

1800 SF Available



For Lease: \$19.50 SF/yr (MG)

7128 E Becker Lane
Scottsdale, Arizona 85254

NAIHorizon

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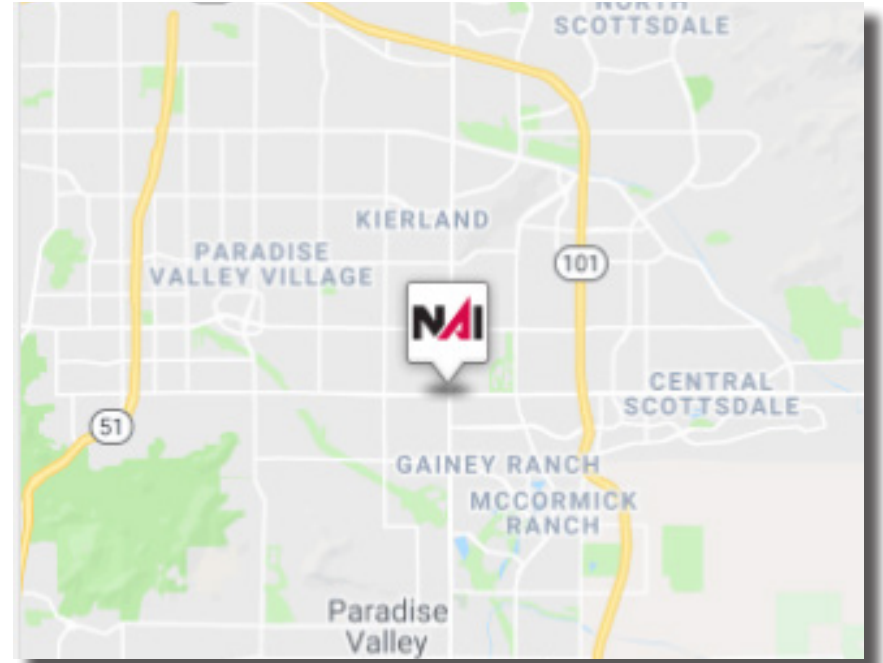
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Property & Location Highlights

- ±7,200 SF Multi-tenant building located at the NWC of Scottsdale & Shea in Sundown Plaza
- History of long-term tenancy
- Zoned C-3/P-3
- Visibility to Scottsdale Rd & Shea Blvd
- 1,800 SF currently available
- Recent renovations completed including new paint on exterior
- Vibrant, village-like shopping area
- Street parking directly in front of space
- Additional parking in rear
- This area serves the highly desirable Paradise Valley and Scottsdale submarkets



Demographics

	1 Mile	3 Miles	5 Miles
Medium Age:	45.60	48.50	45.90
Daytime Employment:	6,748	91,906	179,539
Average HH Income:	\$117,185	\$137,116	\$119,004
Consumer Spending (\$000s):	\$98,456	\$1,017,925	\$2,609,443

Traffic Counts

	VPD
N Scottsdale Rd:	38,722
E Shea Blvd	40,374

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Property Photos



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Aerial Map



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