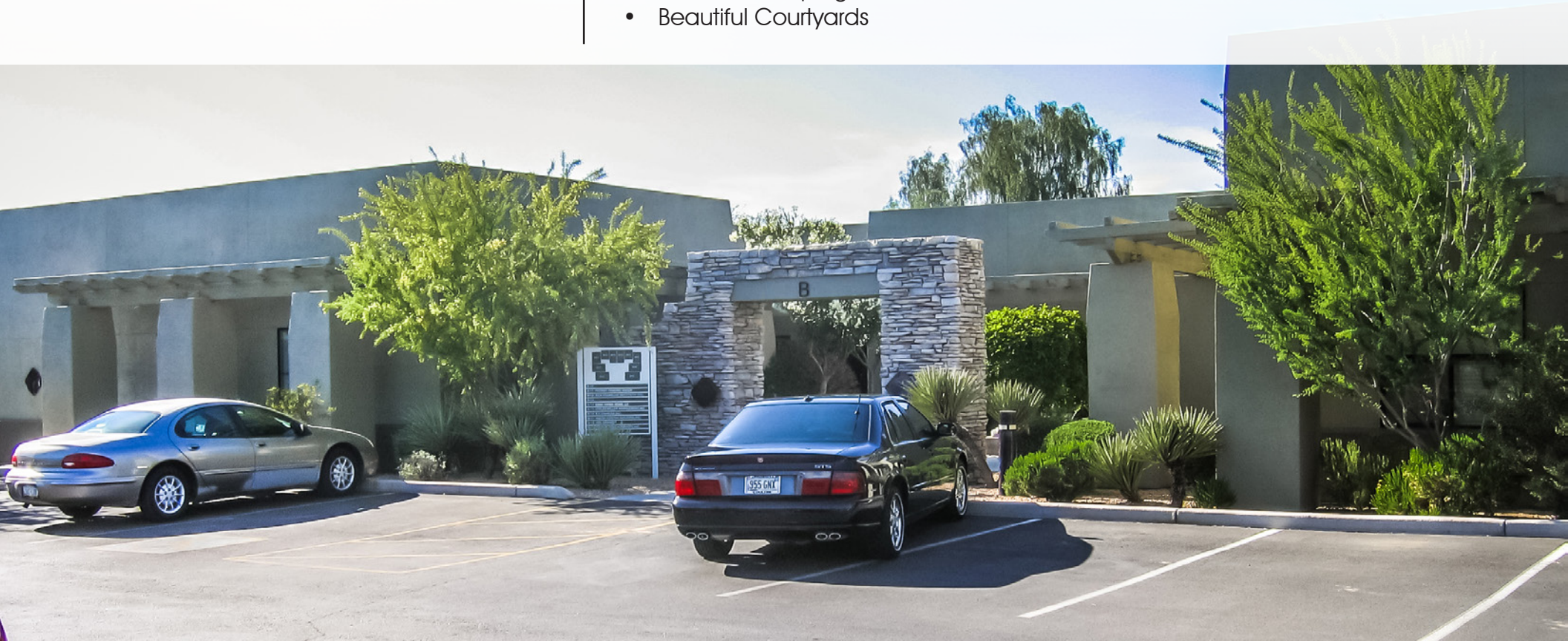


ONE CAREFREE PLACE

36800 Sidewinder Rd • Carefree, AZ 85

PROPERTY FEATURES

- B16: ±723 SF
- Sale Price: \$120,000
- APN: 216-83-741
- Parking Ratio: 4:1,000
- Medical & Professional Office Condos
- Fully Built-Out Office & Ready to Move-In
- Building & Monument Signage Available
- Lush Landscaping
- Beautiful Courtyards



OFFICE CONDO AVAILABLE FOR SALE

Exclusive Contacts:

Eric Butler
D 480.522.2813
M 602.809.6570
ebutler@cpiaz.com

The information contained herein has been obtained from various sources. We have no reason to doubt its accuracy; however, J & J Commercial Properties, Inc. has not verified such information and makes no guarantee, warranty or representation about such information. The prospective buyer or lessee should independently verify all dimensions, specifications, floor plans, and all information prior to the lease or purchase of the property. All offerings are subject to prior sale, lease, or withdrawal from the market without prior notice. 12 10 19

 **COMMERCIAL PROPERTIES INC.**
Locally Owned. Globally Connected. 

TEMPE: 2323 W. University Drive, Tempe, AZ 85281 | 480.966.2301
SCOTTSDALE: 8777 N. Ganey Center Dr., Suite 245, Scottsdale, AZ 85258 | www.cpiaz.com

ONE CAREFREE PLACE

36800 Sidewinder Rd • Carefree, AZ 85

DEMOGRAPHICS



Population
 1M: 13,954
 3M: 118,996
 5M: 286,114



Households
 1M: 6,017
 3M: 48,908
 5M: 111,395



Avg HH Income
 1M: \$76,932
 3M: \$90,513
 5M: \$94,612



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ONE CAREFREE PLACE

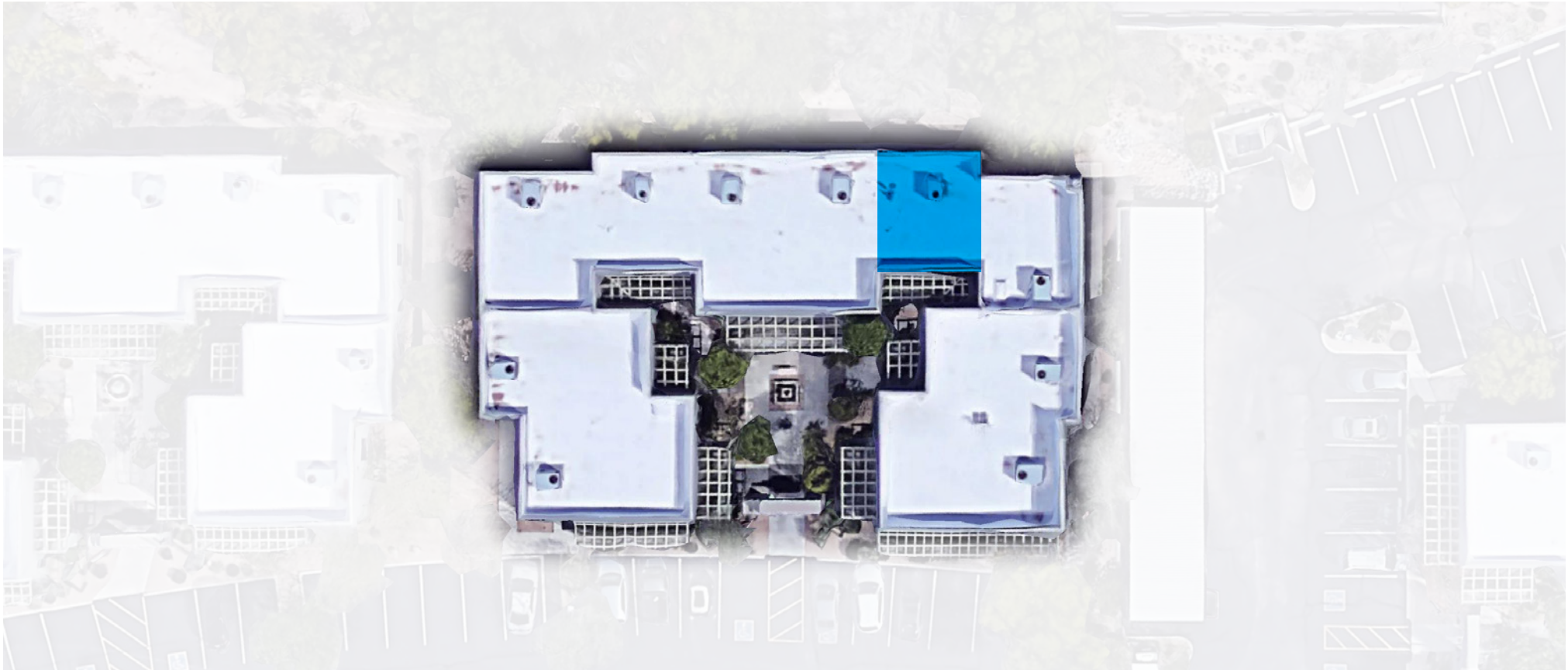
36800 Sidewinder Rd • Carefree, AZ 85

FOR SALE: \$120,000

B16: ±723 SF

Area Amenities:

- Located in the exquisite One Carefree Place office complex
- Just minutes from The Boulders, Desert Forest Golf Club and Black Mountain Summit Recreational Area
- Near the vicinity of Skyranch Carefree Airport
- Established Residential Area



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