

35th Ave & Van Buren RETAIL FOR LEASE

3458 W VAN BUREN ST • PHOENIX, AZ 85009

±1,028 SF/\$15.00 NNN

PROPERTY FEATURES

- ±5,500 SF Multi-Tenant Building
- ±0.36 Acres
- APN: 109-24-001B
- Zoning C-G
- N 35th Ave & W Van Buren St Frontage
- Monument & Building Signage Available



Population

1 Mi: 19,241
3 Mi: 115,679
5 Mi: 395,503



Households

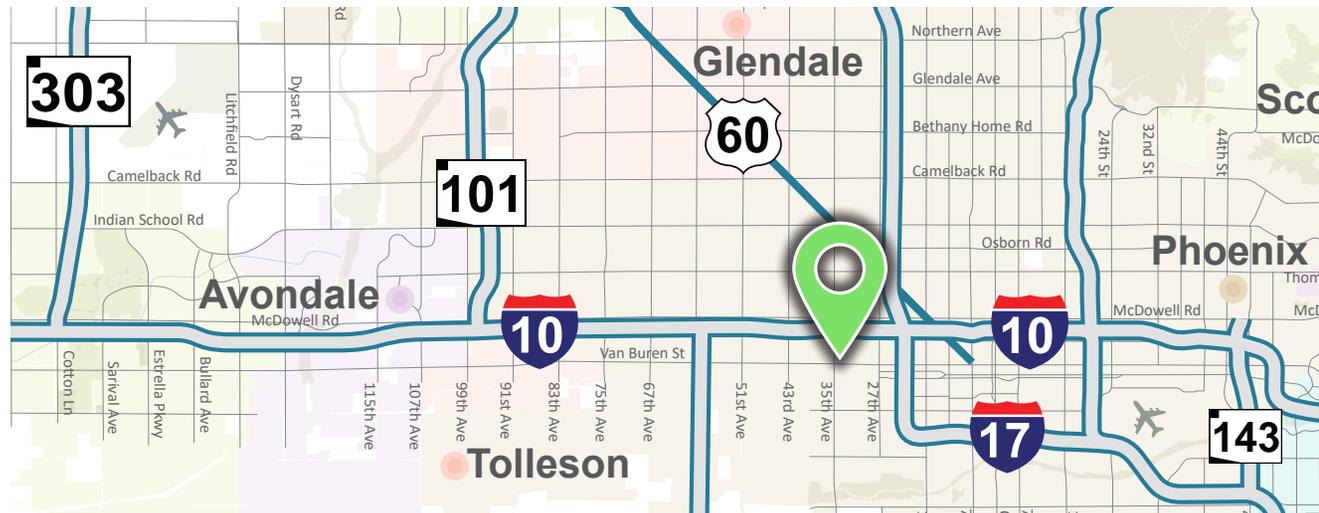
1 Mi: 4,745
3 Mi: 29,337
5 Mi: 117,008



Income

1 Mi: \$30,474
3 Mi: \$33,639
5 Mi: \$40,533

Source: CoStar



CONTACT

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DISCLAIMER: The information contained herein has been obtained from various sources. We have no reason to doubt its accuracy; however, J & J Commercial Properties, Inc. has not verified such information and makes no guarantee, warranty or representation about such information. The prospective buyer or lessee should independently verify all dimensions, specifications, floor plans, and all information prior to the lease or purchase of the property. All offerings are subject to prior sale, lease, or withdrawal from the market without prior notice. 02 3 26



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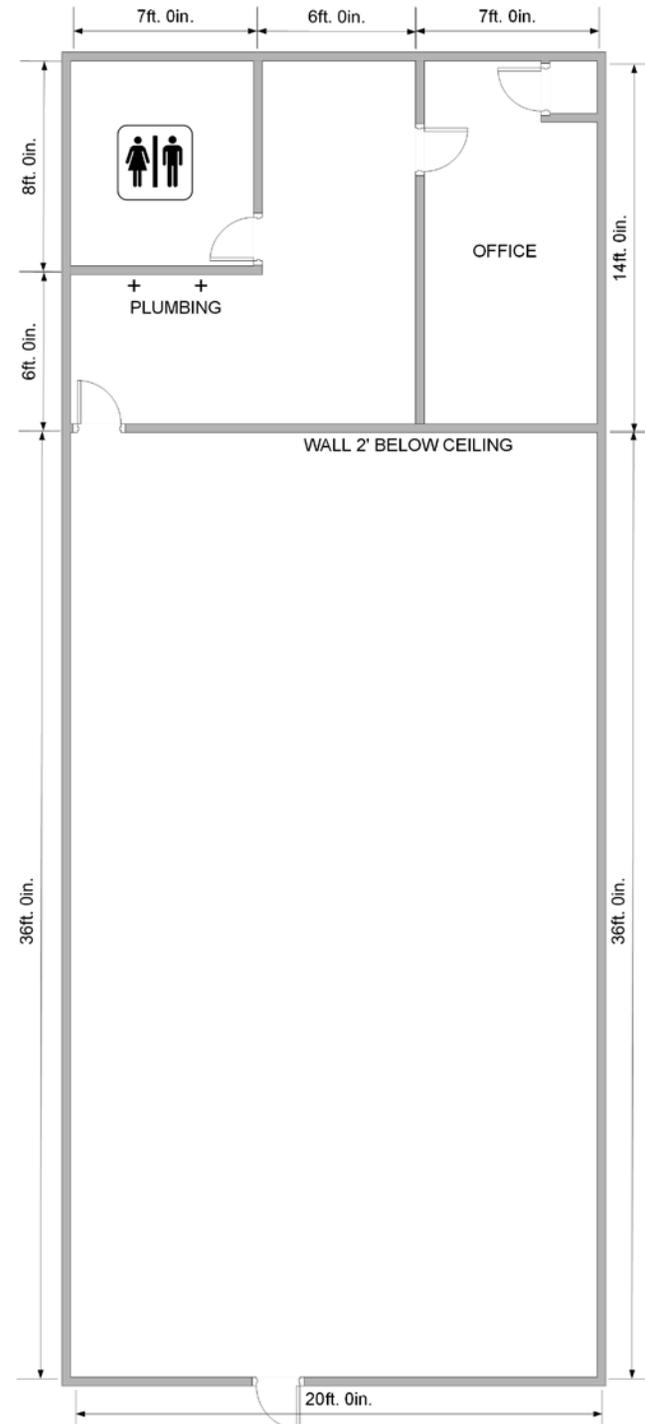
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AVAILABILITY

SUITE 102

- ±1,028 SF
- \$15.00 NNN
- OFFICE
- RESTROOM
- SHOWROOM



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N 35TH AVE

W VAN BUREN ST



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