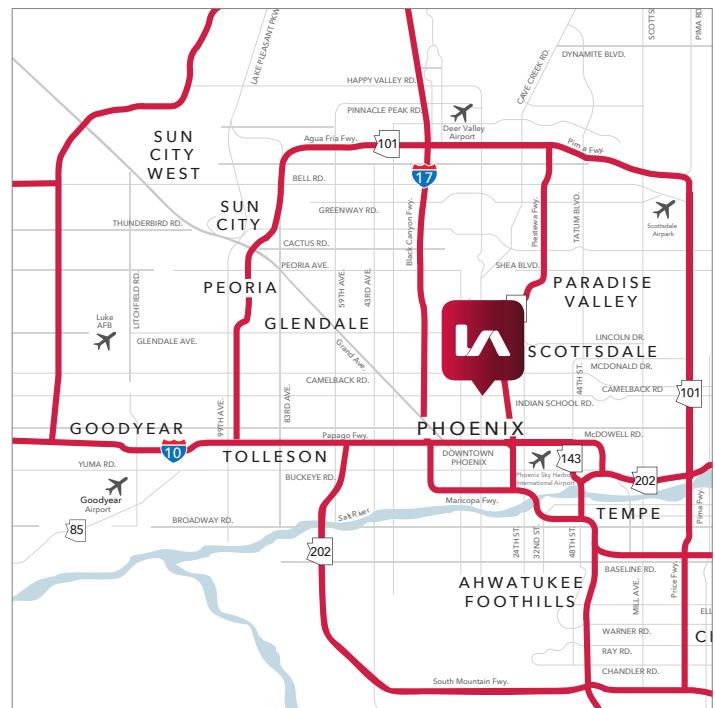


**FOR SALE**  
**MELROSE VINTAGE**  
**4238 N. 7TH AVENUE**  
**PHOENIX, ARIZONA**



## FEATURES

- Building Size: ±8,100 SF
- Located in Melrose District
- Zoning: C-2, City of Phoenix
- Fenced Yard
- Frontage on 7th Avenue with Large Monument Sign
- Good Proximity to SR-51 and I-17 Freeways
- Price: \$1,800,000



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**LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES

