

# NAI Horizon

For Sale

## ±1,600 SF in Historic Catlin Court

# 7153

## N 59th Ave

### Glendale, AZ 85301

#### Property Features

- ±1,600 SF operating tea house for over 25 years
- Restaurant equipment included in sale price
- Recently remodeled (including new roof, 5 ton HVAC, new interior ceiling in kitchen & main room, new bathroom)
- Blueprints available
- Large outdoor patio and storage unit behind building
- Located in Historic Catlin Court in Downtown Glendale
- Frontage on 59th Avenue
- Traffic Counts: 59th Ave - 20,500 VPD  
Grand Ave - 34,457 VPD



## For Sale: \$399,000

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NAI Horizon

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For Sale

# 7153 N 59th Ave



Exterior



Outdoor Area



Front Porch



Signage



For Sale

7153 N 59th Ave



Commercial Kitchen



Commercial Kitchen



Commercial Kitchen



Commercial Kitchen



Interior Photo

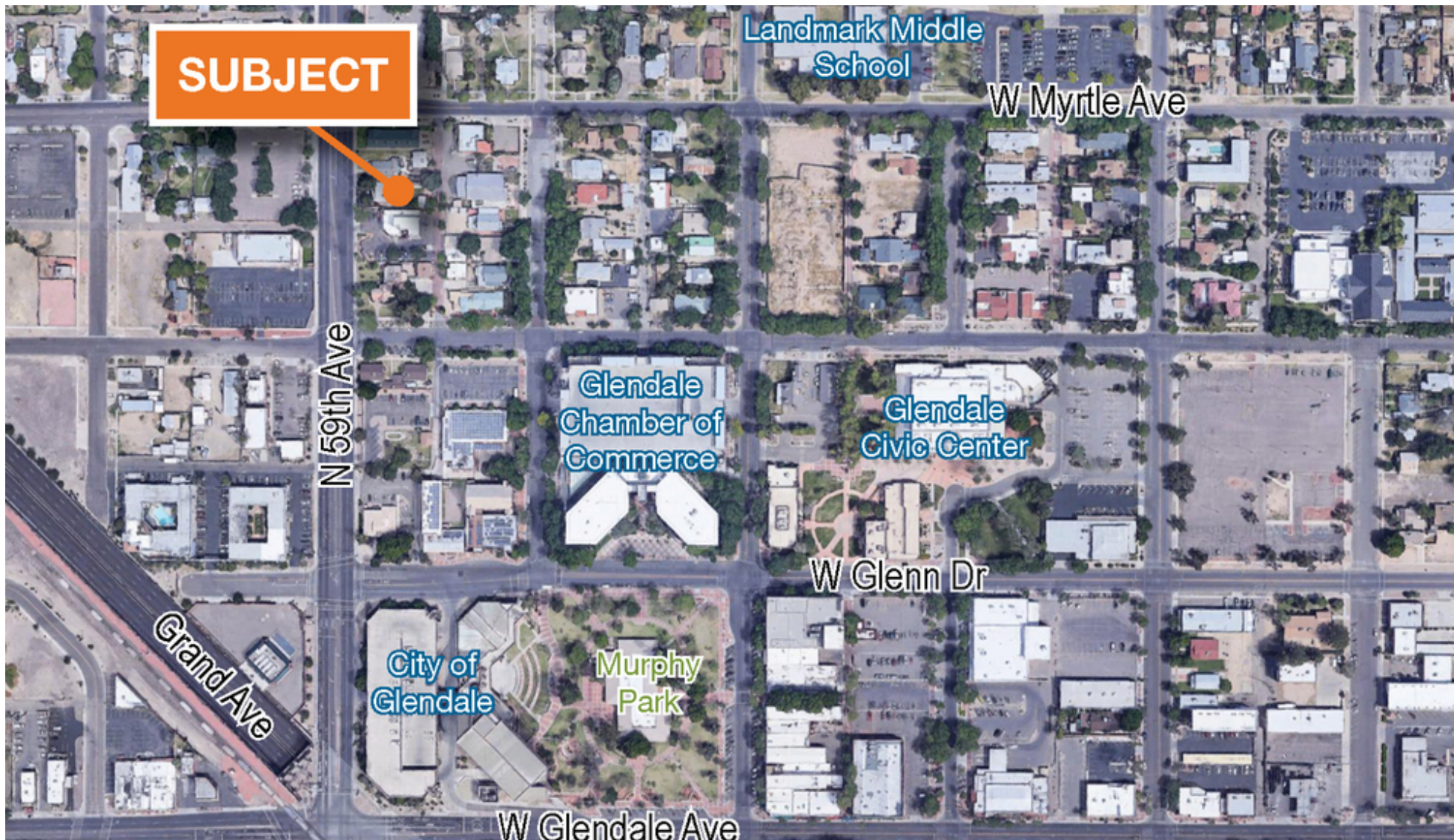


Interior Photo



For Sale

# 7153 N 59th Ave





For Sale

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## POPULATION

Total population

Median age

Median age (Male)

Median age (Female)

## HOUSEHOLDS & INCOME

Total households

# of persons per HH

Average HH income

Average house value

## 1 MILE

17,436

33.00

25.7

32.3

## 1 MILE

5,534

3.1

\$42,788

\$130,413

## 3 MILES

190,370

34.30

28.3

31.4

## 3 MILES

61,666

3.0

\$49,233

\$143,314

## 5 MILES

525,783

33.80

28.2

30.4

## 5 MILES

165,098

3.2

\$52,738

\$145,887

\* Demographic data derived from 2010 US Census