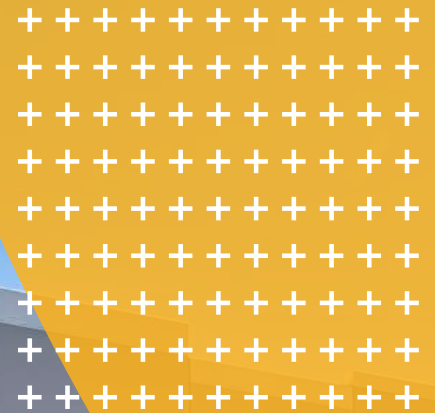


ECHO PARK @ P132

Peoria Ave & 132nd Ave
Surprise, Arizona

45,000 SF | 46,410 SF | 48,300 SF Buildings for Lease or Purchase

3 Free Standing Buildings with Paved Yard Space
AVAILABLE FOR IMMEDIATE OCCUPANCY



ECHO
Real Estate Capital, Inc.

CBRE

Property Site Plan





Building 1: $\pm 48,300$ SF

10701 N Solar Canyon Way

2,500 SF

Office Space

30'

Clear Height

3

Grade Level Doors

6

Dock Doors

31

Parking Spaces

Secured

Truck Court

1,600

Amps of Power

HVAC

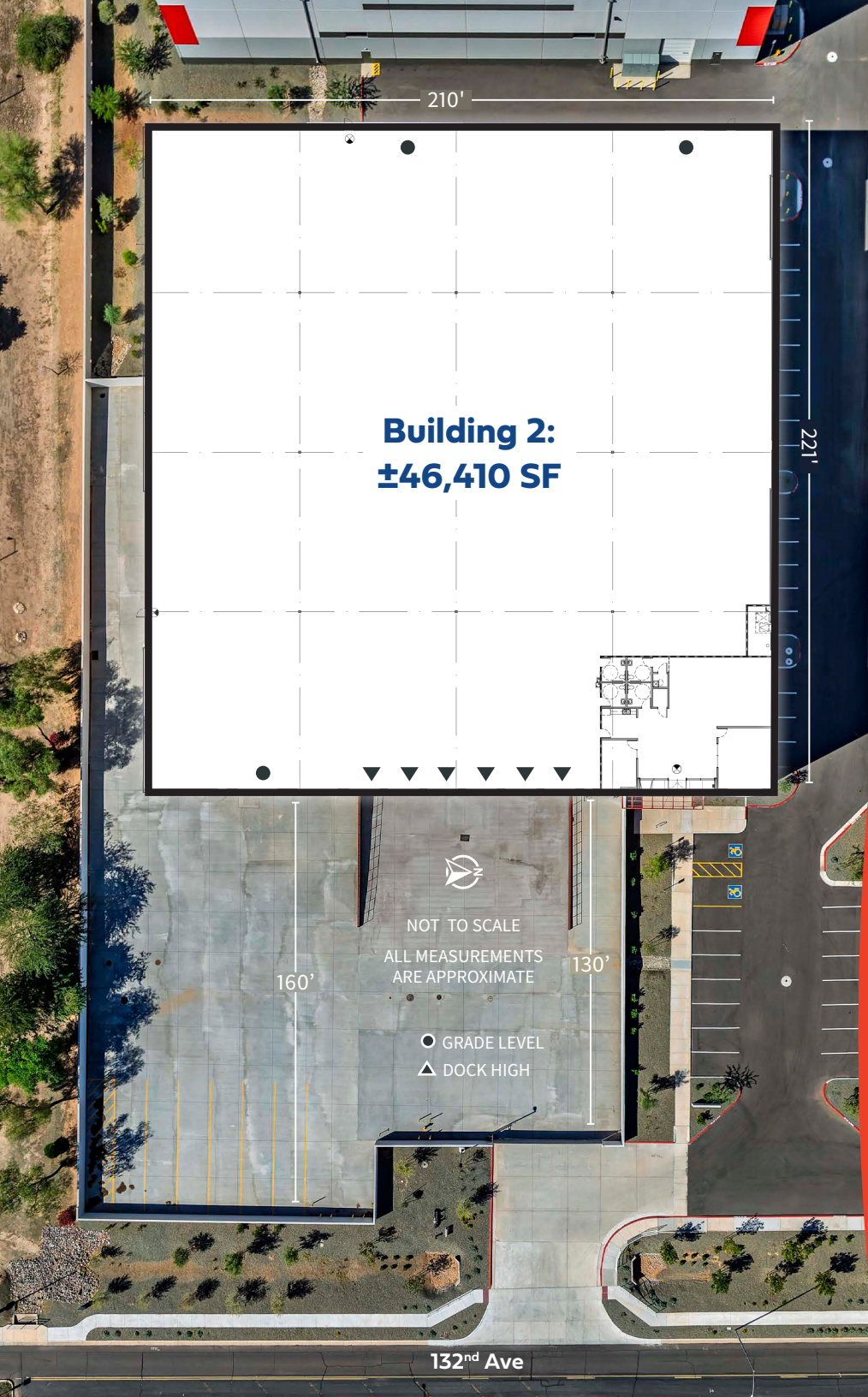
Cooling

R38

Roof Insulation

0.5 Acres

Paved Yard Space



Building 2:
±46,410 SF

Building 2: ±46,410 SF

10700 N 132nd Ave

2,500

Office SF

30'

Clear Height

3

Grade Level Doors

6

Dock Doors

31

Parking Spaces

Secured

Truck Court

1,600

Amps of Power

HVAC

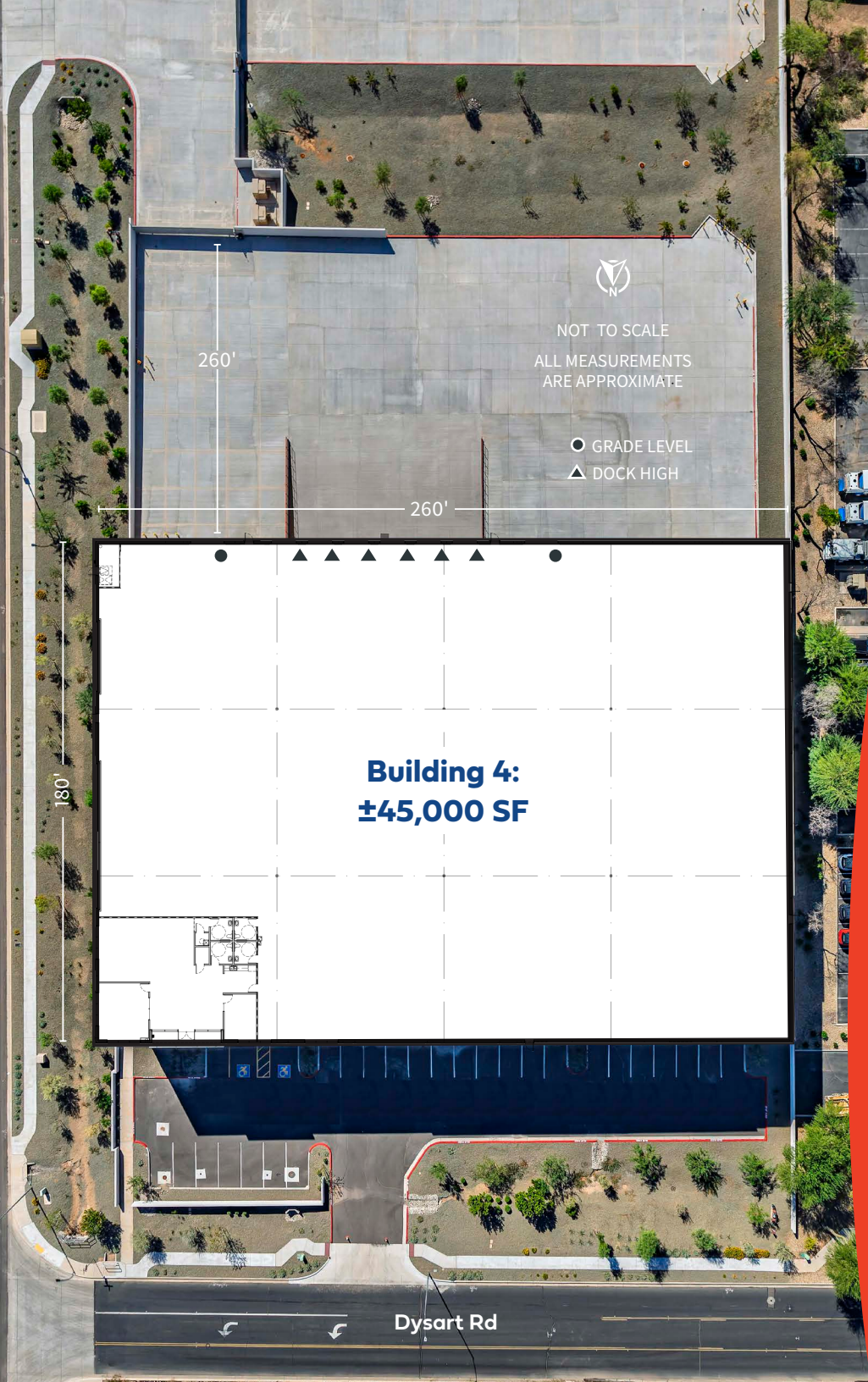
Cooling

R38

Roof Insulation

0.5 Acres

Paved Yard Space



Building 4: ±45,000 SF

13220 W Desert Cove Rd

2,500

Office SF

30'

Clear Height

2

Grade Level Doors

6

Dock Doors

28

Parking Spaces

Secured

Truck Court

1,600

Amps of Power

HVAC

Cooling

R38

Roof Insulation

0.5 Acres

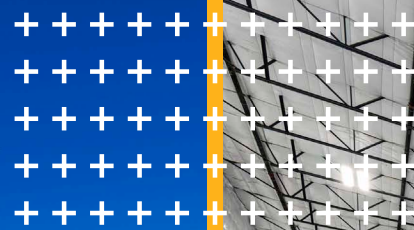
Paved Yard Space

Location

Peoria Ave & 132nd Ave, Surprise, Arizona



10700 N 132nd Ave



10701 N Solar Canyon Way



13220 W Desert Cove Rd

10700 N 132nd Ave



Corporate Neighbors



Southwest Valley

Industrial Submarket



Surprise, Arizona

Incorporated City



++++++
++++++
++++++
++++++
++++++

ECHO PARK @ P132

45,000 SF | 46,410 SF | 48,300 SF Buildings for Lease or Purchase

3 Free Standing Buildings with Paved Yard Space
AVAILABLE FOR IMMEDIATE OCCUPANCY

**Peoria Ave &
132nd Ave
Surprise, Arizona**

Contact Us

John Grady

Executive Vice President
+1 480 276 5970
john.grady@cbre.com

Jonathan Teeter

Senior Vice President
+1 602 810 8373
jonathan.teeter@cbre.com

Andrew McCurdy

Associate
+1 602 558 7997
andrew.mccurdy@cbre.com

Neil Schuler

Associate
+1 949 370 3135
neil.schuler@cbre.com

CBRE

ECHO
Real Estate Capital, Inc.

© 2025 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.