spec
Office Suite

LED
Lights

AC
in Warehouse

(9) 30,000 LB
mechanical pit
levelers + 6 EODs

Property Specs

165,647 SF
Available

32'
Clear Height

52'x60'
Column Spacing

3,000 AMPS
277/480v
3-Phase Power

47
Dock Positions

4
Ramp Doors

244
Auto Parking

ESFR
16.8K-Rated
sprinklers

Distances

7 Mins
To Loop 303

6 Mins
To Northern Parkway

5 Mins
To us 60



60

5 mins

5 mins

6 mins

CACTUS ROAD 7 mins

303

101

NORTHERN PARKWAY

Ingress
Egress

W Summit Pkwy

N Summit Way

N Dysart Rd

Cactus Rd

Northern Parkway
Located South

N

Demographics



	10 MINS	20 MINS	30 MINS
2026 Total Population	130,194	582,075	1,583,105



	10 MINS	20 MINS	30 MINS
2031 Total Population	135,342	618,299	1,667,447



	10 MINS	20 MINS	30 MINS
2020-2026 Growth Rate: Population	1.38%	2.15%	1.91%



	10 MINS	20 MINS	30 MINS
2026 Median Home Value	\$415,081	\$441,203	\$437,898



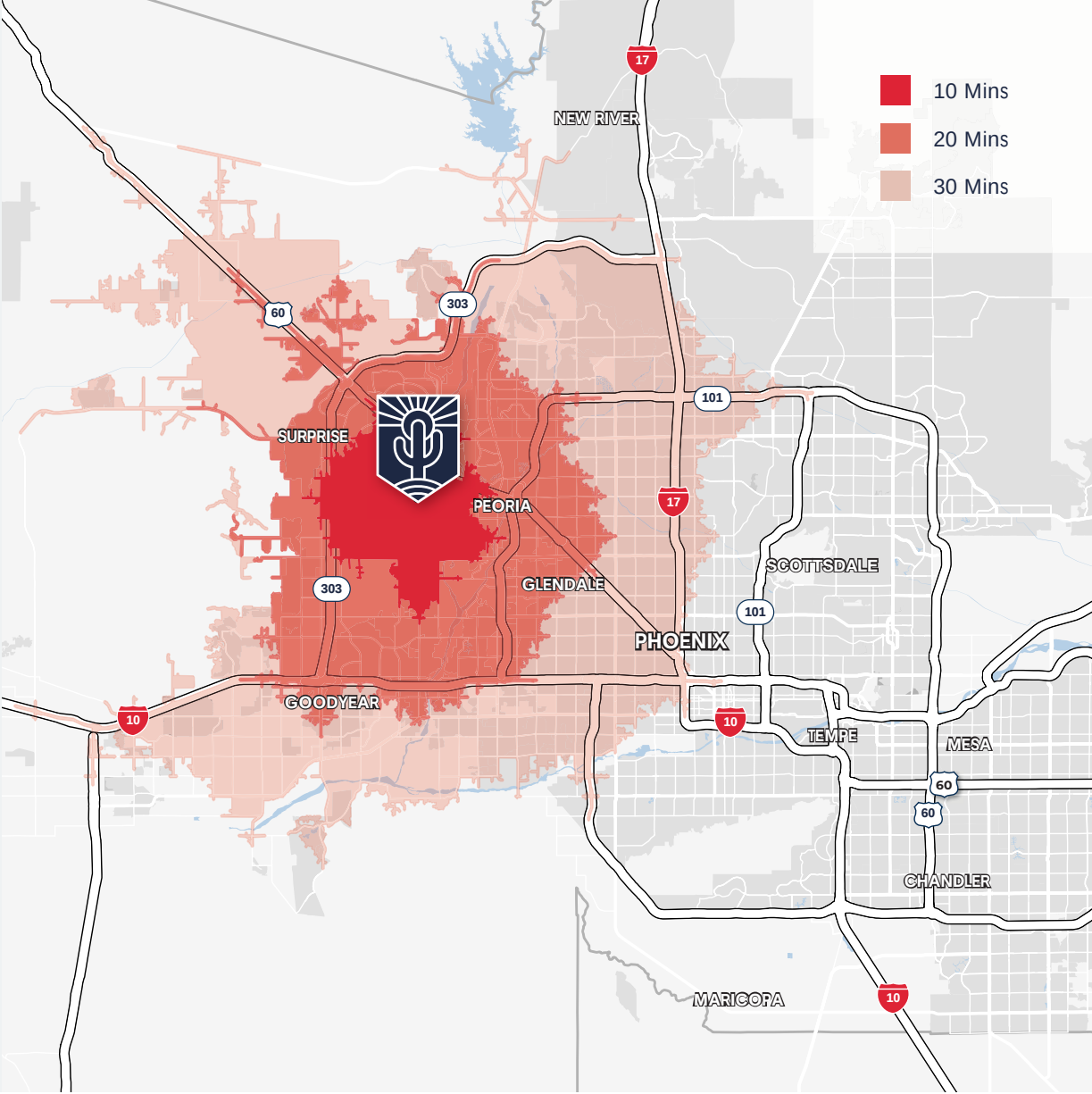
	10 MINS	20 MINS	30 MINS
2026 Median HH Income	\$90,453	\$90,620	\$90,984



	10 MINS	20 MINS	30 MINS
2024 Median Year Structure Built: HUs (ACS 5-Yr)	2,003	1,999	1,995



	10 MINS	20 MINS	30 MINS
2026 Industry: Transportation	4,567	18,053	54,467



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Owned and
managed by:



CAPROCK
PARTNERS



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