



Menlo Group

COMMERCIAL REAL ESTATE



FOR SALE

1701 West Glendale Avenue Phoenix, AZ 85021

Owner/User Opportunity

Exclusively listed by:

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Legal questions should be discussed by the party with an attorney. Tax questions should be discussed by the party with a certified public accountant or tax attorney. Title questions should be discussed by the party with a title officer or attorney. Questions regarding the condition of the property and whether the property complies with applicable governmental requirements should be discussed by the party with appropriate engineers, architects, contractors, other consultants and governmental agencies. All properties and services are marketed by Menlo Group Commercial Real Estate in compliance with all applicable fair housing and equal opportunity laws.

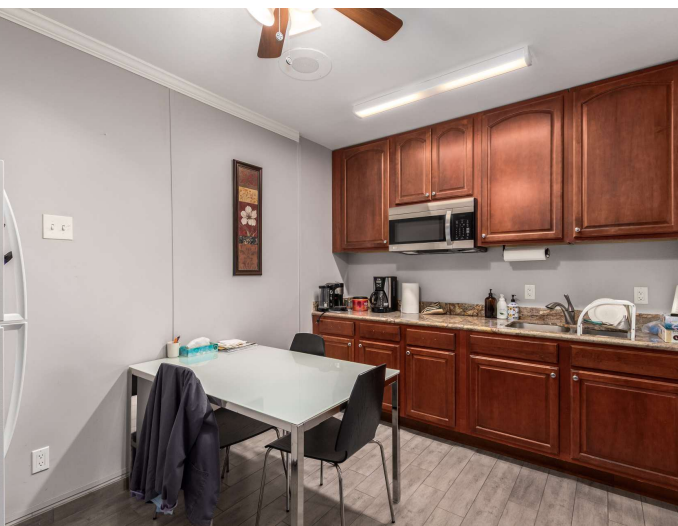


PROPERTY SUMMARY

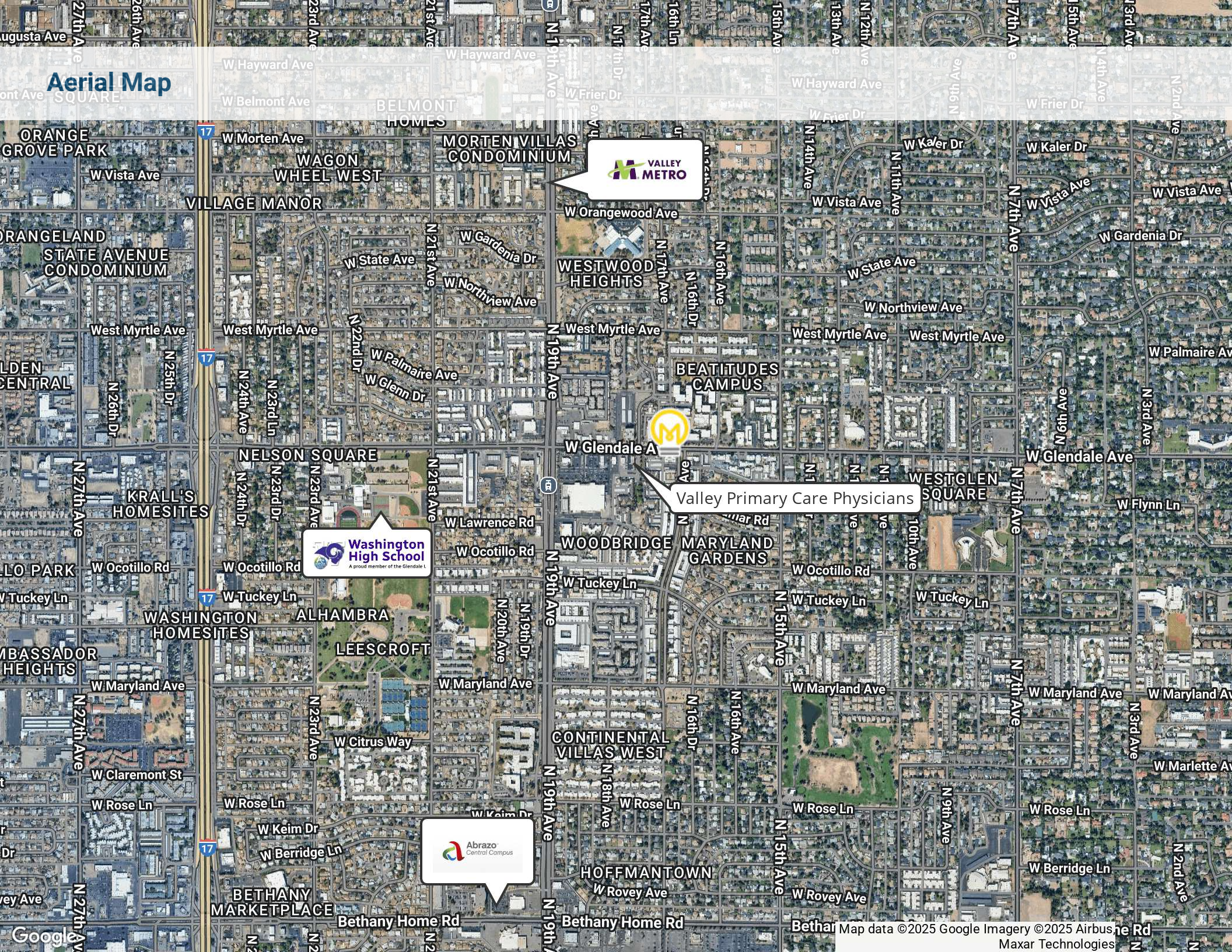
PRICE	\$1,410,420
PRICE PSF	\$220.00
PROPERTY TYPE	Office & Medical
BUILDING SIZE	6,411 SF
LOT SIZE	23,958 SF
BUILDING CLASS	C
YEAR BUILT	1971
ZONING	M-H, Glendale

PROPERTY HIGHLIGHTS

- Owner/User Opportunity
- Multi-Suite Office and Medical Building
- Four Vacant Suites
- Medical Suite
- Dental Suite
- Two Office Suites
- Building Signage Opportunities
- Gated Property
- Valley Metro Light Rail on nearby 19th Ave



Aerial Map



Parcel Map

