



REIN & GROSSEHME  
COMMERCIAL REAL ESTATE

## INDUSTRIAL YARD WITH RAIL SPUR

725 S. 12th Place  
Phoenix AZ

### FOR SALE/LEASE

Sale Price: Call Broker

Lease Rate: \$6,000/Month NNN

Rail Spur (Union Pacific)

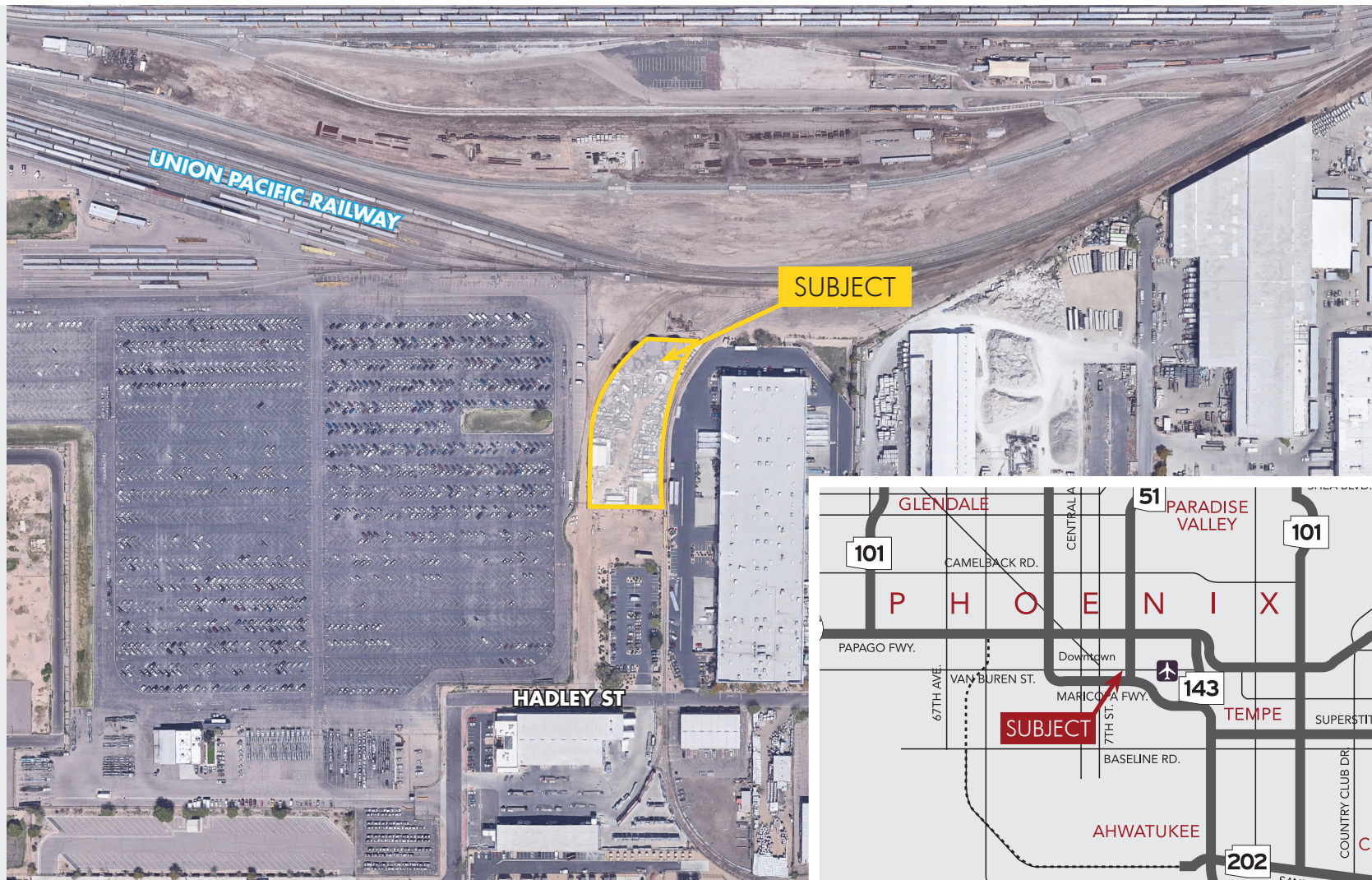
± 1.64 Acres

Zoned A-2 (Heavy Industrial)  
City of Phoenix

City Water

APS Electric  
(2 x 200 Amp Panel)

Property Fenced & Lit



8767 E. Via de Ventura  
Suite 290  
Scottsdale, AZ 85258  
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The information contained herein has been obtained from sources we believe to be reliable, however, Rein & Grossehme and its agents have not conducted any investigation regarding these matters and make no warranty or representation expressed or implied regarding the accuracy or completeness of the information. Interested parties need to verify any information that is critical to their decision process and bear all risk for inaccuracies. References to square footage or acreage are approximate.



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