

1418-1430 E MCDOWELL ROAD | PHOENIX, AZ

CLIO ON MCDOWELL

HISTORIC RETAIL REDEVELOPMENT

WWW.CLIOPHX.COM



Property Highlights

- Multi-Tenant Retail Center
- Restaurant Suite Available
- Year Built: 1953 Remodeled: 2019
- Abundant Parking
- High Visibility Street Frontage Retail
- C-2 Zoning
- Less Than 1 Mile from SR-51 Freeway
- 14' Exposed Wood Truss Ceiling

Tenant Highlights

- Lease Rate Negotiable
- T.I. Allowance Available
- Located in an Opportunity Zone
- Loyal Neighborhood Patrons
- U of A Banner Healthcare Expansion
- Emerging Retail & Restaurant Corridor
- Revitalization Corridor

- **Restaurant Suite: 3,105 SF**
- **Retail Suite A: 3,205 SF**
- **Retail Suite B: 2,877 SF**
(Suite B Demisable ±1,400 SF)



Exclusive
Contact:

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COMMERCIAL PROPERTIES INC.

Locally Owned. Globally Connected. CFRAC International

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

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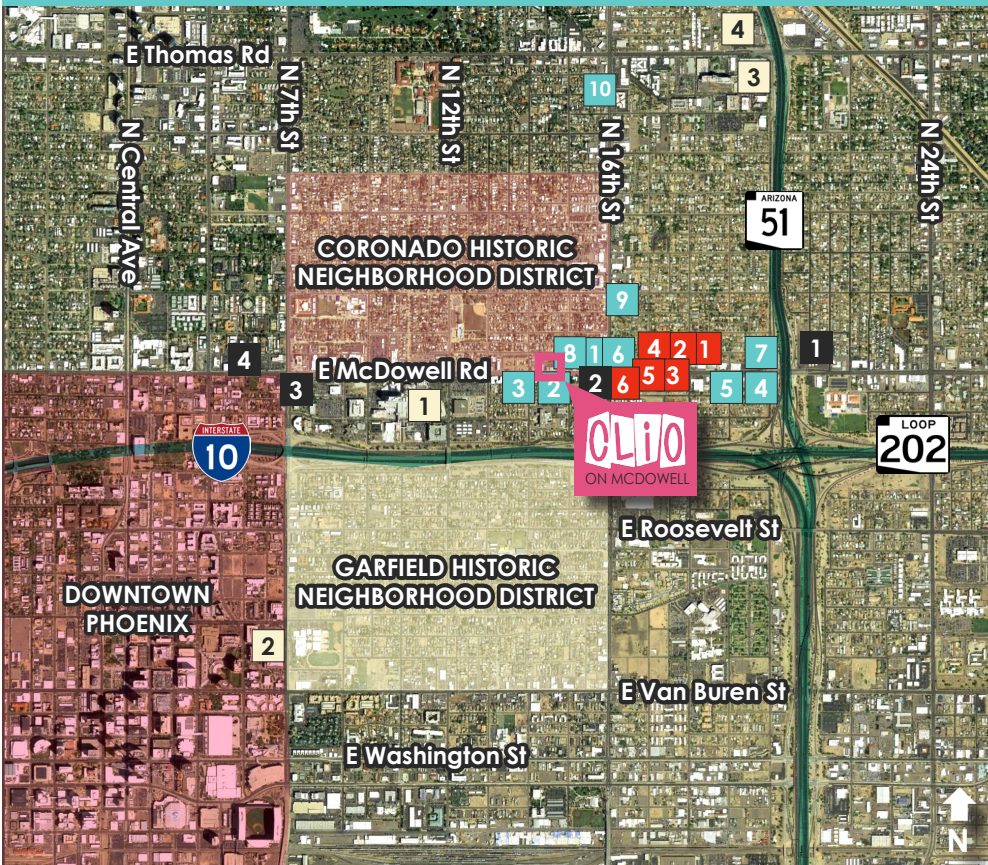
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IDEALLY LOCATED NEAR DOWNTOWN PHOENIX





Restaurants

- 1 Ollie Vaughn's
- 2 Smooth Brew
- 3 Rainbow Donuts
- 4 Taco Chiwas
- 5 La Marquesa
- 6 Taco Mich
- 7 Rise Distilling Co.
- 8 Guaniquito
- 9 La Santisima
- 10 Barrio Cafe

Retail

- 1 Las Palabras
- 2 Galeana 39
- 3 Mucho Mas Art Studio
- 4 Brass Monkey Bike Shop
- 5 Shanti Yoga
- 6 Del Sol Chiropractic

Hospitals

- 1 Banner Health 
- 2 U of A Medical Campus 
- 3 Phoenix Children's Hospital
- 4 Abrazo Arizona Heart Hospital

Banks, Grocery, Gas Stations

- 1 Food City
- 2 Circle K
- 3 Walgreens
- 4 Safeway

Conveniently Located Near:

- Interstate 10
- Route 51
- Loop 202 Freeway
- Coronado Historic District
- Garfield Historic District

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