

## OFFICE BUILDING ON 75TH AVENUE

**15188 NORTH 75TH AVENUE, SUITE B280, PEORIA, ARIZONA 85381**  
**SOUTH OF SWC OF 75TH AVENUE & GREENWAY**

**FOR SALE OR LEASE**



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*Unlocking The Value of Real Estate*

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## SUMMARY

Address:	15188 North 75th Avenue, Suite B280, Peoria, Arizona 85381 South of Southwest Corner of 75th Avenue & Greenway
Size:	±3,670 Square Feet
Sale Price:	\$1,020,000
Lease Rate:	\$24.00 per Square Foot, NNN
APN:	200-63-576
Highlights:	Perfect for Salon Suites Owner May Carry or Provide Generous Tenant Improvement Allowance Prominent Monument Signage on 75th Avenue Formerly Used As Dental Office, 5 Open Bay Orthodontic Treatment Areas Five Operatories (3 General Ops, plus 2 Surgical Ops) 1.5 Miles to Arrowhead Towne Center 2.5 Miles to Loop 101 21,000 Vehicles Per Day on 75th Avenue \$111,000 Annual Household Income

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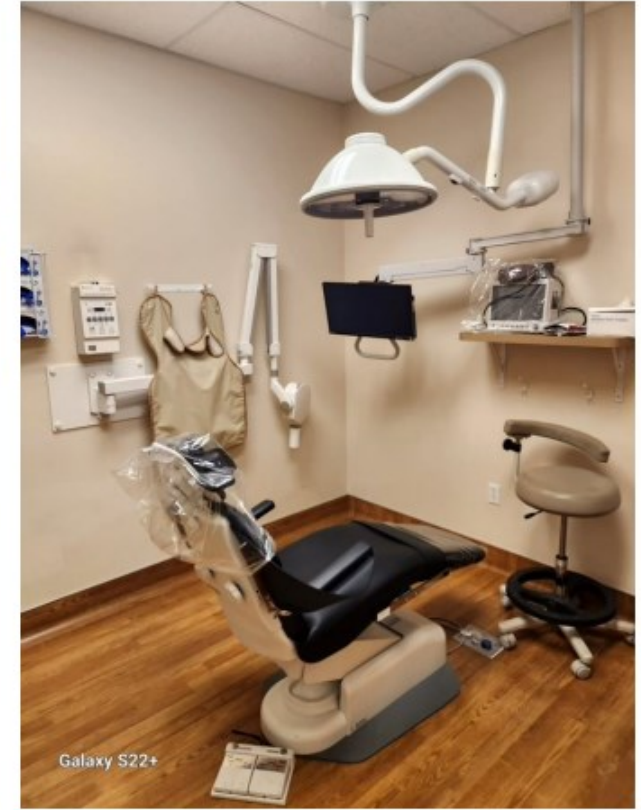
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## PHOTOS



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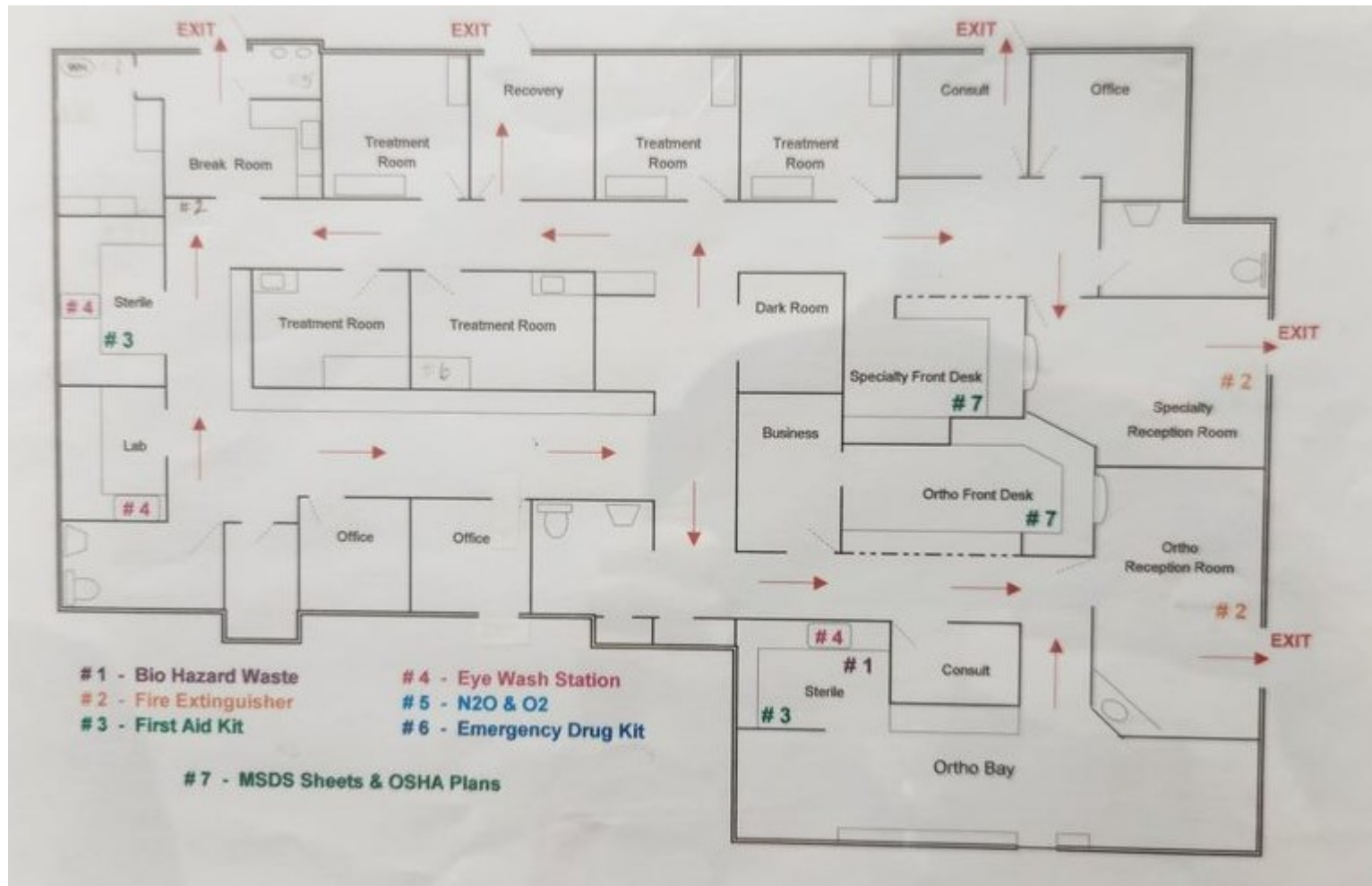
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## FLOOR PLAN



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# OFFICE BUILDING ON 75TH AVENUE

## AERIAL PHOTO



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# GENERAL OFFICE BUILDING ON 75TH AVENUE

## AERIAL MAP



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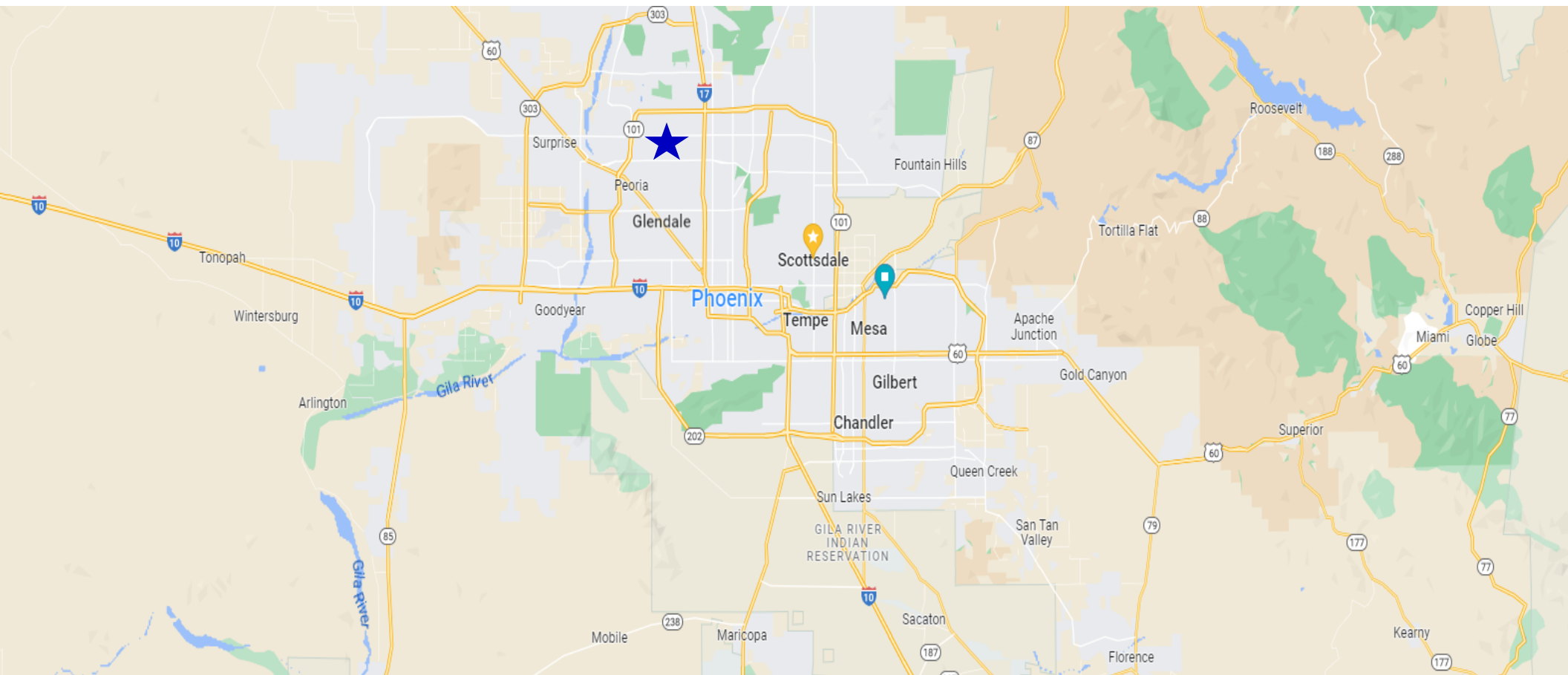
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## REGIONAL MAP



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