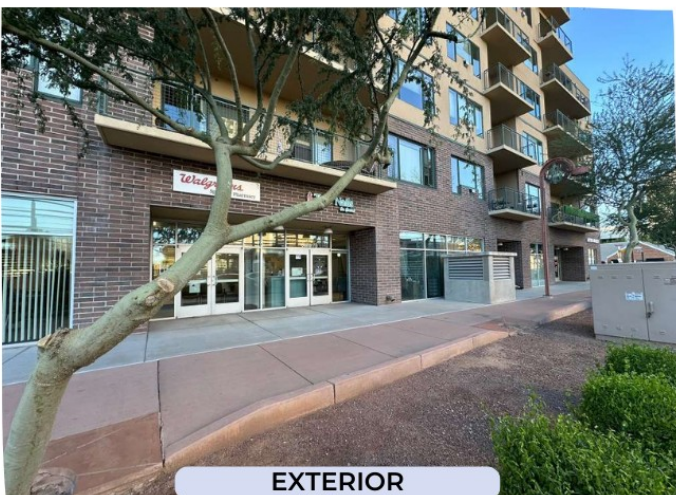
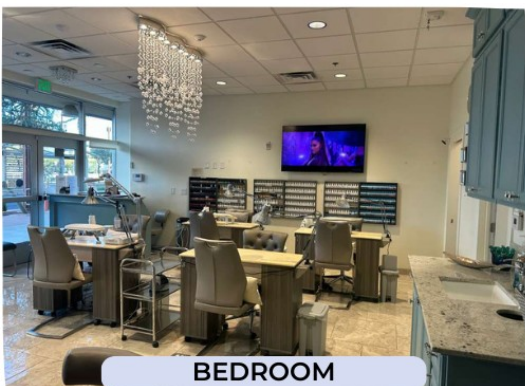


1 UNIT
TRAPESTY ON CENTRAL
FOR SALE
\$375,000



EXTERIOR



BEDROOM



BATHROOM



KITCHEN

Address :

**2302 N Central Ave,
Phoenix, AZ 85004**

Contacts :

Julia Kovalyova
Realty One Group

520-437-1838

ABOUT THE PROPERTY

- **UNIT SIZE** 758 SQFT
- **APN 118-48-466** OFFICE/RETAIL

- MODERN TURNKEY NAIL SALON ON GROUND FLOOR OF MIXED-USE HIGH-RISE IN MIDTOWN PHOENIX.
- OPEN, LIGHT-FILLED SALON LAYOUT WITH MULTIPLE STATIONS, BUILT-IN DISPLAYS, AND HIGH-END FINISHES FOR A SPA-LIKE ATMOSPHERE.
- UPSCALE INTERIOR: LARGE-FORMAT TILE FLOORING, DECORATIVE CHANDELIERS, HIGH CEILINGS, AND PREMIUM SALON FURNISHINGS.
- LOCATED IN A SEVEN-STORY BUILDING WITH APPROX. 50 RESIDENTIAL UNITS AND STRONG FOOT TRAFFIC FROM BOTH RESIDENTS AND STREET CLIENTELE.
- DIRECT CENTRAL AVE FRONTAGE NEAR LIGHT RAIL, DINING, AND CULTURAL HOT SPOTS FOR MAXIMUM VISIBILITY AND ACCESSIBILITY.
- PLUG-AND-PLAY OPPORTUNITY FOR NAIL, BEAUTY, SPA, OR WELLNESS USE; CURRENT SUCCESSFUL OPERATION AS AN ESTABLISHED NAIL SALON.
- ADAPTABLE FOR MEDSPA, LASH, BROW, OR SIMILAR PERSONAL-CARE CONCEPTS SEEKING A PREMIUM MIDTOWN LOCATION.
- IDEAL FOR OWNER-USER OR INVESTOR SEEKING BOUTIQUE SPACE IN A HIGH-GROWTH, TRANSIT-ORIENTED CORRIDOR.