



PHILLIPS PARK FOR LEASE BUILDINGS A, B, C & D



Location	6120 – 2 Street S.E. (Building A) 6020 – 2 Street S.E. (Building B) 6215 – 3 Street S.E. (Building C) 6115 – 3 Street S.E. (Building D)
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Available	Immediately
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Office or Warehouse	Office/Warehouse
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Area	2,365 – 5,879 SF
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Rate	Market
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Operating Costs incl. Ptax	\$5.69 PSF/YR (2021)
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Comments	<ul style="list-style-type: none">• Vanilla shell program• Dock and Drive-in opportunities• Ample parking
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PHILLIPS PARK LEASING CONTACT INFORMATION

PBA Group of Companies
Dahlya Molina
Director, Leasing

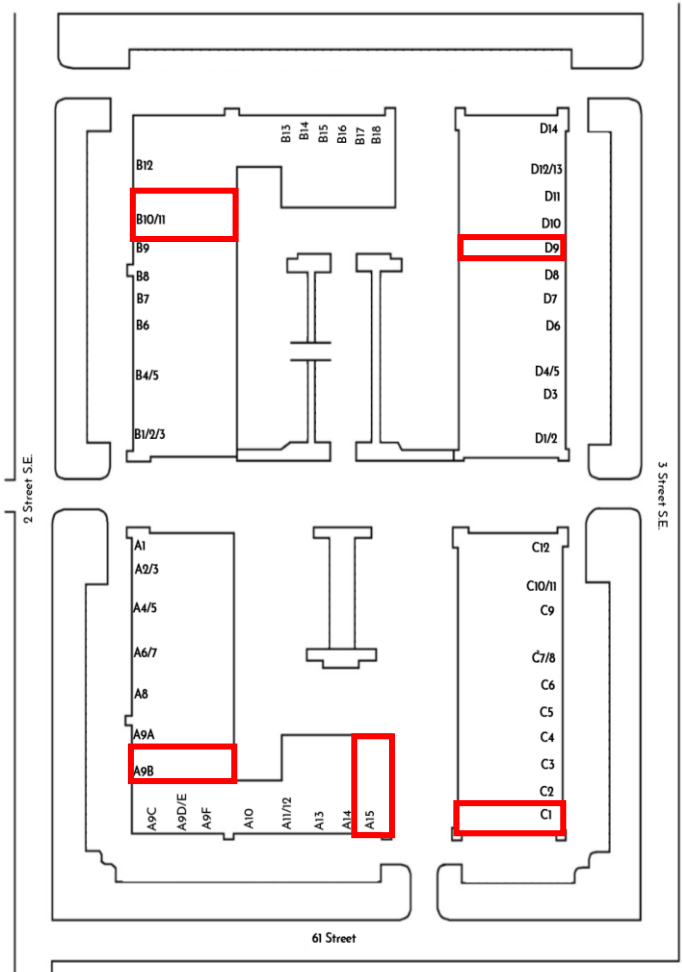
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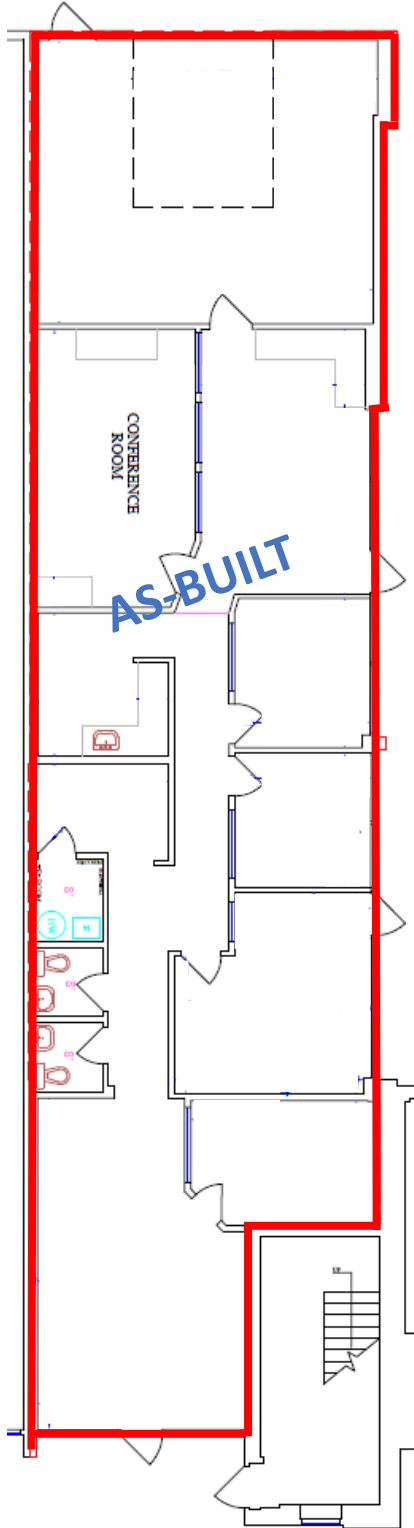


Address	Area	Loading	Available	Comments
A15, 6120 2 Street SE	2,365 SF	10'x12' Drive-in	May 1, 2021	Good mix of office and warehouse
A9B, 6120 2 Street SE	5,768 SF	10'x12' Drive-in	Immediately	Vanilla shell
B10 & 11, 6020 - 2 Street SE	5,879 SF	10'x12' Dock	Immediately	Office build out with minimal warehouse, open plan layout.
C1, 6215 - 3 Street SE	4,785 SF	10'x12' Drive-in	Immediately	Vanilla shell
D9, 6115 - 3 Street SE	2,995 SF	10'x12' Drive-in	30 days' notice	Great mix of office and warehouse; 6 offices

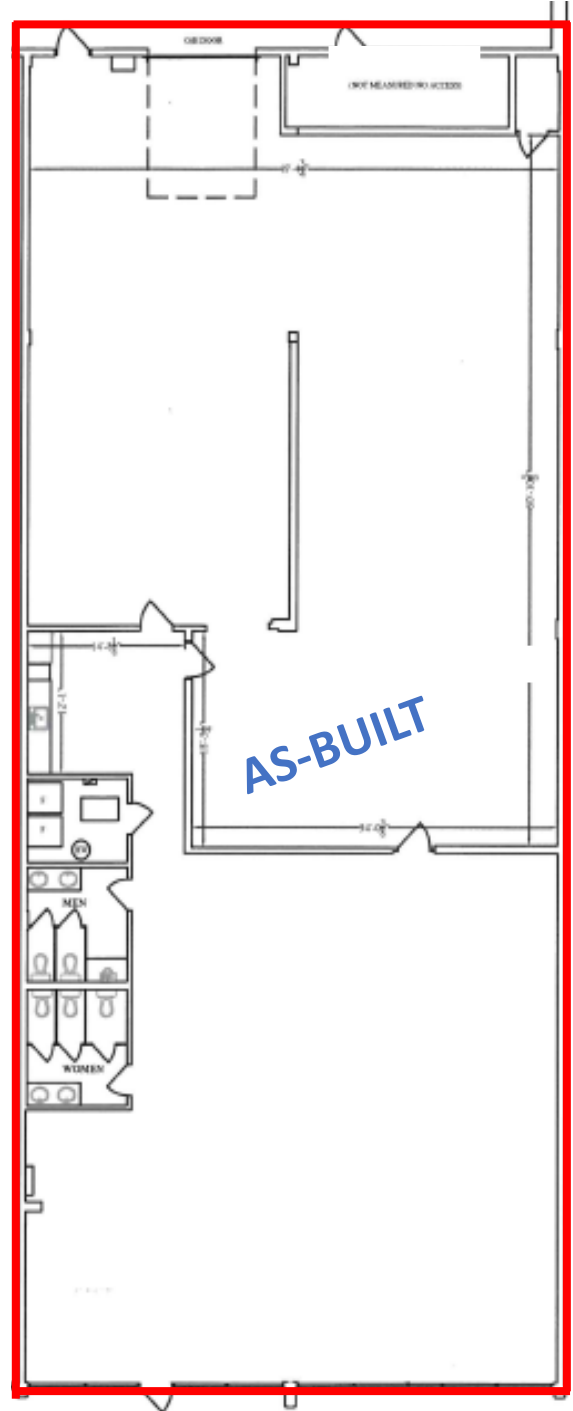
Building Specifications

District: Fairview
 Zoning: I-C
 (Industrial Commercial)
 Ceiling Ht: 16'
 Power: 100 amp, 110/208 volt

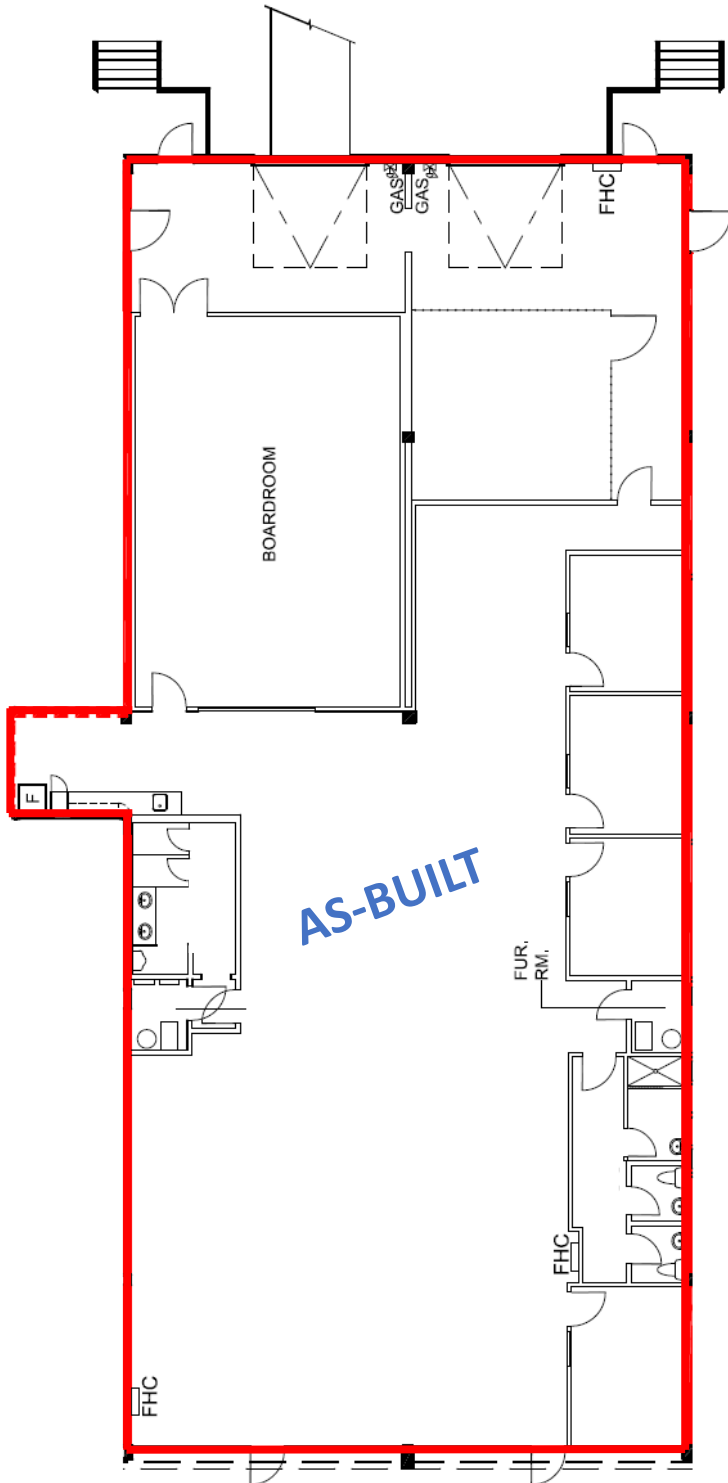




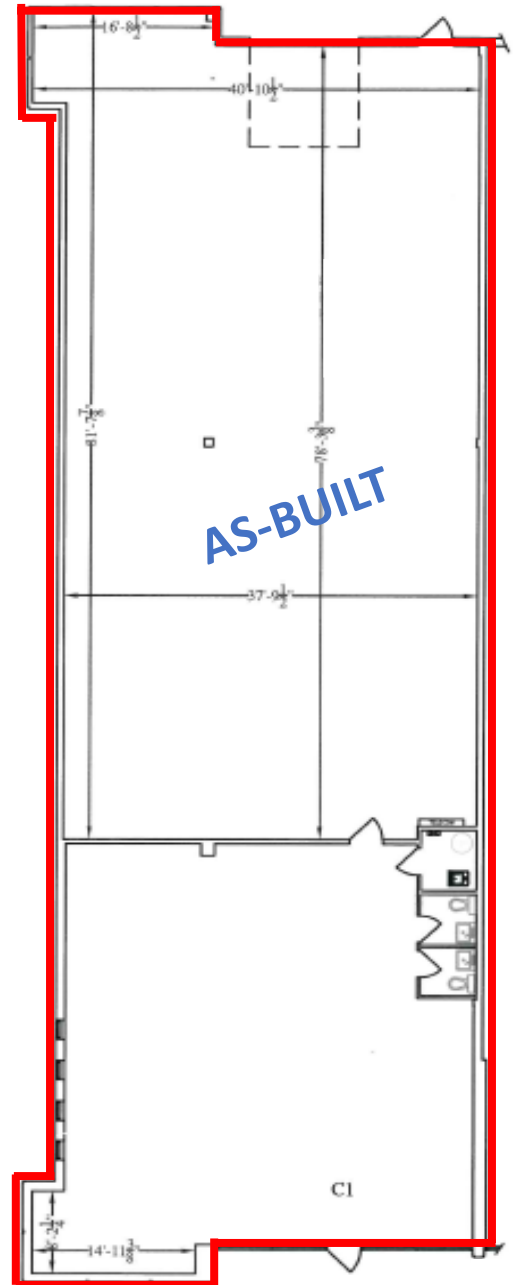
A15
2,365 SF



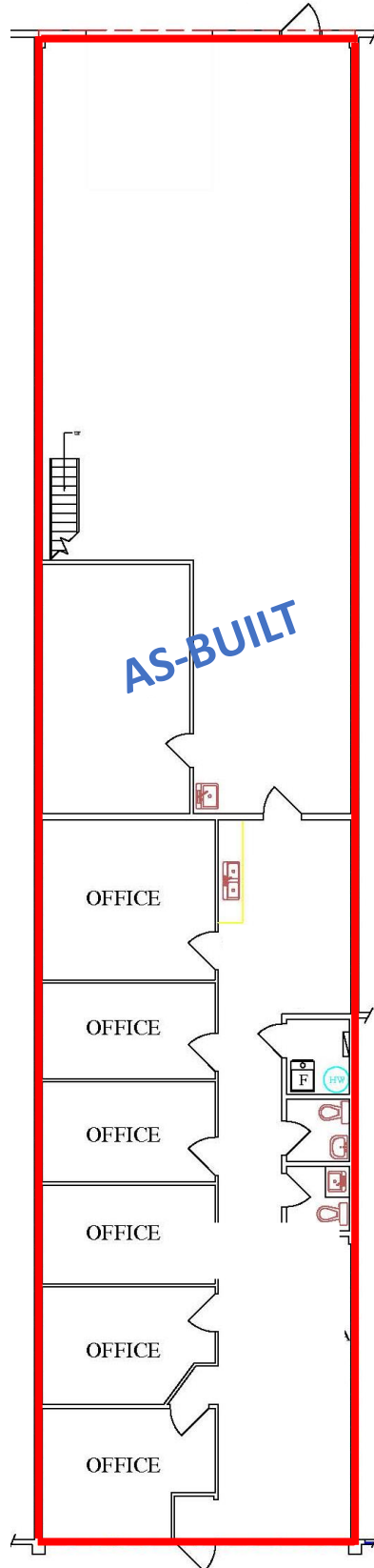
A9B
5,768 SF



BIO - 11
5,879 SF



C1
4,785 SF



D9
2,995 SF