



Goodyear Crossing Industrial Park. (Photos courtesy of ViaWest Group)

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ViaWest breaks ground on Goodyear Crossing Phase 2

[ViaWest Group](#), [Stevens-Leinweber Construction](#), the City of Goodyear and other key project partners gathered this week to break ground on the final phase of ViaWest's Goodyear Crossing Industrial Park, a Class A industrial development located at the southwest corner of Sarival Avenue and West Elwood Street, just southwest of Phoenix-Goodyear Airport.

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This is the fourth and final building that ViaWest will develop at the project, which at completion will total four buildings and almost 500,000 square feet. Like the other buildings within Goodyear

Crossing Industrial Park, the 86,875-square-foot Phase II offers a design intended to fill the gap in metro Phoenix's mid-size industrial inventory.

Based on the developer's confidence in the local industrial market, Phase II is being developed on a speculative basis.

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“Goodyear Crossing Phase I was designed to address the growing demand for top-tier industrial facilities in the Valley, catering to smaller enterprises seeking the advantages of having their own free-standing building,” said ViaWest Group Vice President of Investment & Development Alex Boles. “Our foresight was confirmed by the swift lease-up of all three Phase I buildings, pre-committed even before construction was finalized. This triumphant achievement emboldened us to embark on Phase II as a forward-thinking venture.”

“We are truly excited to see Phase II of the Goodyear Crossing Industrial Park development come to fruition on this exceptional site and appreciate ViaWest's continued investment in Goodyear,” said Goodyear Mayor Joe Pizzillo. “Phase II provides businesses with a significant opportunity to co-locate and thrive alongside a mix of well-established brands, further solidifying this area as a pivotal employment hub in the city. Goodyear continues to experience remarkable growth across all industry sectors, a testament to developers' confidence in our city. This surge has resulted in the generation of high-wage employment opportunities and highly sought-after amenities for our residents.”



Goodyear Crossing Industrial Park Phase I totals 415,000 square feet in a 284,290-square-foot Building A, 68,154-square-foot Building B and 58,473-square-foot Building C. By September 2022, all three of these buildings were pre-leased. They are now completed and fully occupied by four national and global tenants: Paramount Global Surfaces, leasing 144,000 square feet; BC Recycling Asset Recovery Solutions, leasing 140,000 square feet; R Restoration LLC, leasing 68,000 square feet; and Georg Fischer, leasing 58,000 square feet.

Features of the Phase II building include 32' clear height, 15 dock positions, clerestory windows, 2,000 square feet of speculative office space and generous power and parking. It also offers approximately three acres of yard space.

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“Goodyear Crossing Phase II is unique in the market, providing the same functionality and highly sought-after size range as Phase I, but with the added benefit of a significant secured outside storage space,” said Lee & Associates Principal Jeff Conrad, who along with Principals Allen Lowe and Ryan Hingst serve as the exclusive leasing brokers for Goodyear Crossing Industrial Park. “These advantages make Phase II a desirable opportunity for manufacturing, logistics and warehouse type uses in the booming Goodyear market. We were proud to represent the successful lease-up of Phase I and anticipate a similar success at Phase II.”

“ViaWest is known for delivering the right product in the right place at the right time,” said Stevens-Leinweber Construction Vice President Erik Powell. “We’ve been proud to help deliver past successful industrial developments on their behalf and we continue with this project, which responds directly to market demand with the highest quality construction and features.”

Goodyear Crossing Phase II sits within an Opportunity Zone, offering capital gains tax incentives. It is located approximately three miles south of Interstate 10 and the Loop 303 interchange, and immediately north of State Route MC 85. It is a six hour drive to the Port of Los Angeles.

Construction on Phase II is now underway, with completion anticipated by Summer 2024. Stevens-Leinweber Construction serves as the general contractor for the project. The design architect is McCall & Associates and the construction architect is K & I Architects & Interiors. Kaeko is the civil engineer.

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