

# 9,858 SF FOR SALE

Steve Fisher  
steve@fishercommercial.com  
Brian Fisher  
brian@fishercommercial.com  
**602-522-9100**  
Fisher Commercial  
2415 E. Camelback #700  
Phoenix, AZ



## 3013 E. McDowell Rd. Phx AZ



- Sale Price \$895,000
- High Profile Bldg / Great Visibility to McDowell Road
- Land Area: Approx 30,461 SF
- Close to I-10, SR51 Freeways & Sky Harbor Airport
- Great Building for a Wide Variety of Businesses
- Monument Signage
- Zoning C-2—City of Phx



### Traffic Counts:

27,500 vpd McDowell Rd.

33,500 vpd 32nd Street

### Average HH Income / Population

\$61,600 - 3 mile - 289,200

\$50,400 - 2 mile - 143,400

\$39,400 - 1 mile - 28,400