



## 511 NORTH 10TH AVENUE

PHOENIX, ARIZONA 85007

+/- 6,715 Square Foot Land

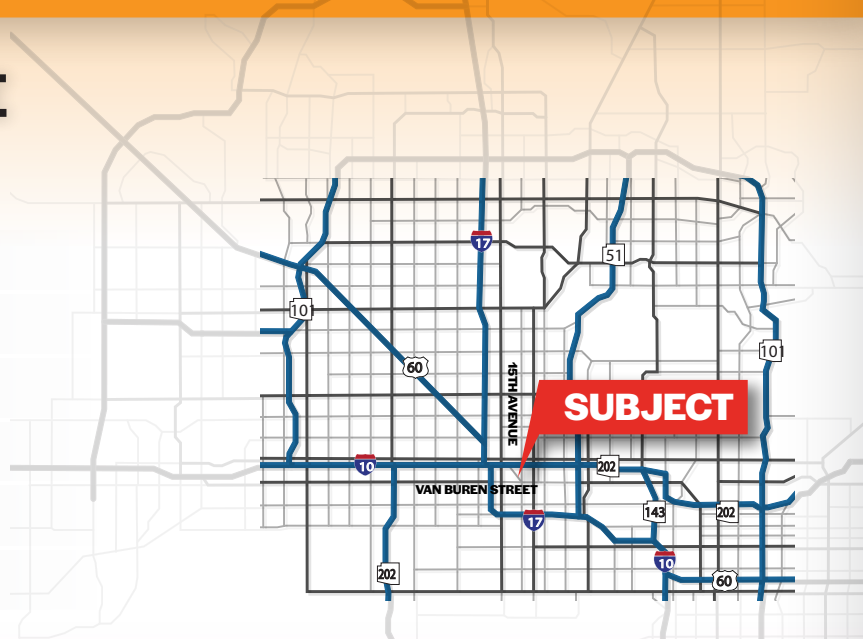
Sale Price: \$275,000

Zoning: R5/RI Residential Infill

APN # 111-30-031 & 111-030-033

Located near 10th Avenue & Fillmore Street

Less than 1 mile from Downtown Phoenix



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UNIT MIX - VERSION DD1		TOTAL
<b>FIRST FLOOR: 3,516 SF (G)</b>		
GARAGES: .....	UNDESIGNATED 504 SF	x 4 = 2,016 SF
COMMON AREA: .....	UNDESIGNATED	1,096 SF
ELEVATOR / STAIRS: .....	204 SF	x 1 = 204 SF
GALLERY: .....	200 SF	x 1 = 200 SF
<b>SECOND FLOOR: 2,955 SF (G)</b>		
RESIDENTS WORK SPACE .....	641 SF	x 4 = 2,564 SF
<b>THIRD FLOOR: 2,955 SF (G)</b>		
UNIT 'A' - 2 BEDROOM UNITS: .....	1,282 SF	x 2 = 2,564 SF
<b>FOURTH FLOOR: 2,955 SF (G)</b>		
UNIT 'A' - 2 BEDROOM UNITS: .....	1,282 SF	x 2 = 2,564 SF
<b>TOTAL UNITS: 4</b>	<b>TOTAL PROPOSED LIVABLE</b>	<b>5,128 SF</b>
<b>PARKING REQUIRED:</b>		
1.5 SPACES PER 2 BEDROOM UNITS (COVERED) .....		6.0
.5 SPACES RESERVED GUEST PARKING .....		2.0
		8.0
<b>TOTAL PARKING REQUIRED</b> .....		<b>8.0</b>
UNRESERVED GUEST PARKING .....		0
<b>TOTAL PARKING PROVIDED:</b> .....		<b>8.0</b>
<b>STALL SIZE PROVIDED:</b>		
ACCESSIBLE PARKING:	(9'-6" W. X 18'-0" L.)	IBC TABLE 1106.1
UNRESERVED:	(8 X.05) 4 MIN.	PROVIDED = 1.0

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