

Suite Available For Lease | Freestanding Building

7147 N 7th St, Phoenix, AZ 85020

Executive Summary

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OFFERING SUMMARY

Available SF: 1,850 SF

Lease Rate: \$24.00 SF/yr (NNN)

Lot Size: 0.22 Acres

Year Built: 1968

Building Size: 2,080

Zoning: R-5

Submarket: Piastewa Peak Corridor
Submarket

PROPERTY OVERVIEW

Introducing a prime leasing opportunity at 7147 N 7th St in Phoenix, AZ. This freestanding medical building offers a 1850 SF suite, presenting an ideal space for healthcare professionals. Boasting ample parking, this property provides a versatile and functional layout for a medical practice. Zoned R-5, it offers the flexibility to accommodate a wide range of medical uses. At \$24.00 NNN, this space presents excellent value in a high-visibility location on 7th Street, ensuring maximum exposure for your practice. Don't miss out on this chance to establish your medical practice in a thriving area of Phoenix.

DEMOGRAPHICS

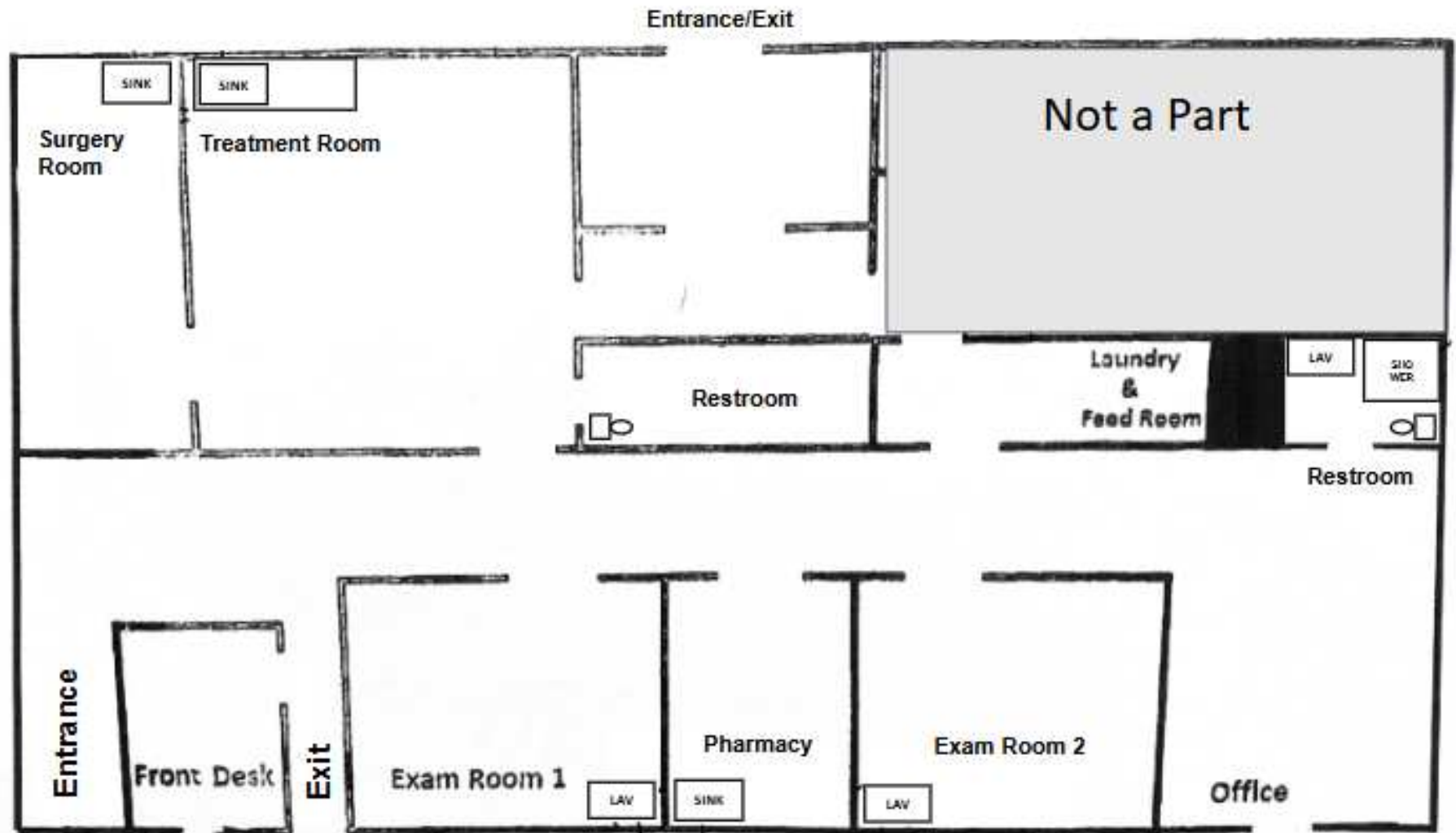
	1 MILE	3 MILES	5 MILES
Total Households	6,926	64,385	156,344
Total Population	15,458	141,427	376,553
Average HH Income	\$158,801	\$105,262	\$95,102

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Floor Plan

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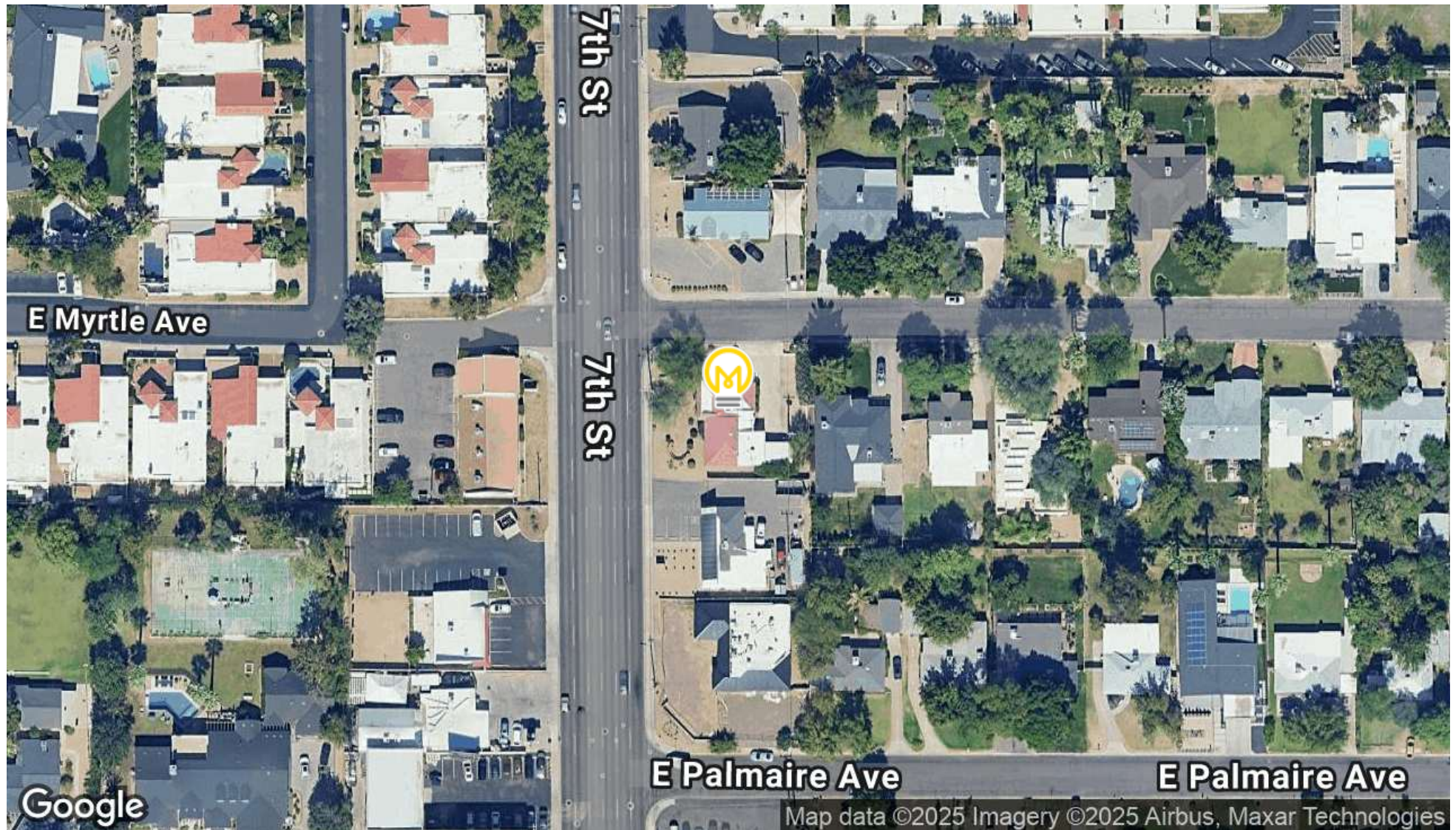


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Aerial Map

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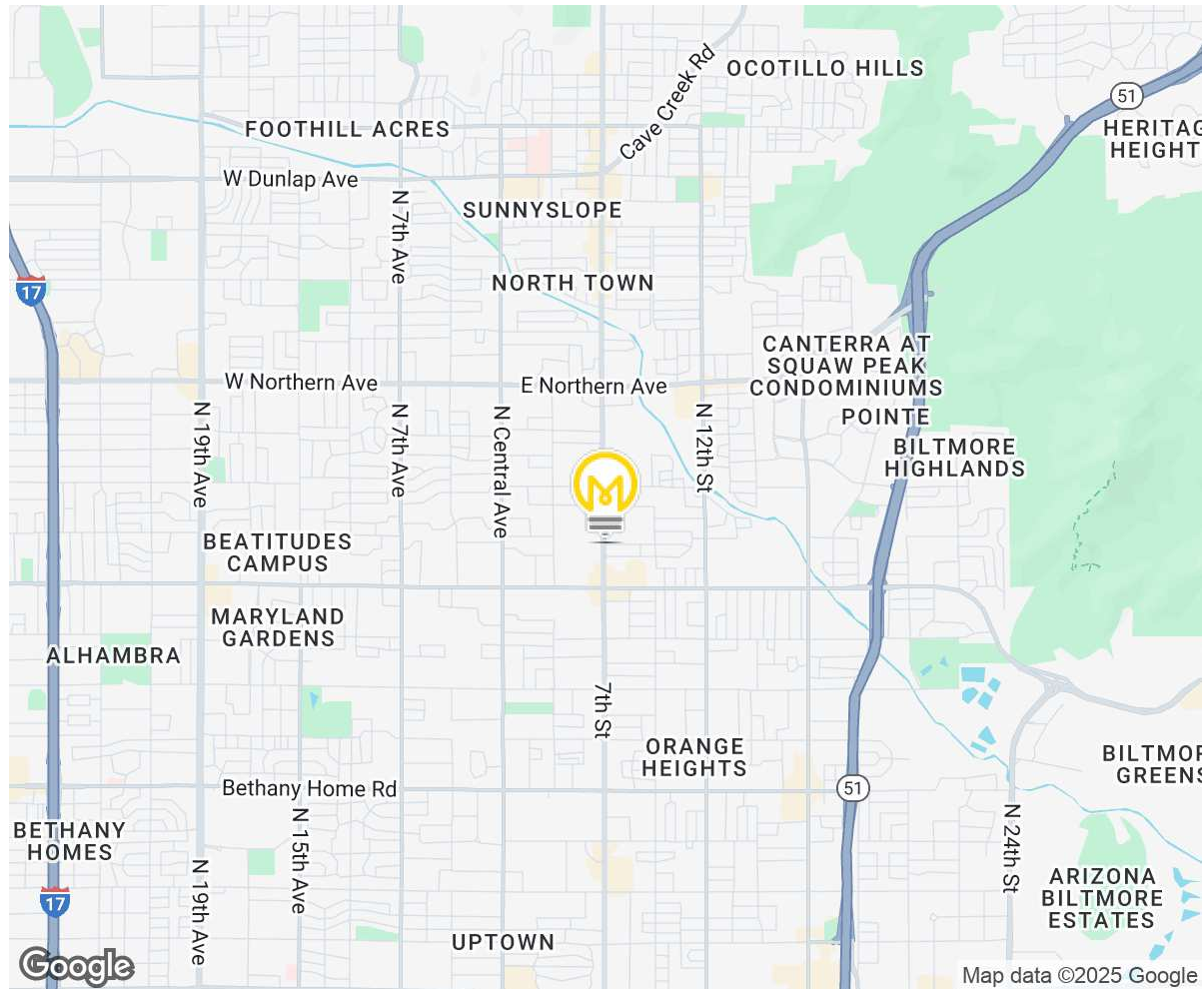
 **Menlo Group**
COMMERCIAL REAL ESTATE

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Site Details

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DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
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