

POST SCRIPT ABOUT THE BIKINI SHAVE GEL



A tenant of ours, here at Turken Properties called me after reading my newsletter story, last month, about bikini shave gel. Bob Shams, AMOUR COSMETICS MFG. as the name indicates, makes cosmetic products in one of my buildings. He has a similar product in his "skin care for men" line. He came into my office with a tube of his "SayOnAura" moisturizing Shave Cream.

I tried it and as Bob said, it is better than the Bikini Zone or the Gillette Brand stuff. You can find out more about this by calling Bob @ 602-233-0030

1,272 PIGEONS RELOCATED LAST MONTH



TIP's pigeon hunter who we call "Pigeon Bob" (Robert Gibson) has been working very hard. Last month he relocated over 1,272 pigeons for TIP customers; who are sick and tired of having those filthy disease riddled vermin all over their building, messing up things, causing an unattractive and unsafe situation.

NEW PIGEON RELOCATION PRICING

- \$250 a building per month.
- \$30 additional for any additional building within one-mile.
- Good within greater Phoenix Metro area
- Prices good through the end of this year (EOY).
- All existing contracts will be reduced to this price.
- Sorry, Commercial buildings only.
- If you have pigeons at home, call me and I will give you some easy suggestions.

TIP HAPPENINGS

This month we are celebrating several birthdays and anniversaries.

Birthdays—

- John Earich
- Brent McKinney
- Chris Allen



Anniversaries—

- Kelly Coughlin
- 1 Year

Announcements—

- Ediño "Eddie" Gutierrez
- Had a baby Boy in June.
- Ediño Gutierrez Jr.
- Heather Climer
- Got married in July, now
- Heather Johnson



SPACE FOR LEASE



August 2007

For more information click on www.turken.com

2,000 SF	EASY ACCESS TO I-17 AND I-10	Office/storage • Can divide into half - cut price in half • Will lease IG or GGG landlord pays utilities and maintenance • Former tenant has 6-8 phones available and installed; two (2) 25 pair lines (that run from phone junction box from outside to inside) and will sell to next tenant if desired 2519-2521 W. Holly	
2,500 SF	VAN BUREN FRONTAGE ON 43RD AVE.	Frontage • Retail or Warehouse • Good parking • Near I-10 • 30% A/C office • Warehouse • 10x10 overhead door • \$1,400 IG or \$1,925 GGG • No Cam • No Utilities • No Utility Deposit • No Maintenance Costs • No property taxes • No tax increase • Landlord pays it all • \$1,350 Ind Gr. or \$1,925 gross-gross-gross • Available Mid - August 4303 W. Van Buren #6	
5,000 SF	SEC 29TH AVE. & MCDOWELL	Can be split up to 2,500 SF spaces • 30% office • Gates secure yard • McDowell Road frontage • No CAM • Available mid - September 2843-2845 W. McDowell Road	

IG: Industrial Gross

- No CAM
- You maintain
- Tax increase clause
- Pay your own utilities
- Just like all my competition

GGG: GROSS - GROSS - GROSS

- No CAM
- No maintenance
- No tax increase
- No utility deposit
- Landlord pays utilities
- Just pay your rent, let me worry about everything else
- Turken makes it easy

DELAY IS THE DEADLIEST FORM OF DENIAL

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