



HARD CORNER OFFICE FOR SALE

Renovated 2022 | 19th Ave Frontage!

Roma & 19th Ave Office

SWC Roma Ave & 19th Ave, Phoenix, AZ 85015

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LOCATION

4411 N 19th Ave
Phoenix, AZ 85015



SIZE

±3,268 sf
±.30 ac (Parcel)



ZONING

C-1 (Phoenix)



TRAFFIC COUNTS

203 CPD

Roma Ave

23,585 CPD

19th Ave



SALE PRICE

CALL FOR PRICE



2024 DEMOGRAPHIC SNAPSHOT

	1 Mile	3 Mile	5 Mile
TOTAL POPULATION	32,002	183,096	483,601
DAYTIME POPULATION	27,743	274,018	669,678
MED HH INCOME	\$49,382	\$57,547	\$58,154

AREA RETAILERS

Circle K, Teach N Tots, CBS Auto Repair,
Millennium Auto Repair, Pachanga Disco Bar,
First Cup Ethiopian Restaurant & Cafe, RP
Documentos Y Mas, Restaurante Salvadoreno
Y Pupuseria Los 3 Hermanos, Mary's
Alterations, Tienda CentroAmericana

PROPERTY INFORMATION

- 2nd Gen buildout with kitchen, restrooms, reception, and two open bullpens.
- Recent upgrades to the bathrooms.
- Minutes away from I-17
- Plenty of amenities within a mile radius.







