

1,200 SF Available
Good Shepherd Center
8115 N 19th Ave, Phoenix, AZ 85021



Second Gen Nail Salon –
\$18.00 PSF NNN

NAIHorizon

Matt Harper, CCIM

+1 602 393 6604 • matt.harper@naihorizon.com

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted subject to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

2944 N 44th St, Suite 200
Phoenix, AZ 85018
+1 602 955 4000
naihorizon.com

Property Details

Location

- Grocery-anchored center
- N/NEC 19th Avenue & Northern
- Close proximity to I-17 Freeway
- Excellent visibility along 19th Avenue
- Densely populated trade area
- Highly trafficked intersection
- Two Hands Corn Dogs coming soon!

Building

- Adjacent to Phoenix Light Rail
- Adjacent to NextCare Urgent Care
- Frontage on 19th Avenue

Suite SF

A103	1,200	Second Gen Nail Salon
------	-------	-----------------------

Matt Harper, CCIM

+1 602 393 6604 • matt.harper@naihorizon.com

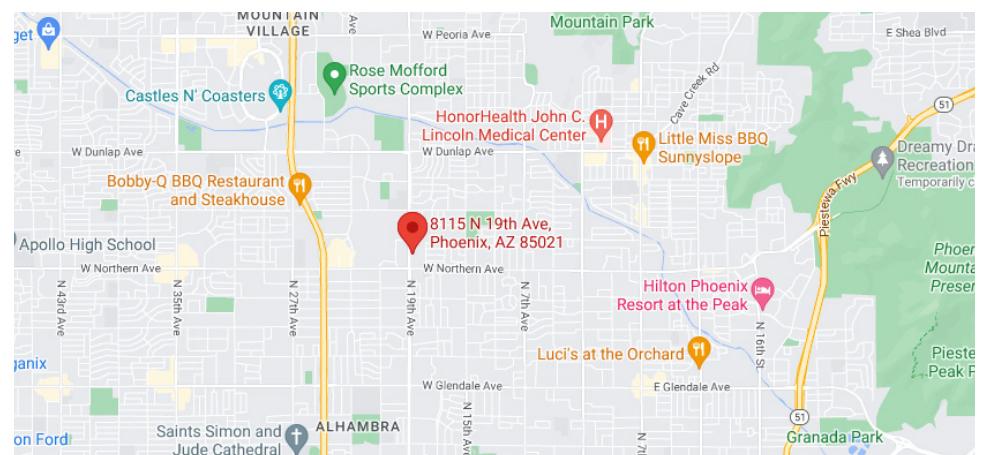
All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted subject to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

1,200 SF Available
Good Shepherd Center
\$18.00 PSF + NNN

Demographics	1 Mile	3 Miles	5 Miles
Population	22,550	180,507	443,434
Average HH Income	\$51,654	\$53,314	\$56,592
Average Age	35.2	35.3	35.0

Traffic Counts VPD

N 19th Ave	24,300
W Northern Ave	33,971



2944 N 44th St, Suite 200
Phoenix, AZ 85018
+1 602 955 4000
naihorizon.com

Property Photos



1,200 SF Available
Good Shepherd Center
\$18.00 PSF + NNN



Matt Harper, CCIM

+1 602 393 6604 • matt.harper@naihorizon.com

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted subject to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

2944 N 44th St, Suite 200

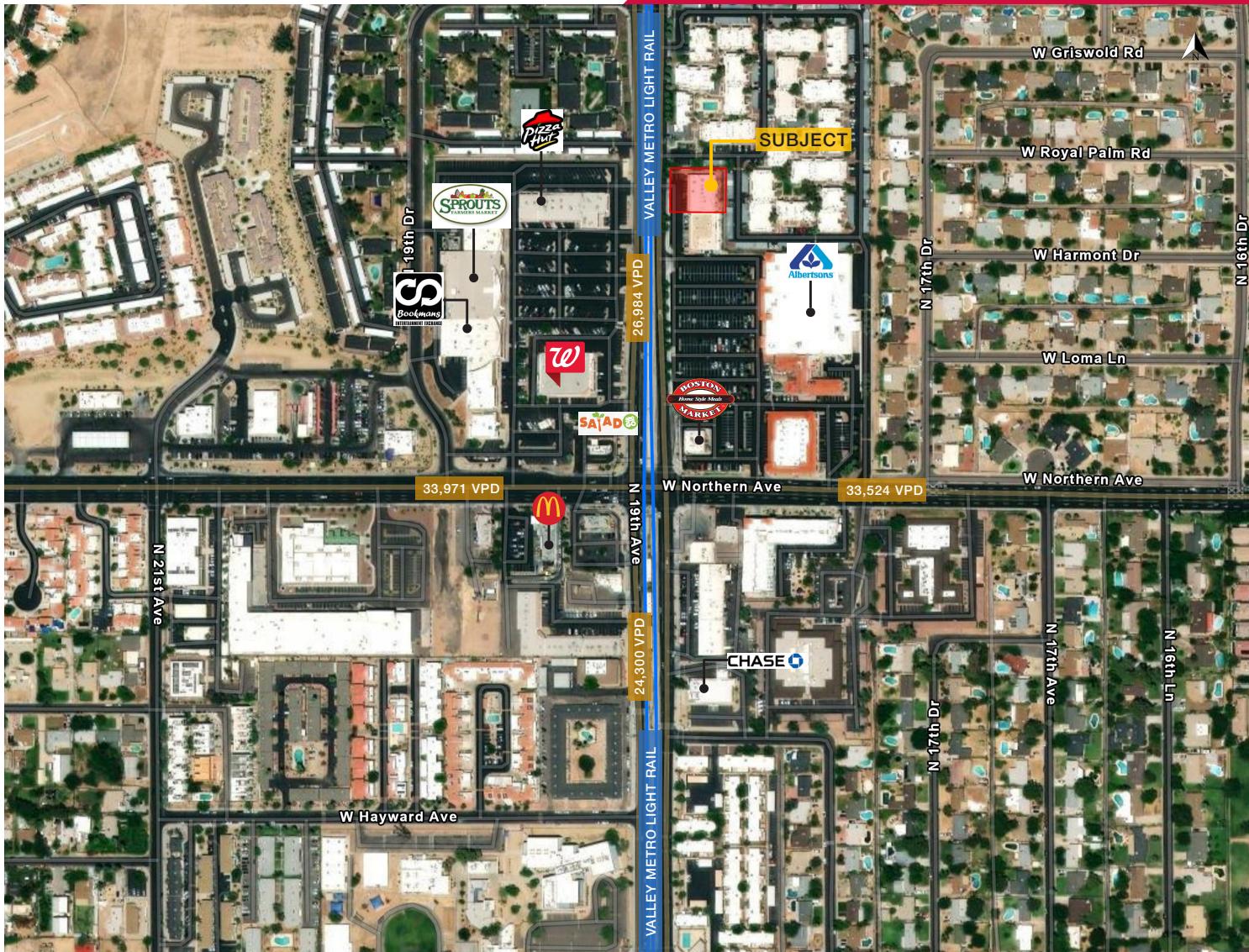
Phoenix, AZ 85018

+1 602 955 4000

naihorizon.com

Aerial Map

1,200 SF Available
Good Shepherd Center
\$18.00 PSF + NNN



Matt Harper, CCIM

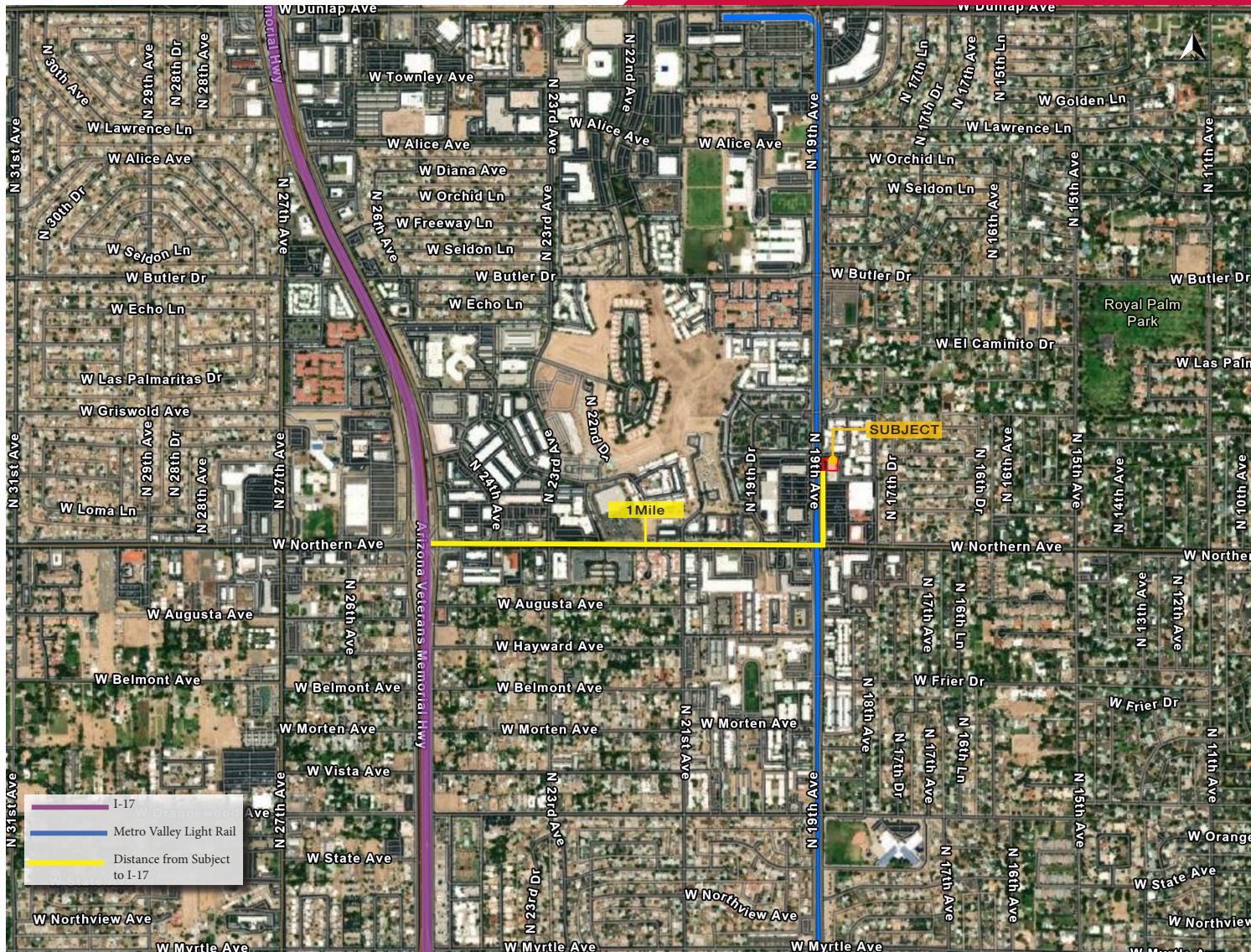
+1 602 393 6604 • matt.harper@naihorizon.com

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted subject to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

2944 N 44th St, Suite 200
Phoenix, AZ 85018
+1 602 955 4000
naihorizon.com

Aerial Map

1,200 SF Available
Good Shepherd Center
 \$18.00 PSF + NNN



Matt Harper, CCIM

+1 602 393 6604 • matt.harper@naihorizon.com

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted subject to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

2944 N 44th St, Suite 200

Phoenix, AZ 85018

+1 602 955 4000

naihorizon.com