



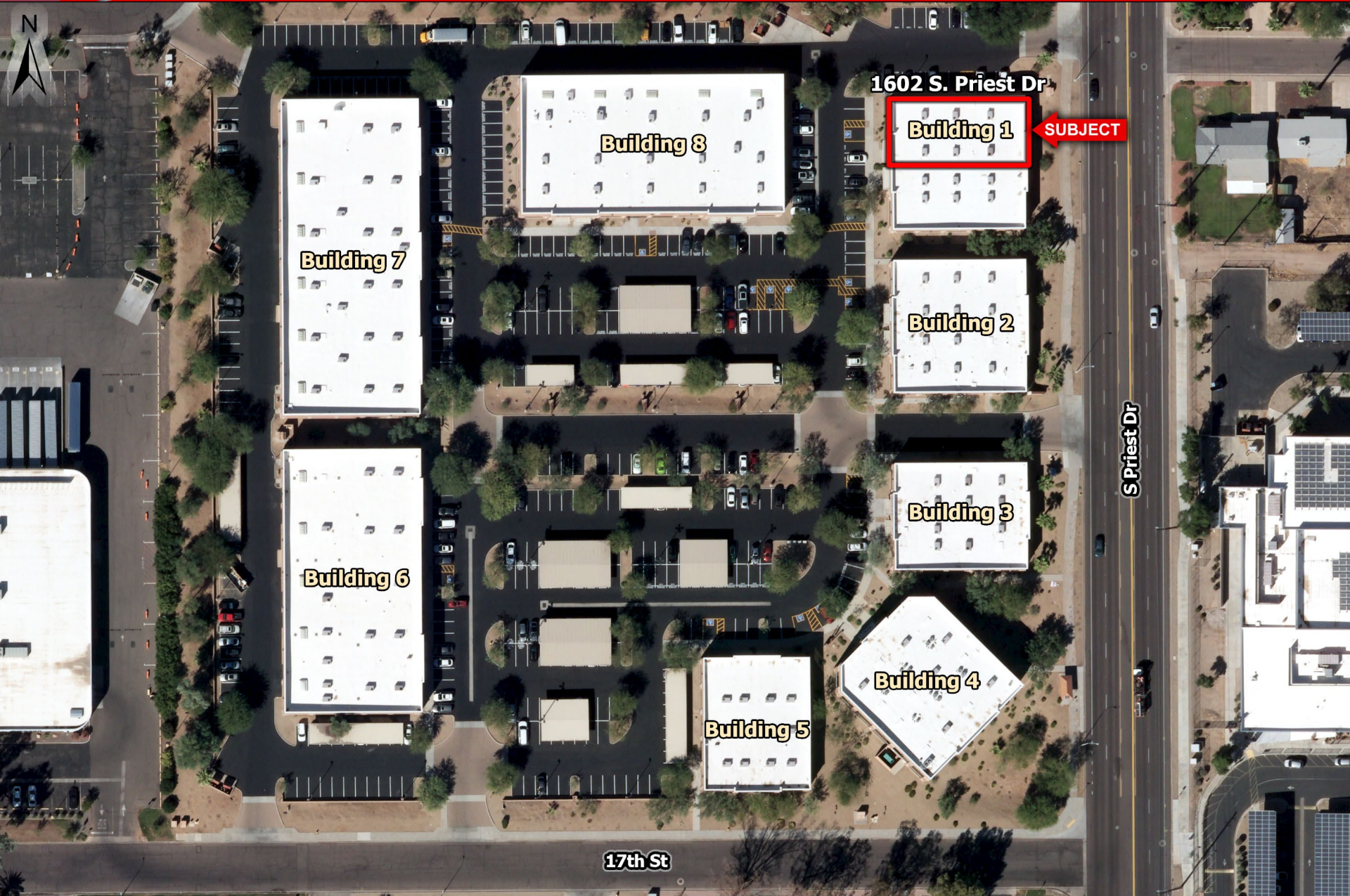
- **Location:** 1602 South Priest Drive, Suite 101-102, Tempe, AZ
- **Size:** 4,997 SF
- **Premesis:** Office Condo
- **Built:** 2009
- **APN:** 124-58-131, 183
- **Building Class:** B
- **Sales Price:** \$1,475,000
- **Lease Price:** (\$18.00 sf NNN)
- **Parking:** 3.80/1,000 SF
- **Comments:**
 - ✓ Frontage & Visibility on Priest Drive
 - ✓ Building Signage Available
 - ✓ GID Zoning, City of Scottsdale
 - ✓ Beautiful build out, currently a private school
 - ✓ 19 Parking Spaces

Great Investment Opportunity | Exclusively Available

Insight Land & Investments
7400 E McDonald Dr, Ste 121
Scottsdale, Arizona 85250
602.385.1535
www.insightland.com

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BOB GARLAND
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1602 S. Priest Dr

Building 1

SUBJECT

Building 7

Building 8

Building 2

Building 3

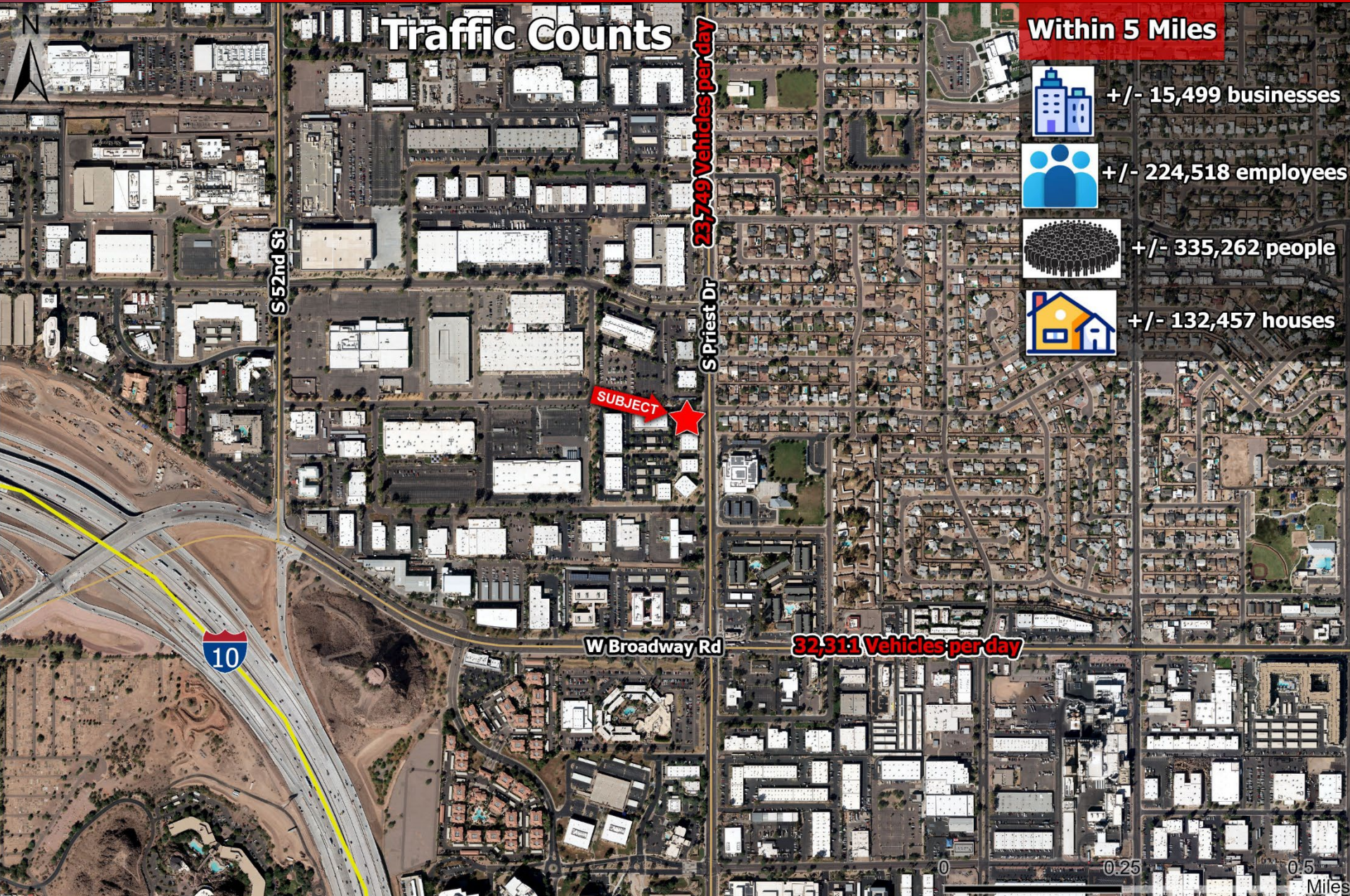
Building 6

Building 4

Building 5

17th St

S Priest Dr



Traffic Counts

23,749 Vehicles per day

S Priest Dr

SUBJECT

W Broadway Rd

32,311 Vehicles per day

Within 5 Miles



+/- 15,499 businesses



+/- 224,518 employees



+/- 335,262 people



+/- 132,457 houses

0 0.25 0.5 Miles



SUBJECT

LOOP 202

LOOP 202

LOOP 101

60

60

LOOP 101

ARIZONA 143

48th St

Mill Ave

Scottsdale Rd

McClintock Dr

McKellips Rd

Dobson Rd

Alma School Rd

PHX PHOENIX SKY HARBOR INTERNATIONAL AIRPORT

ARIZONA 143

Priest Dr

ASU

State Land TEMPE MARKETPLACE

Rally's jiffy lube
McDonald's Jack in the box QT

Mesa Country Club

Rio Salado Pkwy

Walmart ESPORTA

University Dr

SKI PRO Burlington

Main St

Mesa

Broadway Rd

T-Mobile Michaels Starbucks
COX ZOSS Harkins
AT&T RED ROBIN Total Wine verizon
Target BEST BUY OLD NAVY MOD

IHOP Cane's peter piper
chili's petco Chick-fil-
THE HOME DEPOT Mrs Pro Shops Jersey Mike's

OfficeMax SAFEWAY
SONIC SUBWAY
LifeStorage Panda Express Jack in the box

Chevron BURGER KING ups
CVS DUNKIN' DONUTS

Sajad BIG TIRES
Bank of America Olive Garden PNC
BIG LOTS! Cane's Walgreens

Southern Ave

OUTBACK Starbucks McDonald's
CHASE ARGO ZOSS

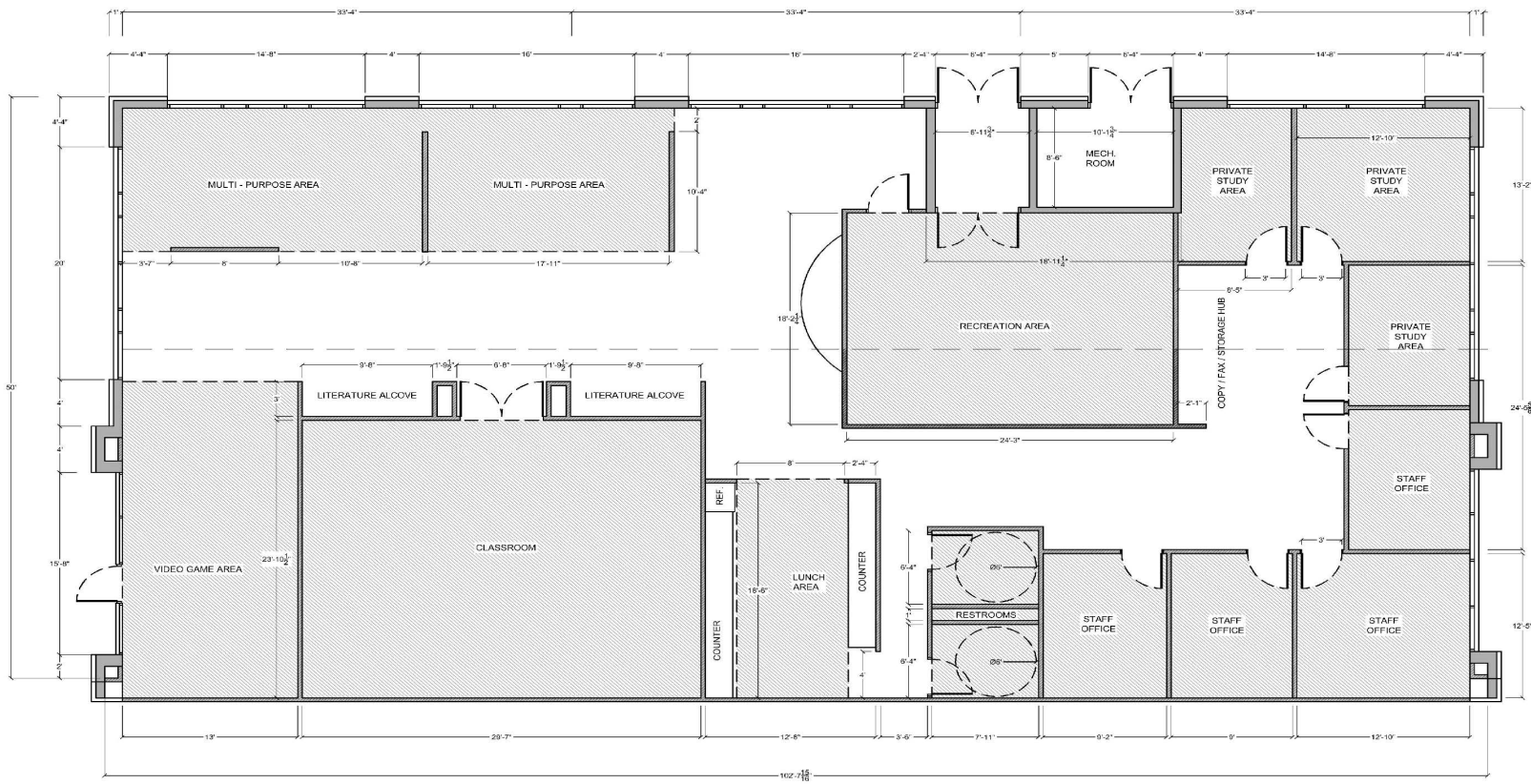
Baseline Rd

0 1 2 Miles





LEADERSHIP SOCIETY OF ARIZONA - 1602 S PRIEST DR - PROPOSED FLOOR PLAN



S PRIEST DR

SCALE = 1/8" = 1' 0"

