

# RARE EXCESS LAND FOR SALE

## PRIME INDUSTRIAL LOCATION 1801 W. Route 66 Approximately 13.3 Acres for Sale



### Property Features:

- Central location
- Easy access to I-40 and I-17
- Approximately 265' frontage on Route 66
- Zoned Light Industrial
- Utilities in vicinity
- Zoning permits industrial, office & limited commercial
- Cross easements negotiable
- Buyer will be responsible for road improvements

For more information and to schedule a tour of the land please call:

**Maury Herman**  
Owner/Broker

**COAST & MOUNTAIN**  
**PROPERTIES**

[www.coastandmountain.com](http://www.coastandmountain.com)  
22 W. Birch Avenue  
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*Developer's Special!*

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