

FOR SALE

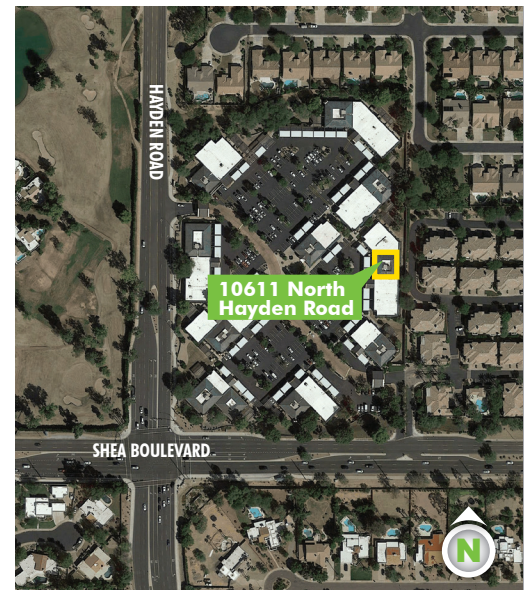
10611 NORTH HAYDEN ROAD

SCOTTSDALE, ARIZONA 85260



PROPERTY FEATURES

- + Owner/User plus Investment Opportunity with Rental Income already Inplace
- + Approximately $\pm 8,844$ RSF for Sale
 - Suite D102 - $\pm 3,349$ RSF
 - Suite D103 - $\pm 3,047$ RSF
 - Suite D104 - $\pm 2,448$ RSF
- + Great Access to Loop 101 Freeway off Shea Blvd.
- + Numerous Restaurants, Hotels, Shopping within Close Proximity
- + Close Proximity to Honor Health Hospital and Medical Center
- + Plentiful parking with 5:1,000 ratio, covered reserved spaces also available
- + Asking Price \$1,945,680 (\$220/SF)



CONTACT US

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CBRE

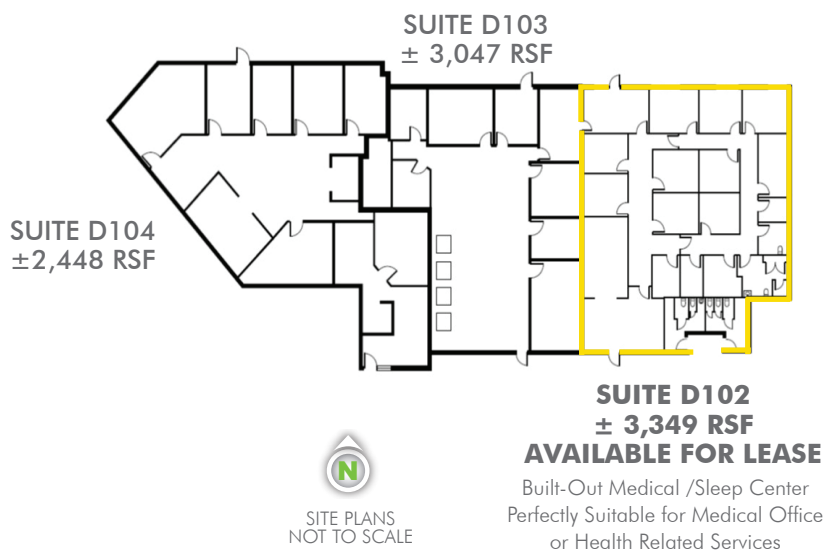
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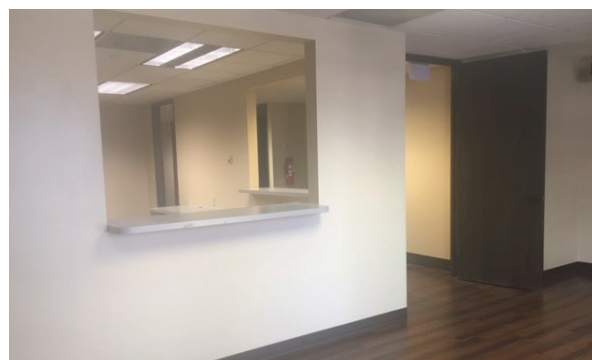


FLOOR PLAN

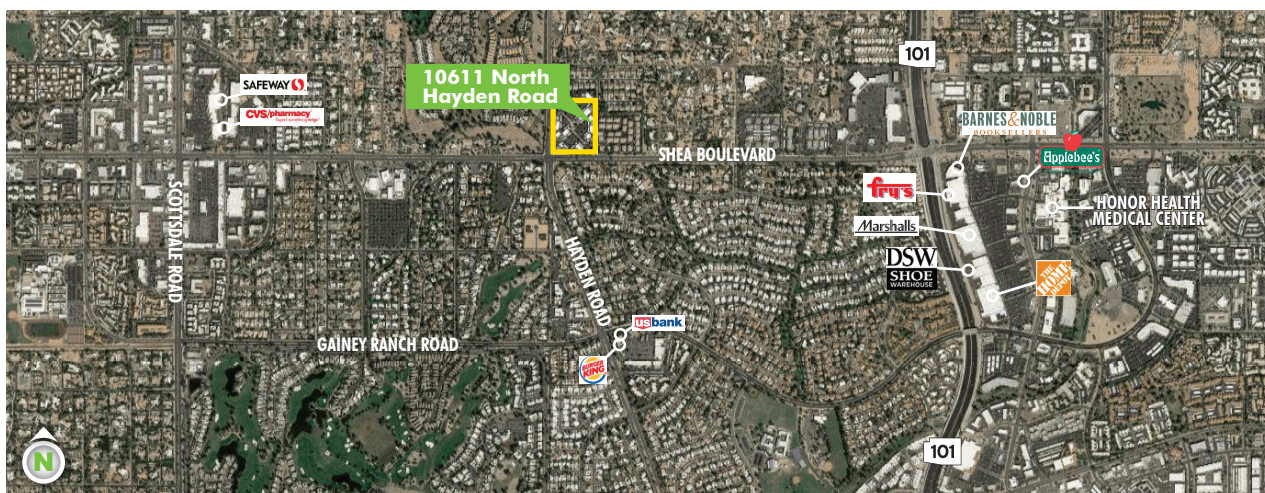


Demographics	1 Mile	3 Mile	5 Mile
2018 Population	7,286	66,694	178,640
2018 Households	3,130	30,517	81,267
2018 Average House- hold Income	\$147,077	\$134,717	\$126,611

Source: Claritas



AMENITIES MAP



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