



FOR SALE:
DEER VALLEY FLEX/INDUSTRIAL CONDO

1745 W Deer Valley Road / Suite 108 / Phoenix, AZ 85027

LEVROSE
COMMERCIAL REAL ESTATE

TCN
COMMERCIAL
REAL ESTATE

OFFERING DETAILS



\$1,300,000 (\$325.08/SF)
Asking Price



±3,999 SF
Building Size



209-25-057
Parcel Number



2006
Year Built



A-1, City of Phoenix
Zoning



\$546 Monthly
Association Dues



\$4,331.38
2024 Taxes

PROPERTY HIGHLIGHTS

- Functional Layout With 70% Warehouse and 30% Office
- EVAP Cooled Warehouse With 18 ft Clear Height
- 14 x 14 ft Motorized Roll Up Door
- Effortless Pull Up Parking With Easy Drive Around Access
- Move-In Ready Industrial Condo With Modern Finishes



FLOOR PLAN

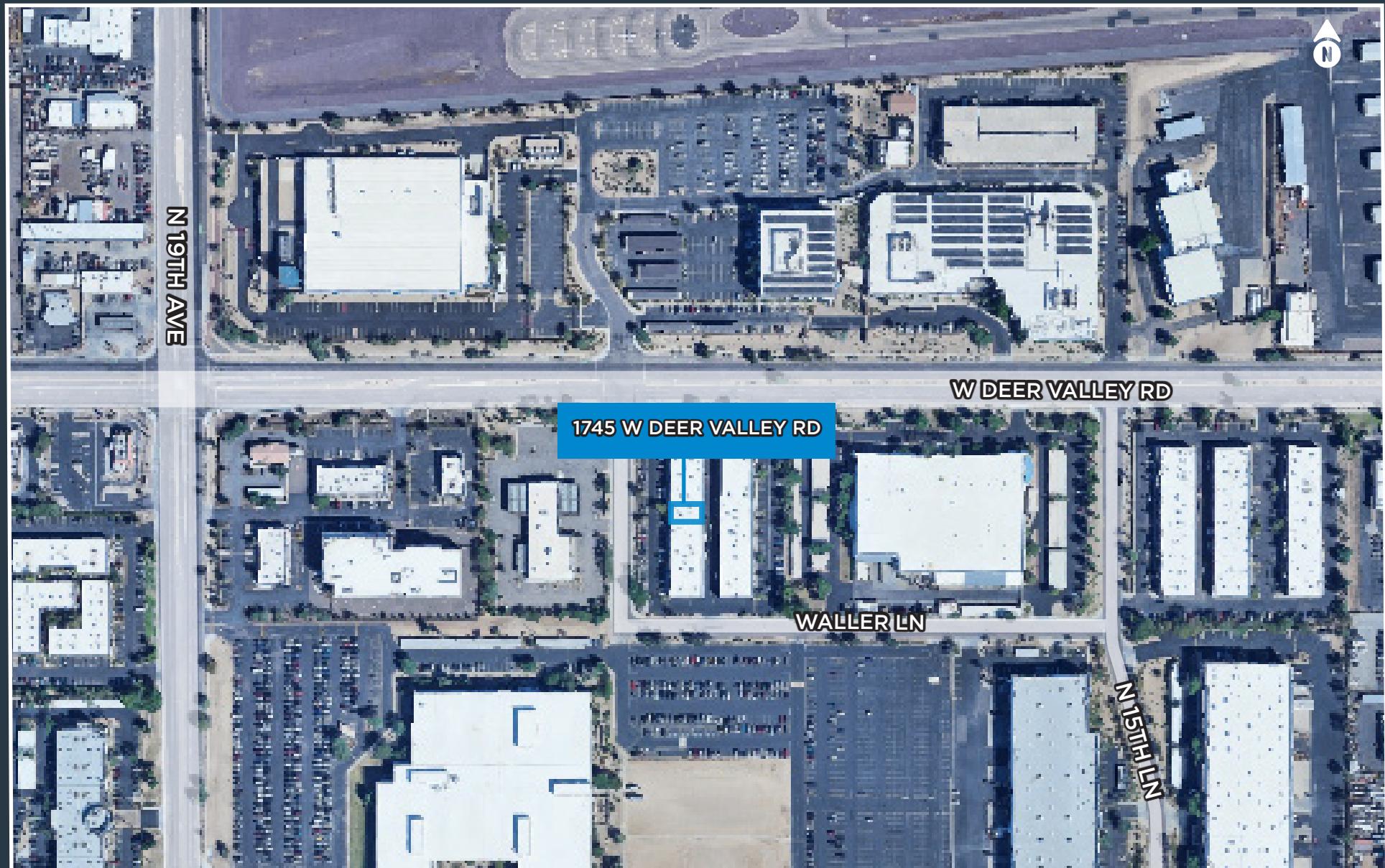
 [VIEW VIRTUAL TOUR](#)



INTERIOR PHOTOS



AERIAL OVERVIEW



AERIAL OVERVIEW



DEMOGRAPHICS

POPULATION



1 MILE 3 MILES 5 MILES

2024	4,375	81,890	240,86
2029	4,706	88,579	260,528

HOUSEHOLDS



1 MILE 3 MILES 5 MILES

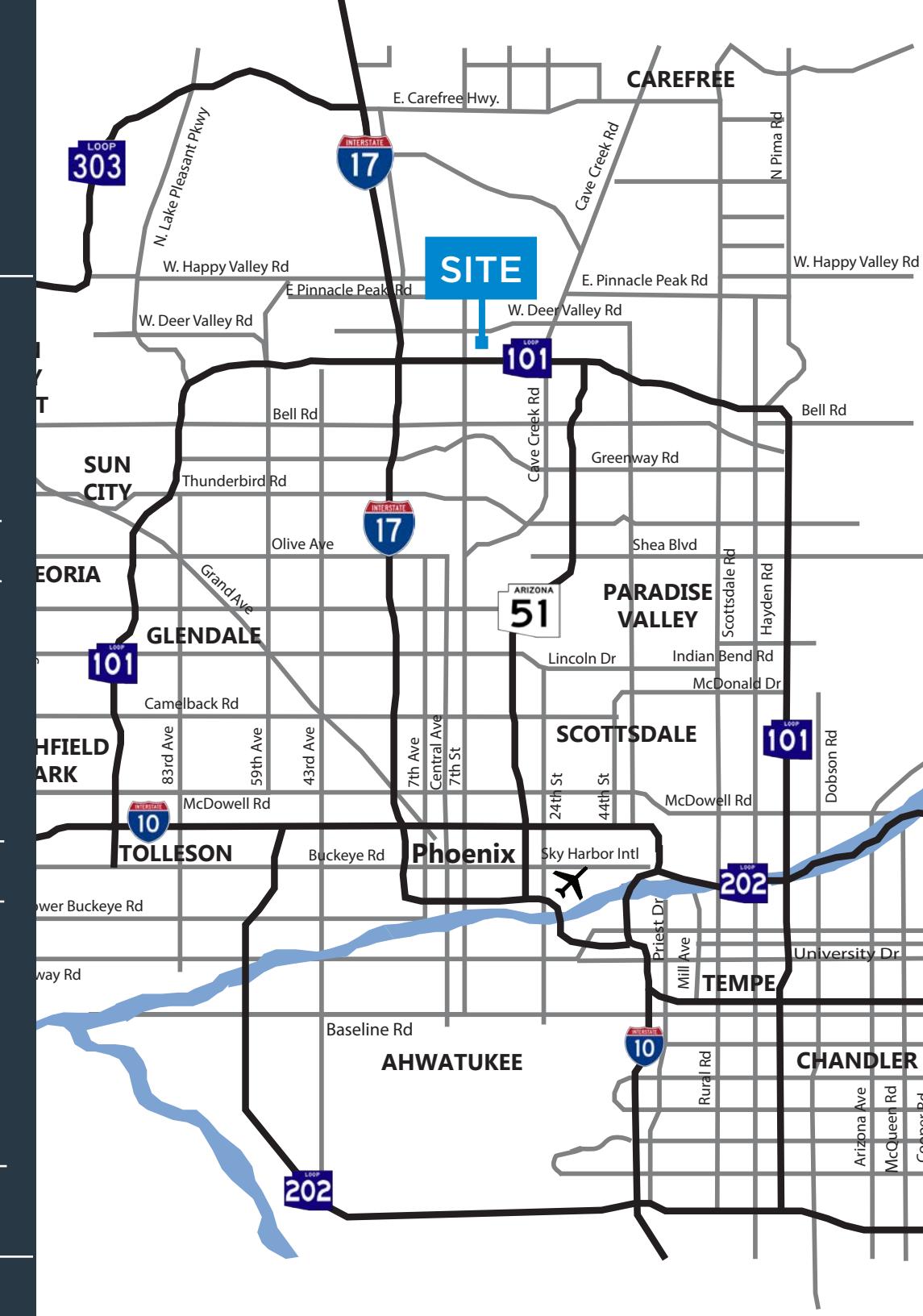
2024	1,834	33,399	96,045
HH Growth 2024-2029:	1.5%	1.7%	1.7%

AVERAGE HOUSEHOLD INCOME



1 MILE 3 MILES 5 MILES

2024	\$61,179	\$84,681	\$95,532
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