

THE ASHBY

1313 EAST OSBORN ROAD
Phoenix, AZ 85014



CONTACTS



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Property Features

- Spectacular garden-style office building
- Building signage available
- Surface and underground tenant and patient parking options
- Adjacent to the Phoenix Country Club golf course
- Ability to have in-suite restrooms
- Existing common restrooms too
- 1 block from SR-51
- Close to:
 - St. Joes Hospital and Medical Center
 - Banner University Medical Center
 - Phoenix Children's Hospital



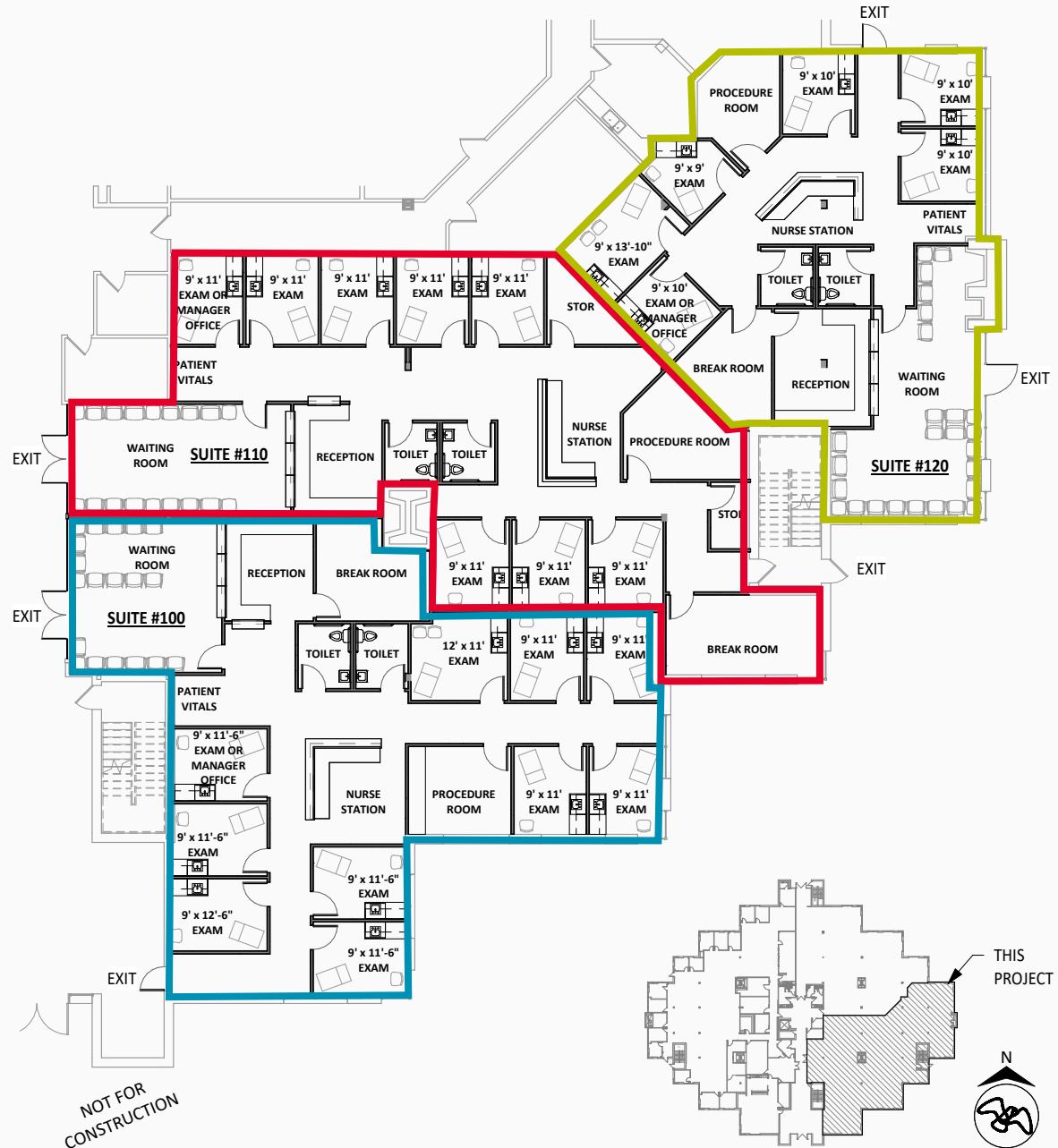
OPTION

01

Suite 100: ±3,824 USF | ±3,711 RSF

Suite 110: ±2,579 USF | ±2,914 RSF

Suite 120: ±2,179 USF | ±2,462 RSF



Note: Space is in shell condition. This is a conceptual floorplan

THE ASHBY

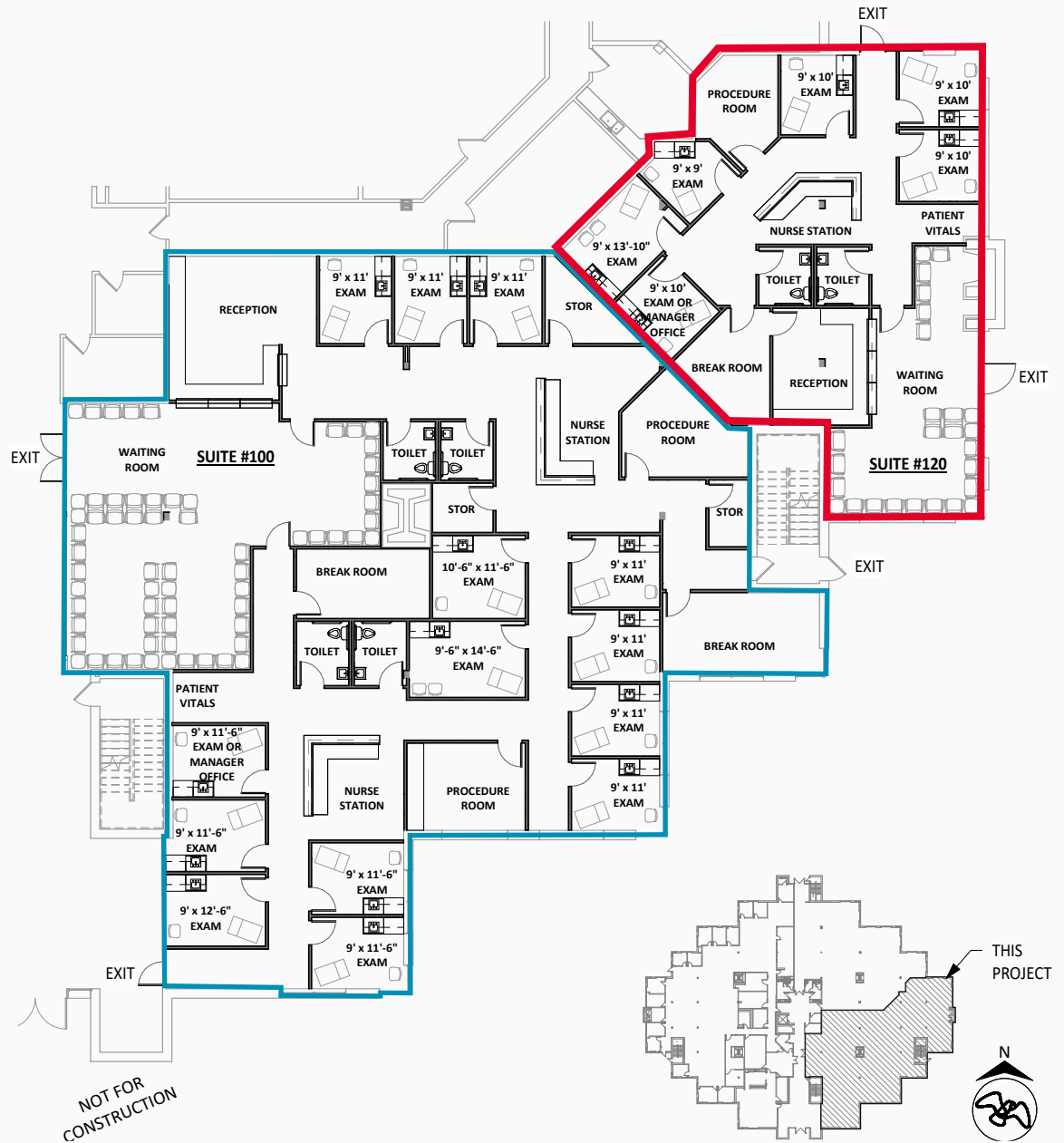
OPTION

02

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Suite 100: $\pm 5,863$ USF | $\pm 6,625$ RSF

Suite 120: $\pm 2,179$ USF | $\pm 2,462$ RSF

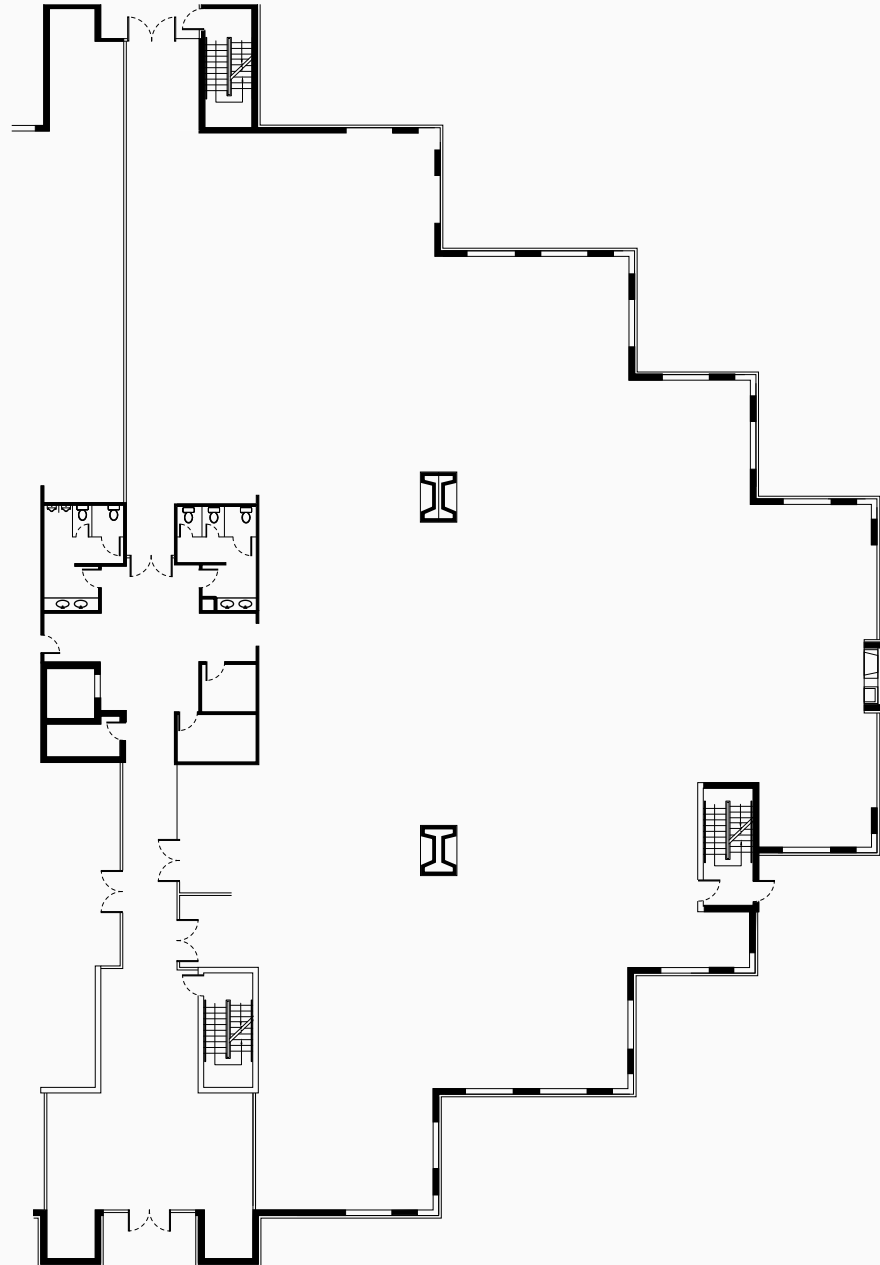


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OPTION

03

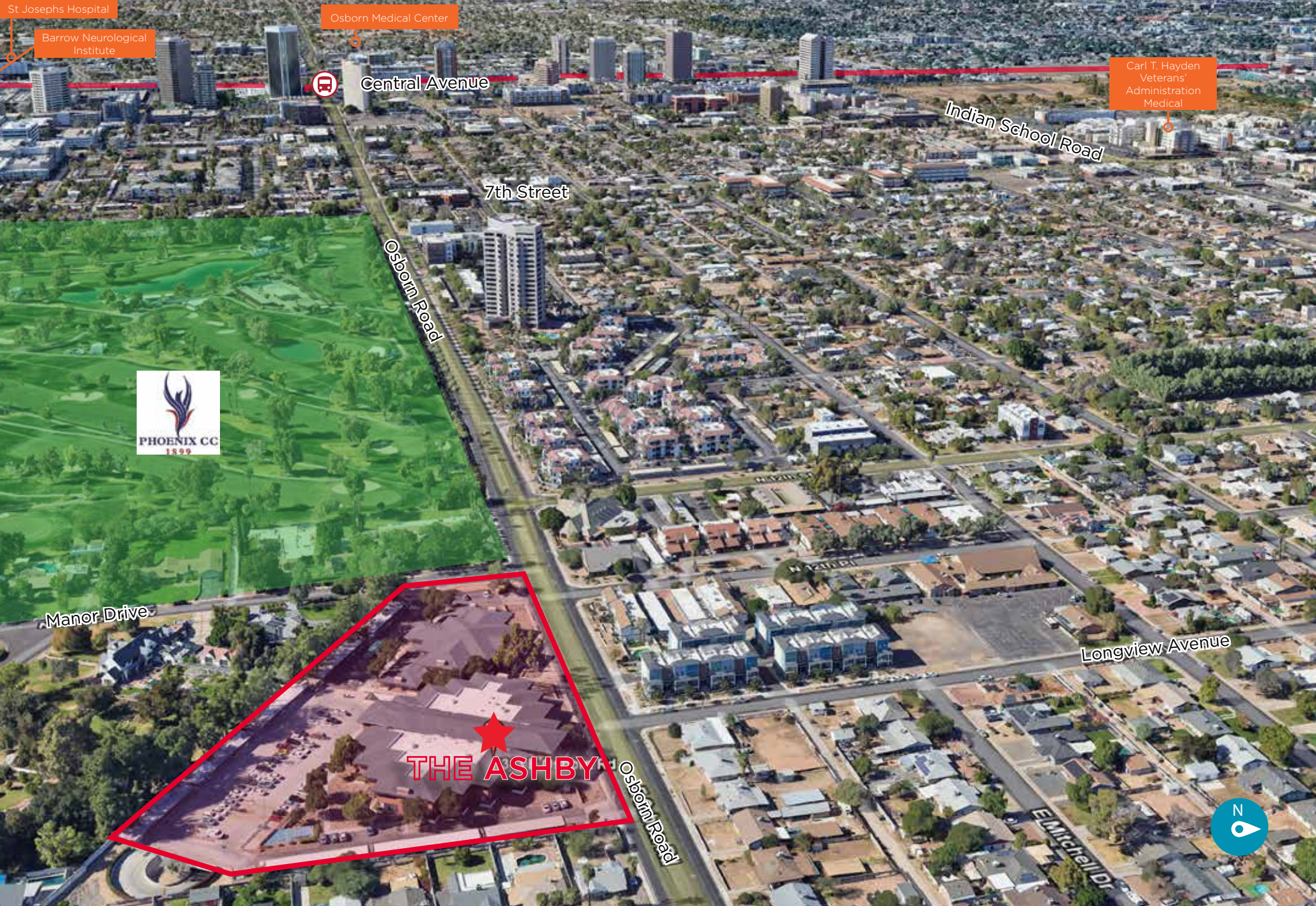
±16,583 SF



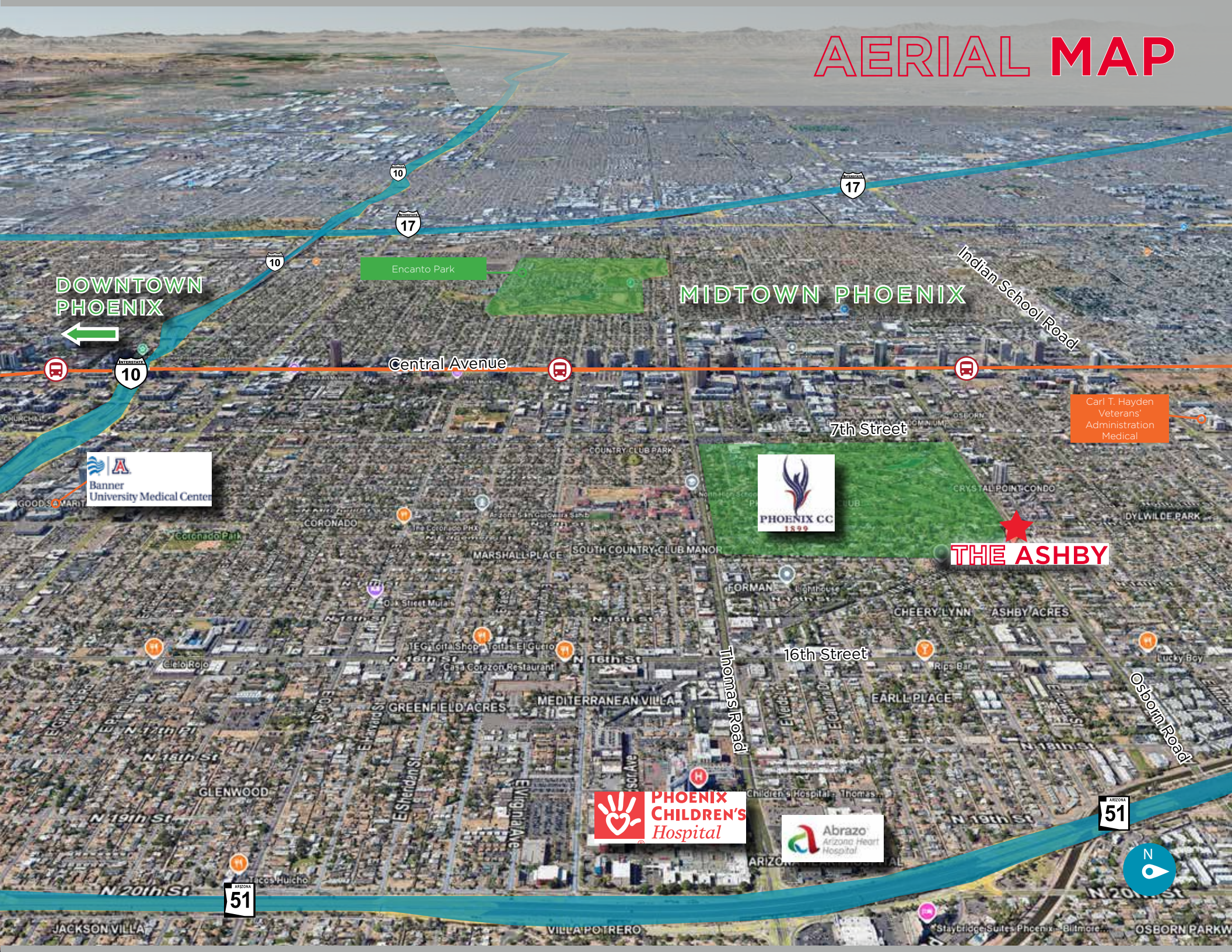
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MIDTOWN PHOENIX

AERIAL MAP



AERIAL MAP



DOWNTOWN
PHOENIX

MIDTOWN PHOENIX

Indian School Road

Central Avenue

7th Street

Carl T. Hayden
Veterans'
Administration
Medical



THE ASHBY

16th Street



ARIZONA
51



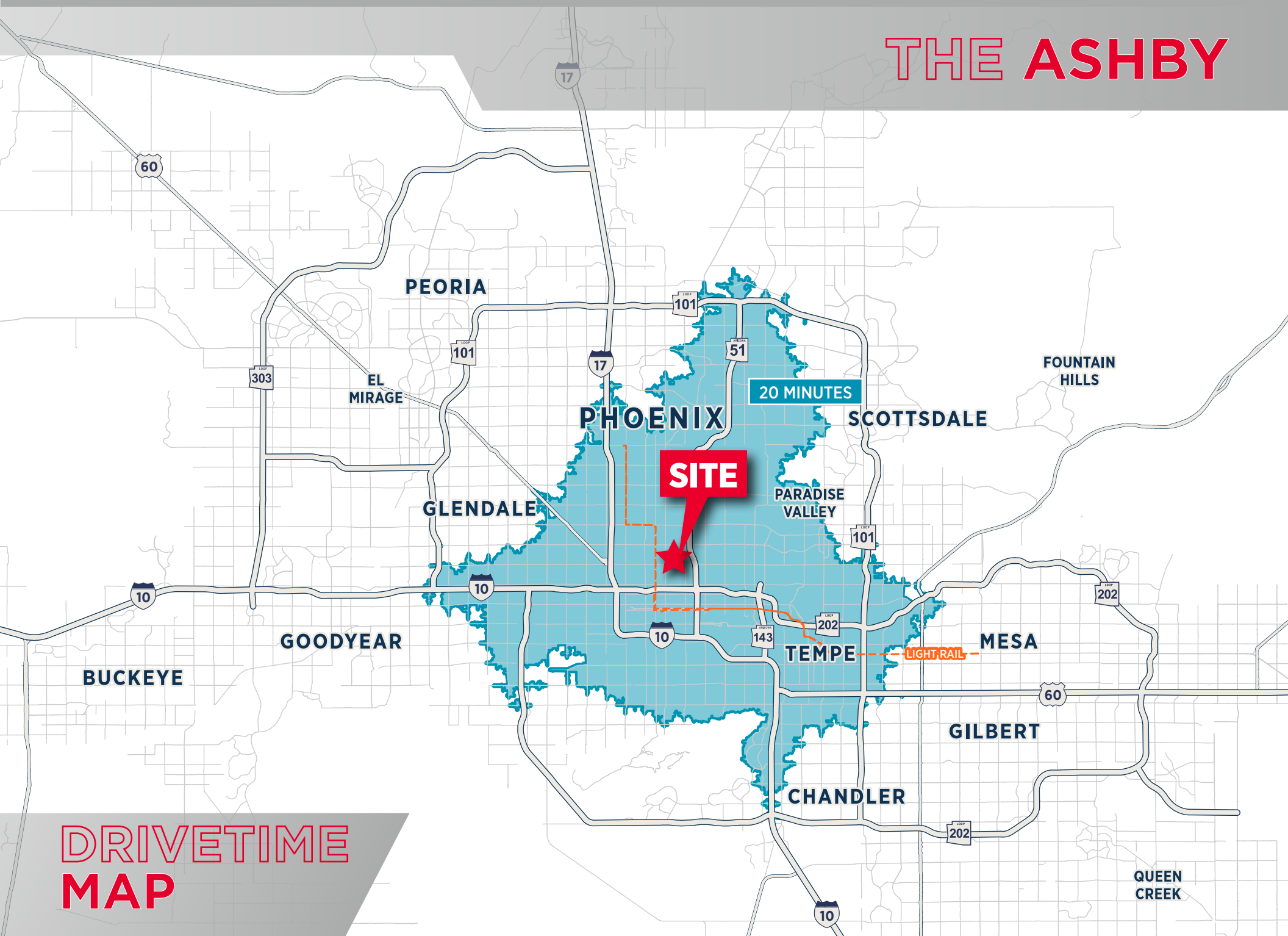
ARIZONA
51

JACKSON VILLA

VILLA POTRERO

OSBORN PARKWAY

THE ASHBY



Demographics



	1 Mile	3 Miles	5 Miles
2024 Population	20,252	178,270	388,010
2029 Population	20,736	191,427	404,635



	1 Mile	3 Miles	5 Miles
2024 Households	9,347	84,690	161,361
2029 Households	9,778	94,242	173,345



	1 Mile	3 Miles	5 Miles
2024 Home Value	\$498,383	\$521,239	\$515,606
2029 Home Value	\$624,559	\$624,783	\$625,612



	1 Mile	3 Miles	5 Miles
2024 Median Household Income	\$67,038	\$69,768	\$68,857
2029 Median Household Income	\$78,210	\$82,981	\$82,873



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**For more information,
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