



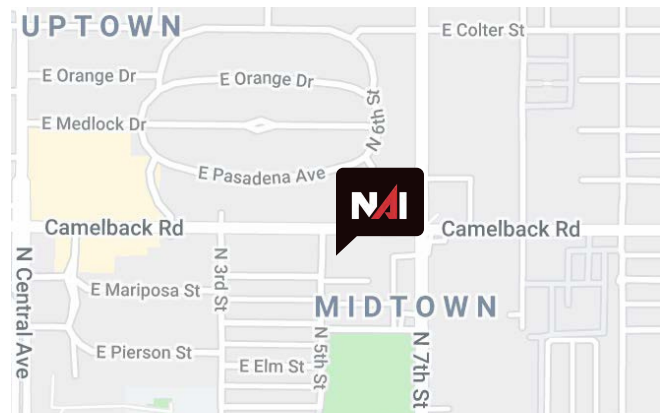
**FOR LEASE: \$16.00/SF (NNN)**

## 505-515 E Camelback Rd.

Phoenix, Arizona 85012

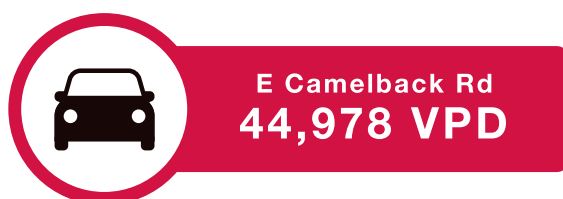
### Property & Location Highlights

- Strong Traffic Counts
- Low NNN Costs
- Tall Ceilings
- Monument Signage
- Affordable Rental Rates
- Front and Back Parking
- Camelback Road Frontage
- Mid-Town Phoenix
- Close Proximity to Lightrail and SR-51



SUITE	SIZE	STATUS	RATE
515	1,400 SF	Available	\$16.00/SF

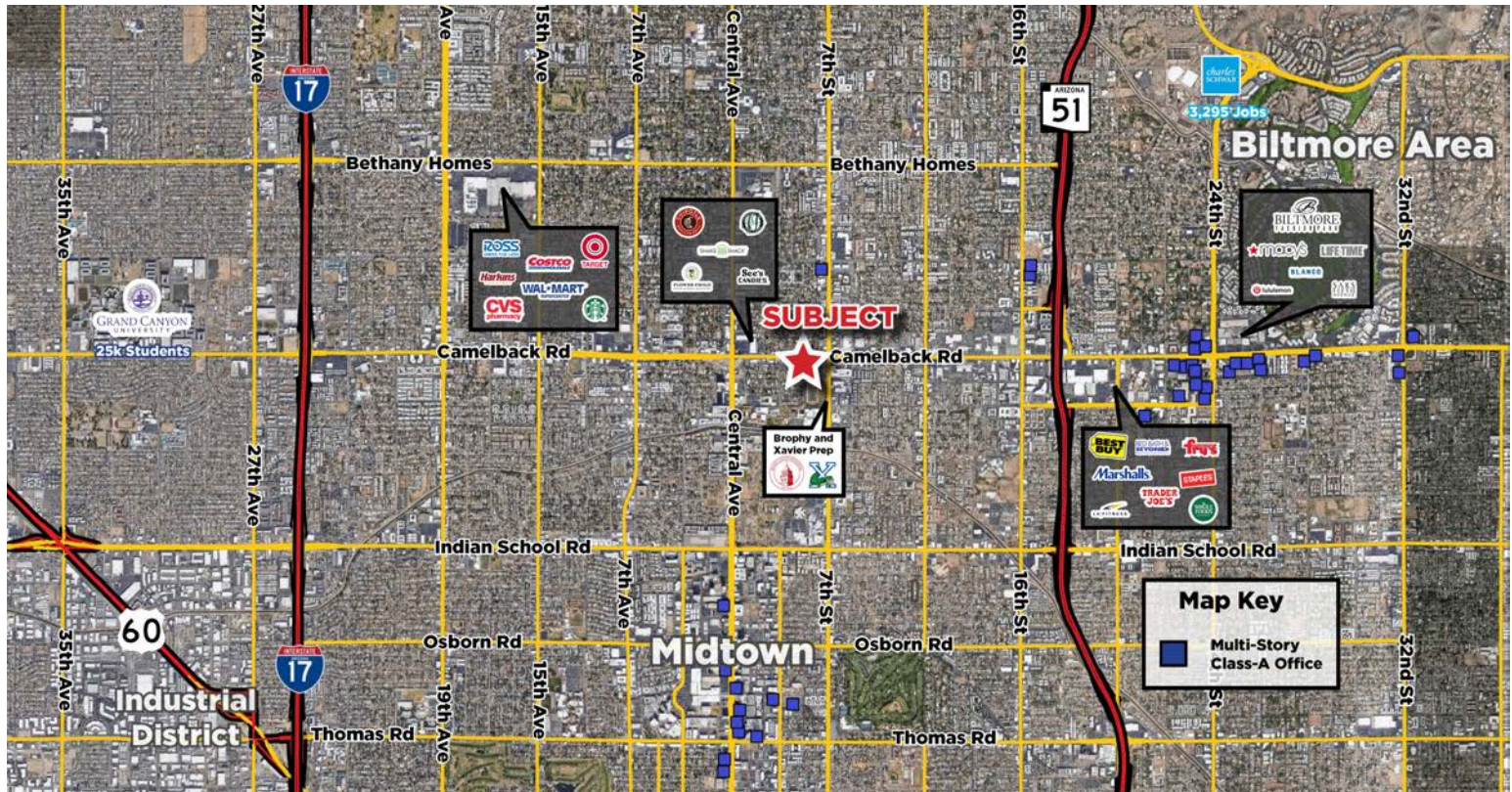
### Traffic Counts



We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

2944 N 44th St., Suite 200  
Phoenix, AZ 85018  
**naihonorizon.com**





Close proximity to Lightrail and SR-51



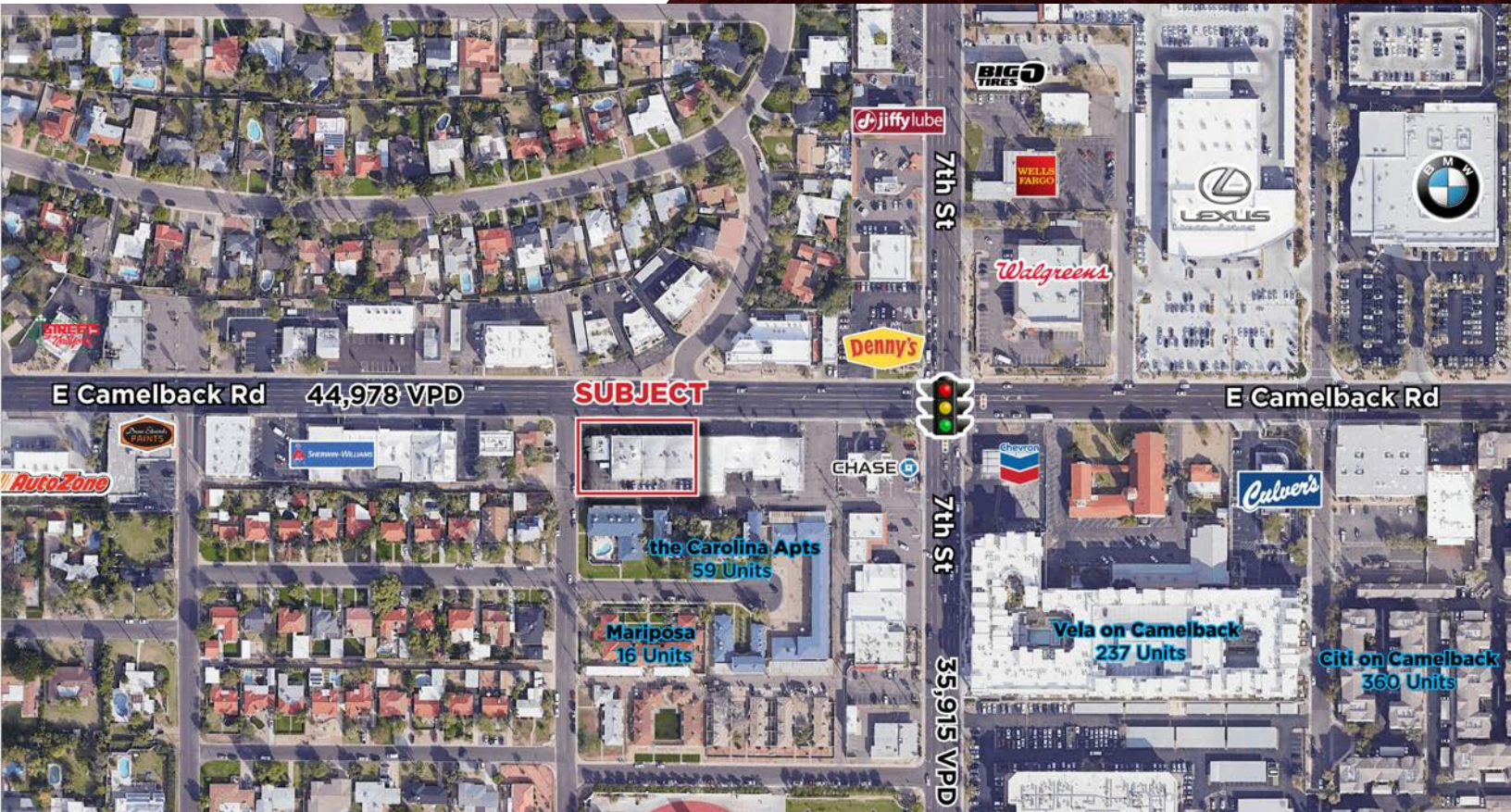
Monument Signage



# NaiHorizon

## Demographics

**FOR LEASE**  
Camelback Rd Street Retail  
±1,400 SF Available



### 1-Mile Demographics



2021 Est. Population  
**20,696**



2021 Avg. Age  
**38.8**



2021 Est. Households  
**9,974**



2021 Avg. HH Income  
**\$82,783**

### 3-Mile Demographics



2021 Est. Population  
**187,993**



2021 Avg. Age  
**38.2**



2021 Est. Households  
**81,221**



2021 Avg. HH Income  
**\$83,344**

### 5-Mile Demographics



2021 Est. Population  
**464,216**



2021 Avg. Age  
**36.6**



2021 Est. Households  
**179,678**



2021 Avg. HH Income  
**\$75,704**

**MATT HARPER, CCIM**  
+1 602 393 6604  
matt.harper@naihorizon.com

2944 N 44th St., Suite 200  
Phoenix, AZ 85018  
**naihorizon.com**