

# GREAT MIDTOWN LOCATION

17th Street & Indian School Road  
Phoenix, AZ 85016

**±5,094 SF Freestanding Building/Salon Suites for SALE**

**\$1,825,000.00**



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**DIVERSIFIED PARTNERS**  
Nationwide Real Estate Services

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## PROPERTY HIGHLIGHTS

- 5,094 SF Freestanding building for SALE
- C-0, C-2 Zoning, City of Phoenix
- FOB Security/Alarm System
- 33 Gated surface parking spaces
- Located in the heart of Midtown
- Immediate access to I-51 at Indian School
- Brand new complete remodel
- Lush landscaping
- Income producing salon suites



## DEMOGRAPHICS 2025



POPULATION



HOUSEHOLDS



AVG HH INCOME



MEDIAN HOME VALUE



DAYTIME POPULATION



TOTAL BUSINESSES

	POPULATION	HOUSEHOLDS	AVG HH INCOME	MEDIAN HOME VALUE	DAYTIME POPULATION	TOTAL BUSINESSES
1 MILE	21,888	10,914	\$107,023	\$468,271	16,928	1,574
3 MILE	171,851	83,614	\$122,387	\$556,126	177,324	15,483
5 MILE	380,533	167,169	\$118,367	\$584,456	385,256	28,546

The information contained herein has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates used for example only, and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial & legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine, to your satisfaction, the suitability of the property for your needs.

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