

Commercial Real Estate

# ViaWest grows industrial portfolio with warehouse near Loop 202; plus more Valley deals to know



An industrial facility recently sold to Phoenix developer ViaWest Group in 2024.

CUSHMAN & WAKEFIELD

By [Staff](#) – Phoenix Business Journal

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Phoenix-based ViaWest Group has acquired an industrial property that's fully leased to Copper State Bolt & Nut Co.

The property sold for \$16.5 million with a \$7.9 million down payment in May, according to Maricopa County land documents.

ViaWest purchased the 94,186-square-foot warehouse at 1002 S. 54th Ave. near the Loop 202 from Stos Partners.

"This acquisition represents an important addition to the long-term hold portion of our growing industrial portfolio in Phoenix. It is a high-quality, well-located property," said Steven Schwarz, a founding partner at ViaWest Group, in a statement.

Phil Haenel, Will Strong, Foster Bundy and Katie Repine of Cushman & Wakefield's private capital group represented Stos Partners in the deal, in addition to Anna Josephson of KBC Advisors. Mike Haenel and Andy Markham of Cushman also provided local advisory.

"ViaWest Group has acquired a highly functional industrial asset in a sought-after submarket, which due to its modern upgrades now better competes with the newer projects recently built in the area," said Phil Haenel in a statement.

The building was built in the early 1990s and underwent capital improvements in 2023. It has 7,000 square feet of updated office space, 24-foot clear height, 17 dock doors, two grade level doors, a fenced and secured yard, a new roof, LED lighting and ample parking.

ViaWest is one of the Valley's most active industrial sector operators. It [developed 3.43 million square feet of industrial space](#) in the Phoenix metro across nine projects in 2023, according to Phoenix Business Journal research. ViaWest in February [acquired six industrial buildings in Gilbert](#) for about \$72 million.