FOR LEASE

1855 E JONES AVE | 1919 E JONES AVE | 4000 S 20TH ST | PHOENIX, AZ

MOVE-IN READY 2/1/26

JONES 18

COMMERCE PARK

2 BUILDING PROJECT
46,530 SF and 69,480 SF

- AGGRESSIVE GROSS RENTAL RATES
- 100% AIR CONDITIONED
- MOVE-IN READY SPEC OFFICES

Developed by:

CUSHMAN & WAKEFIELD | HARRISON PROPERTIES

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JONES 18
COMMERCE PARK

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BUILDING 1
1855 E JONES AVE

Total SF	46,530 SF
Divisible SF	26,258 SF
Office	±1,000 (expandable)
Dock High Doors	6
Ramp to Grade	1 x 12′ x 14′
Sprinklers	ESFR
Clear Height	24′
Warehouse Cooling	100% HVAC
Column Spacing	47′ x 52′
Building Depth	193′ 8”
Truck Court Depth	138′
Auto Parking	46 spaces
Power	1,200a 2774/80V 3p
Warehouse Lights:	LED
Insulation:	R38

BUILDING 2
1919 E JONES AVE

Total SF	69,480 SF
Divisible SF	±30,000 SF
Office	±1,000 (expandable)
Dock High Doors	18
Ramp to Grade	2 x 12′ x 14′
Sprinklers	ESFR
Clear Height	24′
Warehouse Cooling	100% HVAC
Column Spacing	48′ x 52′
Building Depth	218′ 8”
Truck Court Depth	140′
Auto Parking	82 spaces
Power	1,200a 277/480V 3p
Warehouse Lights:	LED
Insulation:	R38

BUILDING 3
4000 S 20TH ST

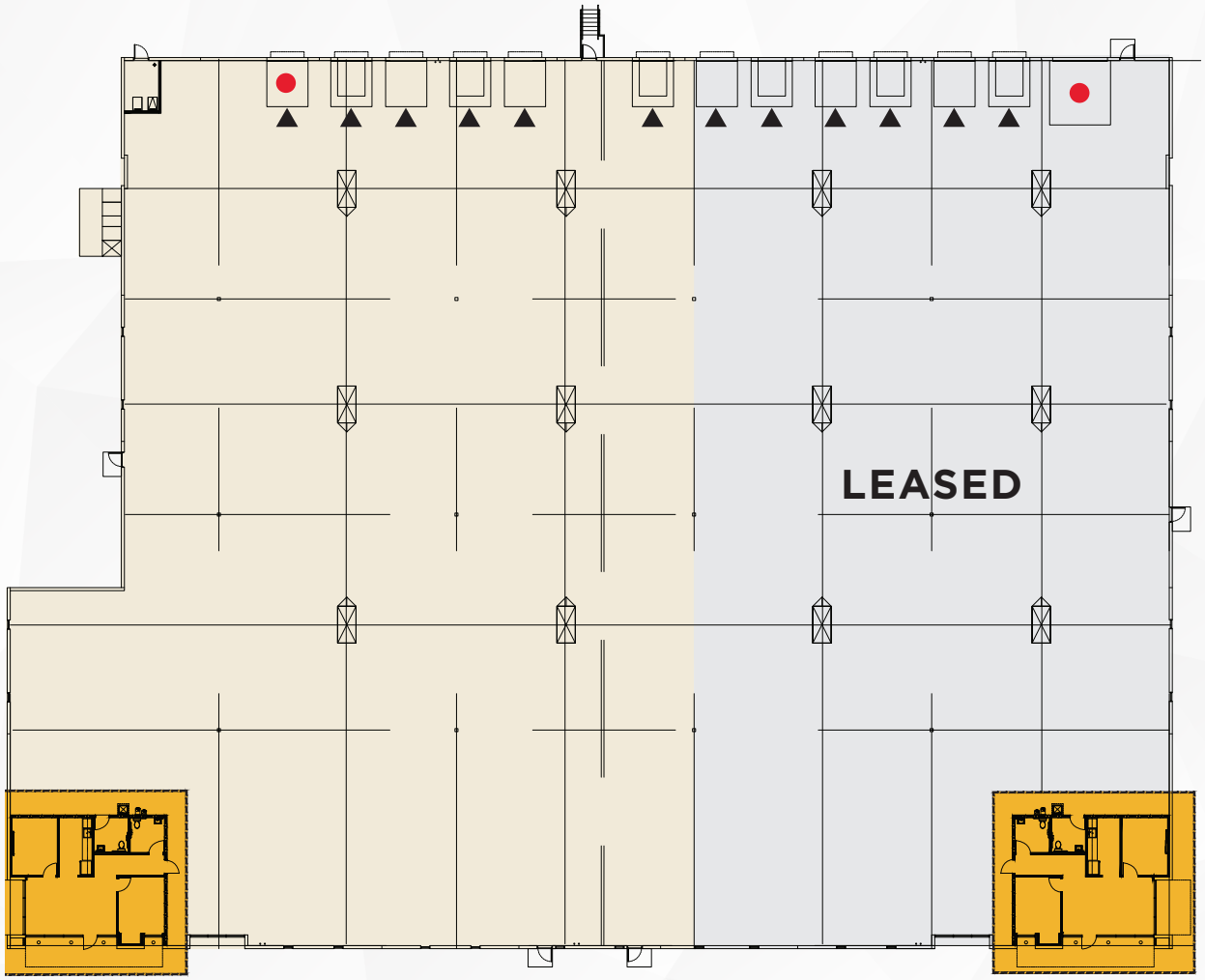
Total SF	14,290 SF
Divisible SF	14,290 SF
Office	±1,000 (expandable)
Dock High Doors	Scissor Lift
Ramp to Grade	5 x 12′ x [illegible]
Sprinklers	ESFR
Clear Height	[illegible]
Warehouse Cooling	[illegible]
Column Spacing	[illegible] 48′
Building Depth	[illegible] 8”
Truck Court Depth	NA
Auto Parking	17 spaces
Power	1,200a 277/480V 3p
Warehouse Lights:	LED
Insulation:	R38

SOLD

JONES 18
COMMERCE PARK

FOR LEASE
1855 E JONES AVE | 1919 E JONES AVE | 4000 S 20TH ST | PHOENIX, AZ

BUILDING 1



- Ramp to Grade (12' x 14')
- Dock-High Door
- Spec Office

TOTAL BUILDING SF
46,530 SF

AVAILABLE SF
26,258 SF

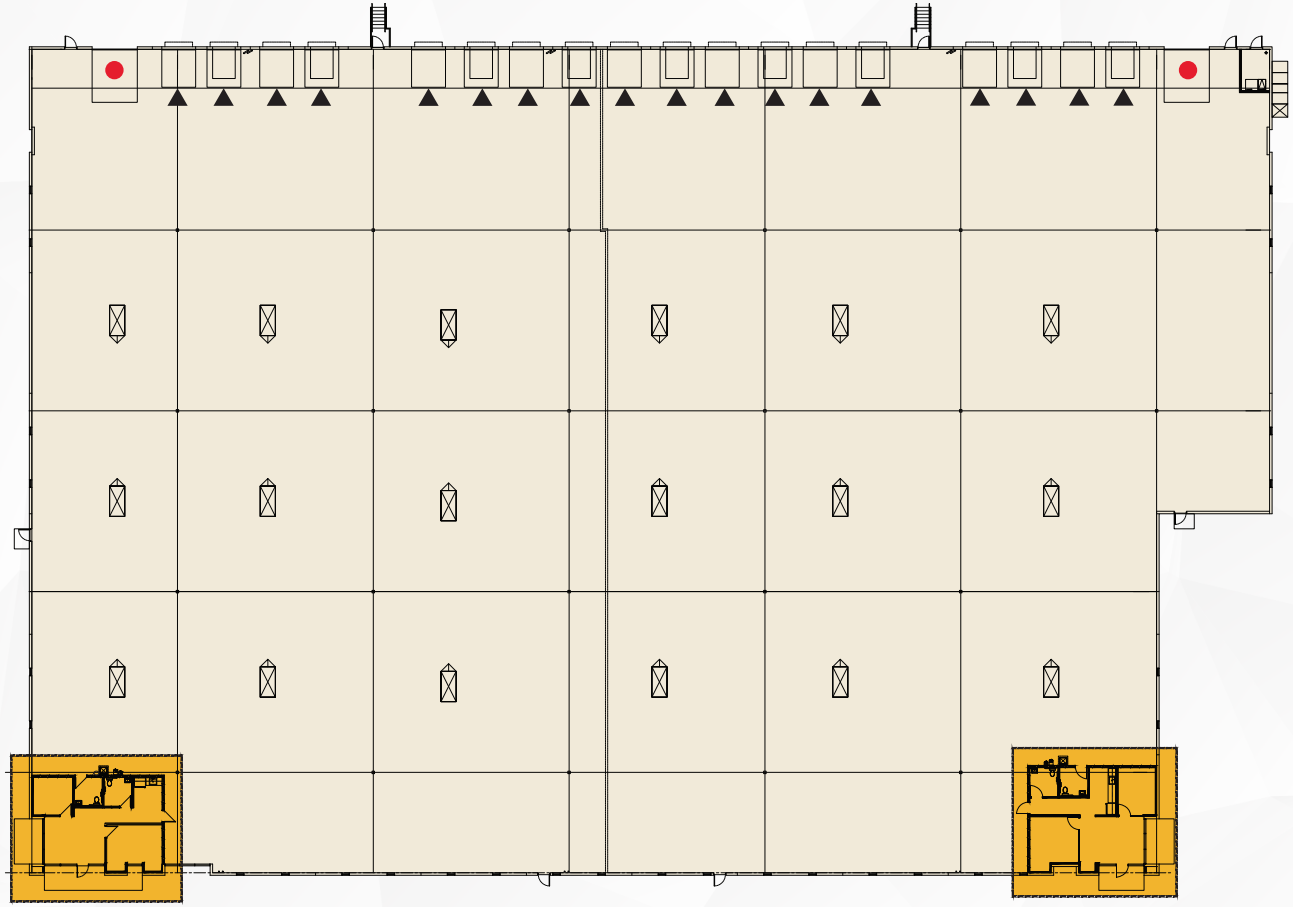
SPEC OFFICE SIZE
±1,000 (Expandable)

WAREHOUSE COOLING
100% HVAC

JONES 18
COMMERCE PARK

FOR LEASE
1855 E JONES AVE | 1919 E JONES AVE | 4000 S 20TH ST | PHOENIX, AZ

BUILDING 2



- Ramp to Grade (12’ x 14’)
- Dock-High Door
- Spec Office

TOTAL SF
69,480 SF

DIVISIBLE SF
±30,000 SF

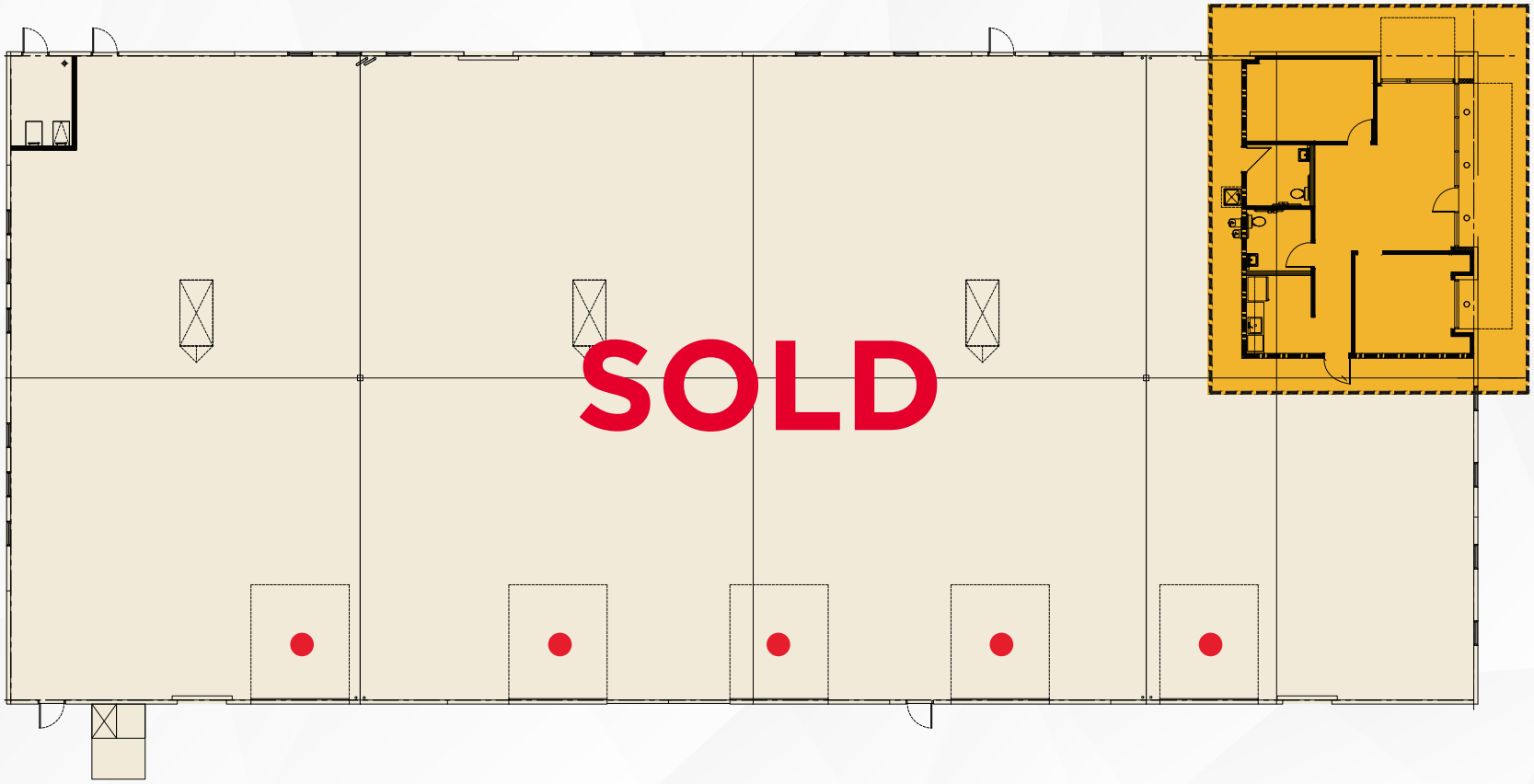
SPEC OFFICE SIZE
±1000 (Expandable)

WAREHOUSE COOLING
100% HVAC

JONES 18
COMMERCE PARK

FOR LEASE
1855 E JONES AVE | 1919 E JONES AVE | 4000 S 20TH ST | PHOENIX, AZ

BUILDING 3



TOTAL SF 14,290 SF	**SPEC OFFICE SIZE** ±1000 (Expandable)
DIVISIBLE SF 14,290 SF	**WAREHOUSE COOLING** 100% HVAC

- Ramp to Grade (12’ x 14’)
- Dock-High Door
- Spec Office

JONES 18
COMMERCE PARK

LOCATION ACCESS

FREEWAY PROXIMITIES

- 7.3 Miles to I-10 Interchange
- 16.8 Miles to Loop 101 Interchange
- 9.7 Miles to Loop 202 Freeway

LOCAL PROXIMITIES

- 26 Minutes to Goodyear Airport
- 6 Minutes to Central Phoenix Business District (Downtown)
- 9 Minutes to Sky Harbor
- 27 Minutes to Deer Valley Airport
- 32 Minutes to TSMC
- 38 Minutes to Mesa Gateway Airport

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