

Harbor Park

107

*Under Construction
Delivers November 2026*



±54,499 SF Industrial Building

7550 N Glen Harbor Blvd, Glendale, AZ

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

CREATION   **JLL**



Property features

- Divisible to $\pm 11,440$ SF
- 110' x 519' building dimensions
- 24' clear height
- 25 dock high doors
- 4 grade level doors
- 106 auto parking spaces
- 52' x 50' typical column spacing
- ESFR sprinkler system
- 2000A, 277/480V
- R-38 roof insulation
- M-1, light industrial zoning

Make-ready work

- (3) spec office suites ranging from $\pm 1,700$ to $\pm 1,900$ SF
- LED lighting
- Warehouse HVAC

Spec Suites

Suite 120

Suite 110

Suite 100

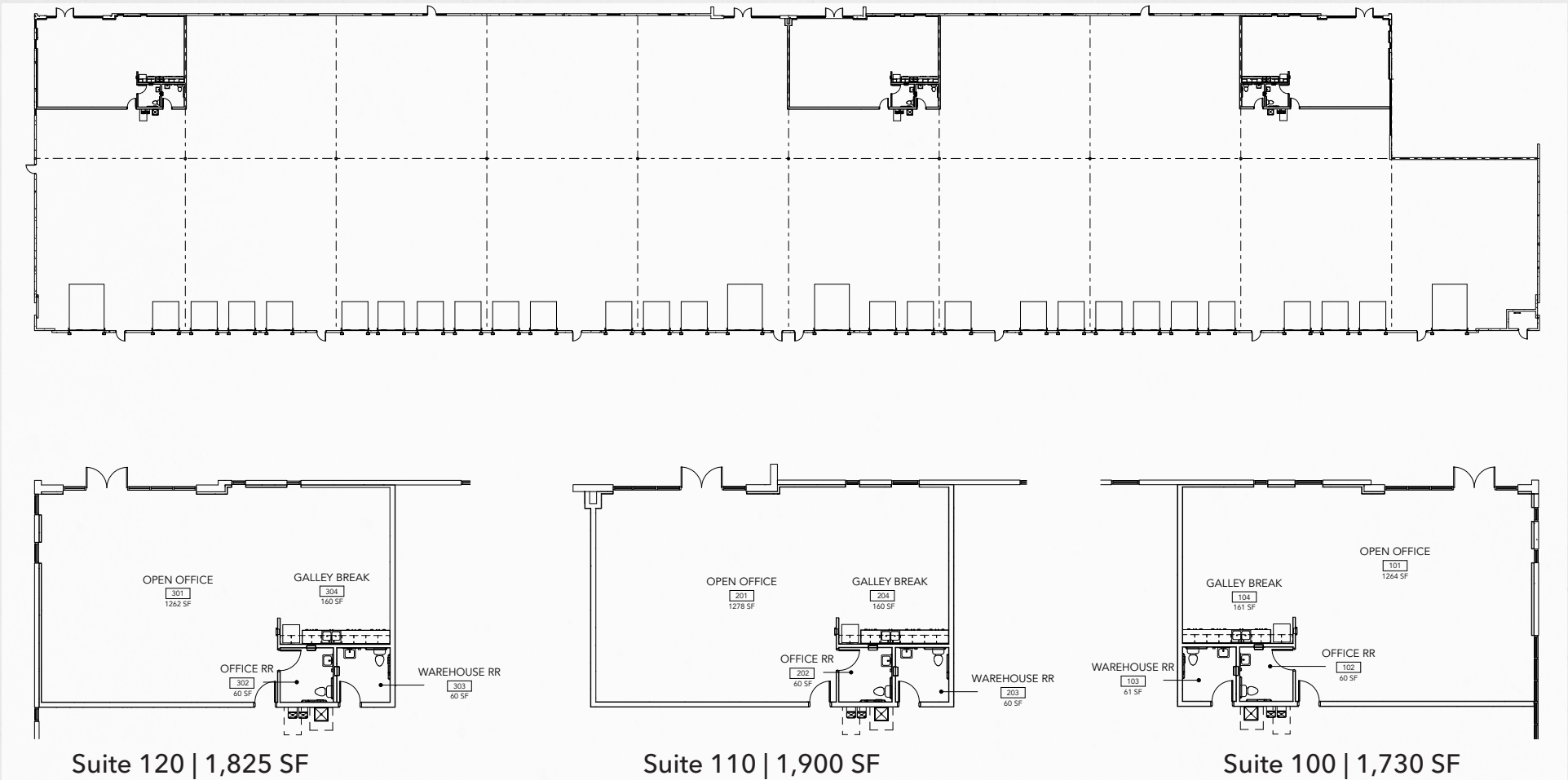




Photo credit: City of Glendale

The neighborhood Glendale, Arizona

6th

largest city
in Arizona

250k+

population

Home to some of the nation's finest
sports and entertainment districts:



Within a 10 minute drive:



170
Restaurants



17
Hotels

±4 minutes

Loop 101

±10 minutes

Interstate 10

±5 minutes

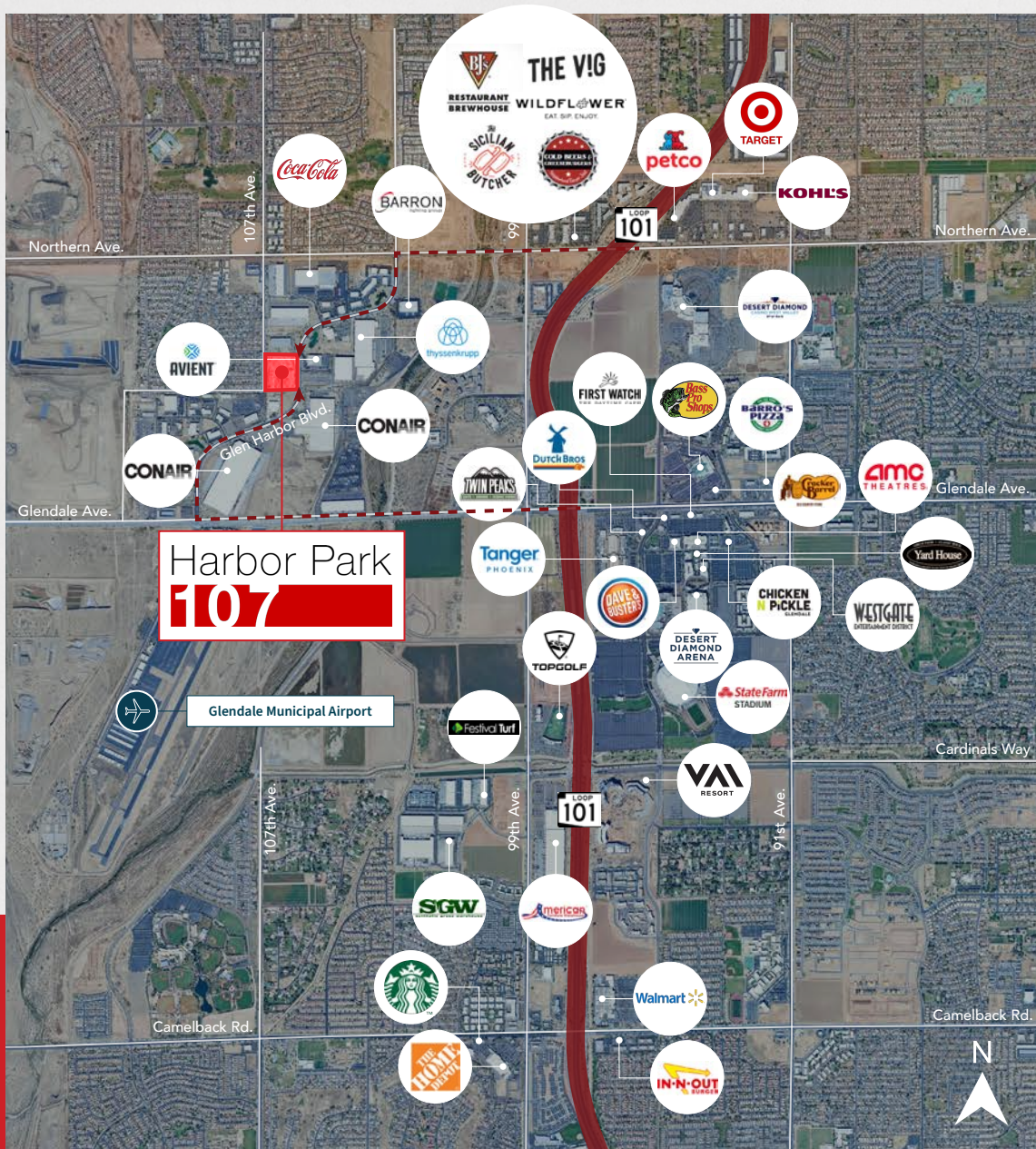
University of
Phoenix Stadium

±25 minutes

Sky Harbor
International Airport

±30 minutes

Arizona State University



Area demographics within a 30 min drive

2,207,439

Total Population

1,118,896

Total Labor Force

\$77,866

Median Household Income

36.0

Median Age

1,072

Transportation /
Warehouse Firms

21,813

Transportation /
Warehouse Employees

1,914

Manufacturing Firms

46,495

Manufacturing Employees

For more information:

Kelly Royle
+1 602 282 6258
kelly.royle@jll.com

Nicole Marshall
+1 951 723 0943
nicole.marshall@jll.com

Anthony Lydon, SIOR
+1 602 282 6268
aj.lydon@jll.com



Although information has been obtained from sources deemed reliable, JLL does not make any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. JLL does not accept any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement with JLL regarding this matter, this information is subject to the terms of that agreement.
©2026 Jones Lang LaSalle Brokerage, Inc. All rights reserved.