



# CABOT COMMERCE CENTER

8957 WEST WINDSOR DRIVE | PEORIA, AZ

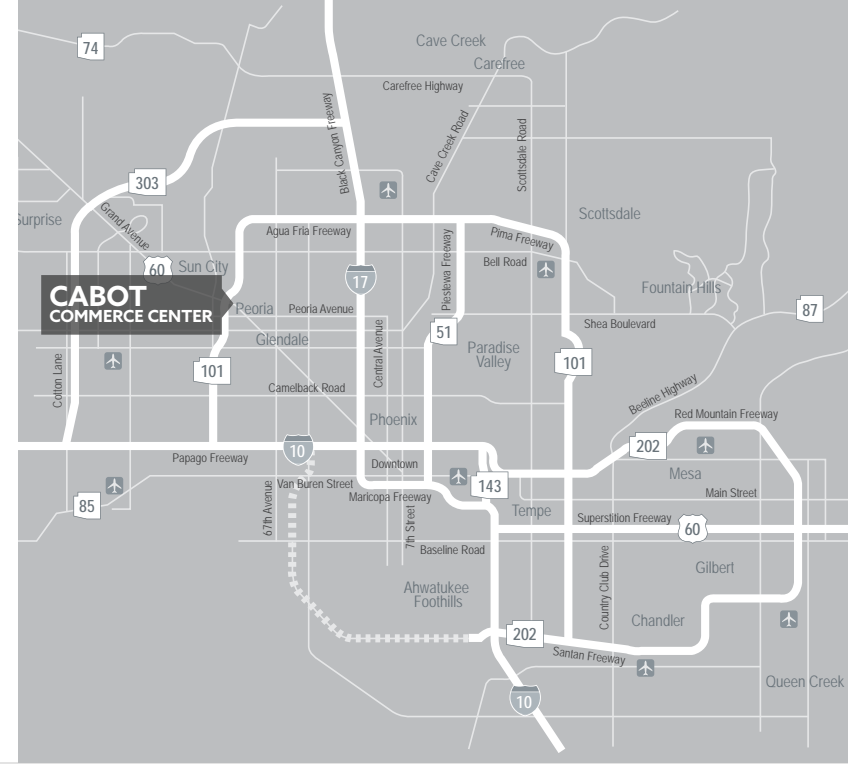
**9,709 SF  
AVAILABLE FOR LEASE**

Owned by

**DRA**  
ADVISORS

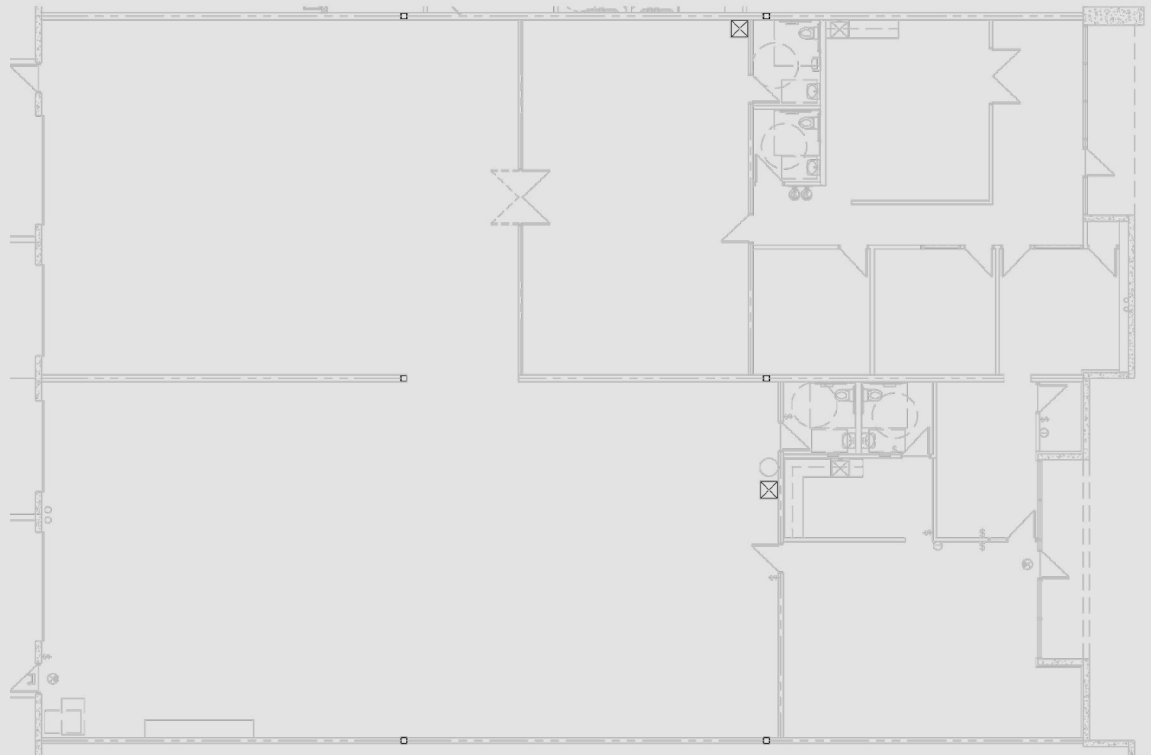
Leased by

**JLL**



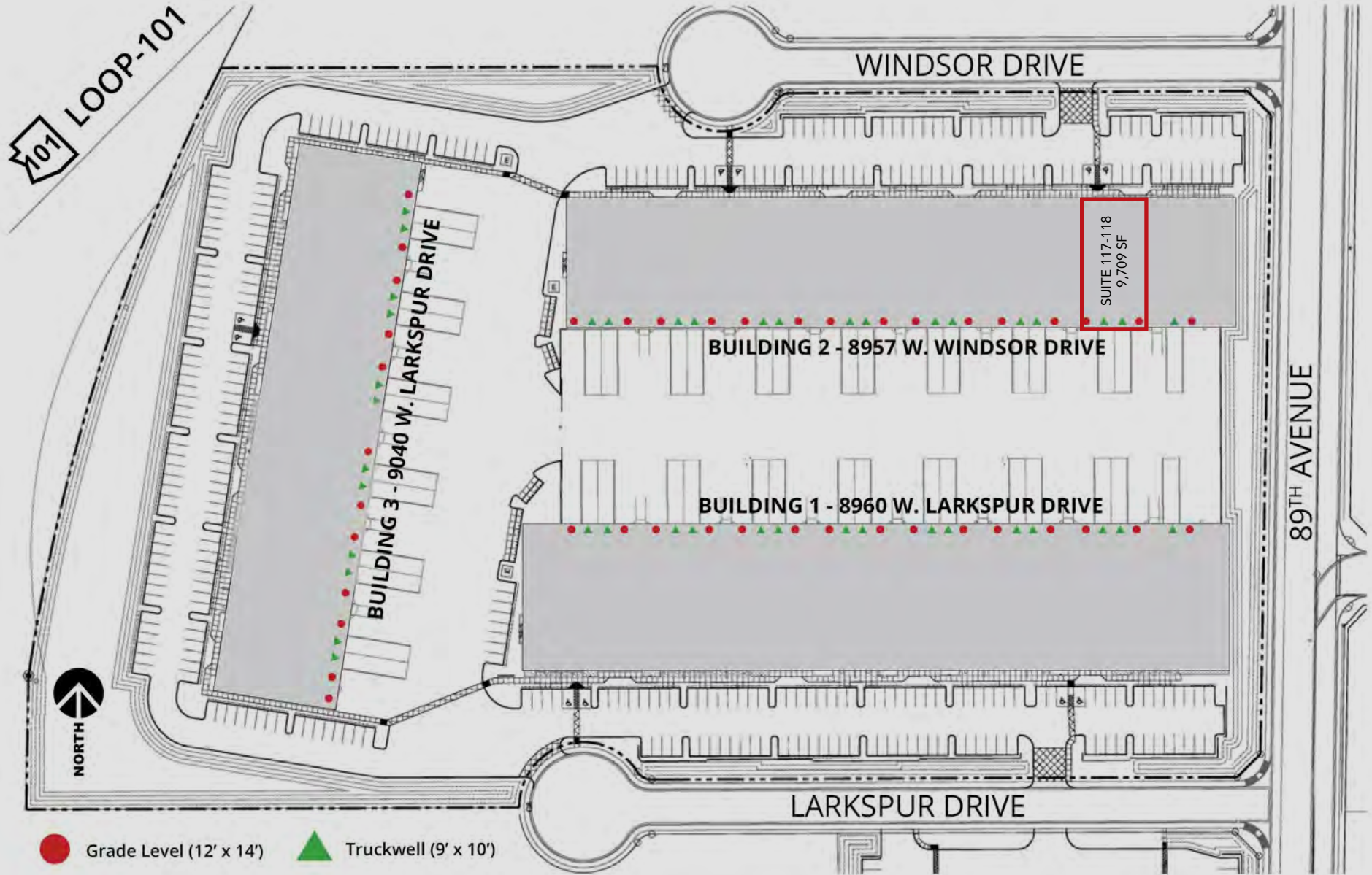
## CABOT COMMERCE CENTER 227,160 SF, 3-BUILDING PROJECT

- Suite 117-118: 9,709 SF
- ±3,066 SF office
- (2) truckwell doors
- (2) grade level doors
- 24' Clear height
- Evaporative cooled warehouse
- 277/480 volt power
- 40' X 40' column spacing
- ESR fire sprinklers
- 180' truck court
- Close proximity to Loop 101 Freeway
- Professional business park environment



# CABOT COMMERCE CENTER

FOR LEASE





## LOCATION FEATURES

Cabot Commerce Center is located in Peoria, one of Arizona's fastest growing cities. Currently, there are over 1.3 million people within a 30-minute drive.

The site is strategically located at the Loop 101 and Cactus Road, offering direct access to the Northwest corridor of the Greater Phoenix Metro area. This central connection features logistical advantages to industrial users with the capability to serve numerous large urban areas located within a one-day and two-day delivery zone.

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