



## 6725 N 35th Avenue

Phoenix, Arizona 85017

### Property Features

- ±1,825 SF available for lease
- Excellent visibility
- Monument signage
- Near I-17 freeway
- Over 214,000 residents within 3 miles
- Ample parking
- Join these tenants:



**For Lease: \$19.00/SF (NNN)**

**Horth Hong**

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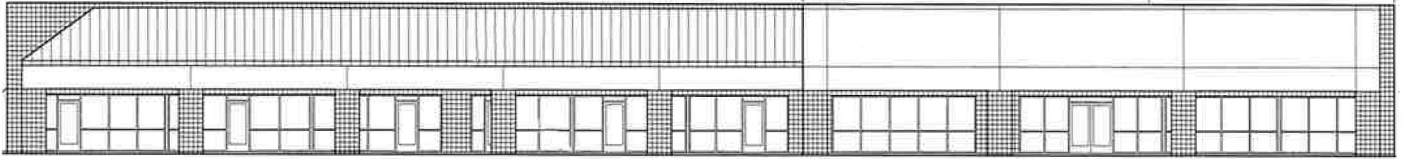
[naihorizon.com](http://naihorizon.com)

# Site Plan

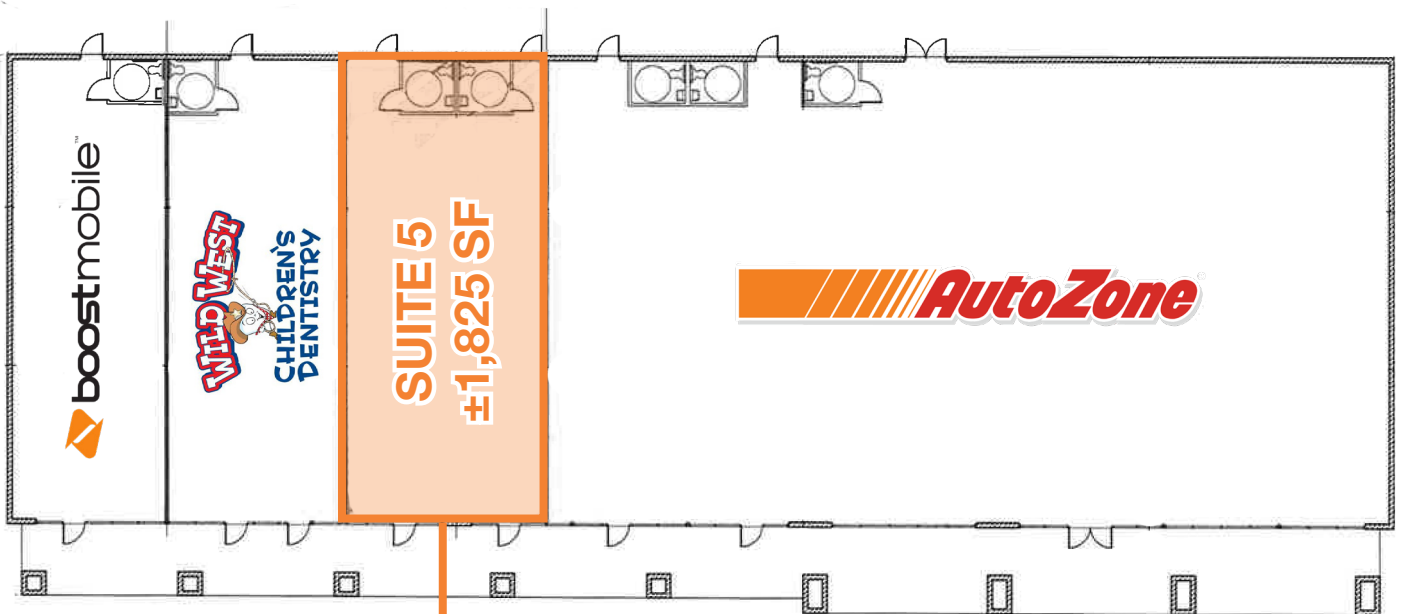
For Lease

## South Hampton II

±1,825 SF Available

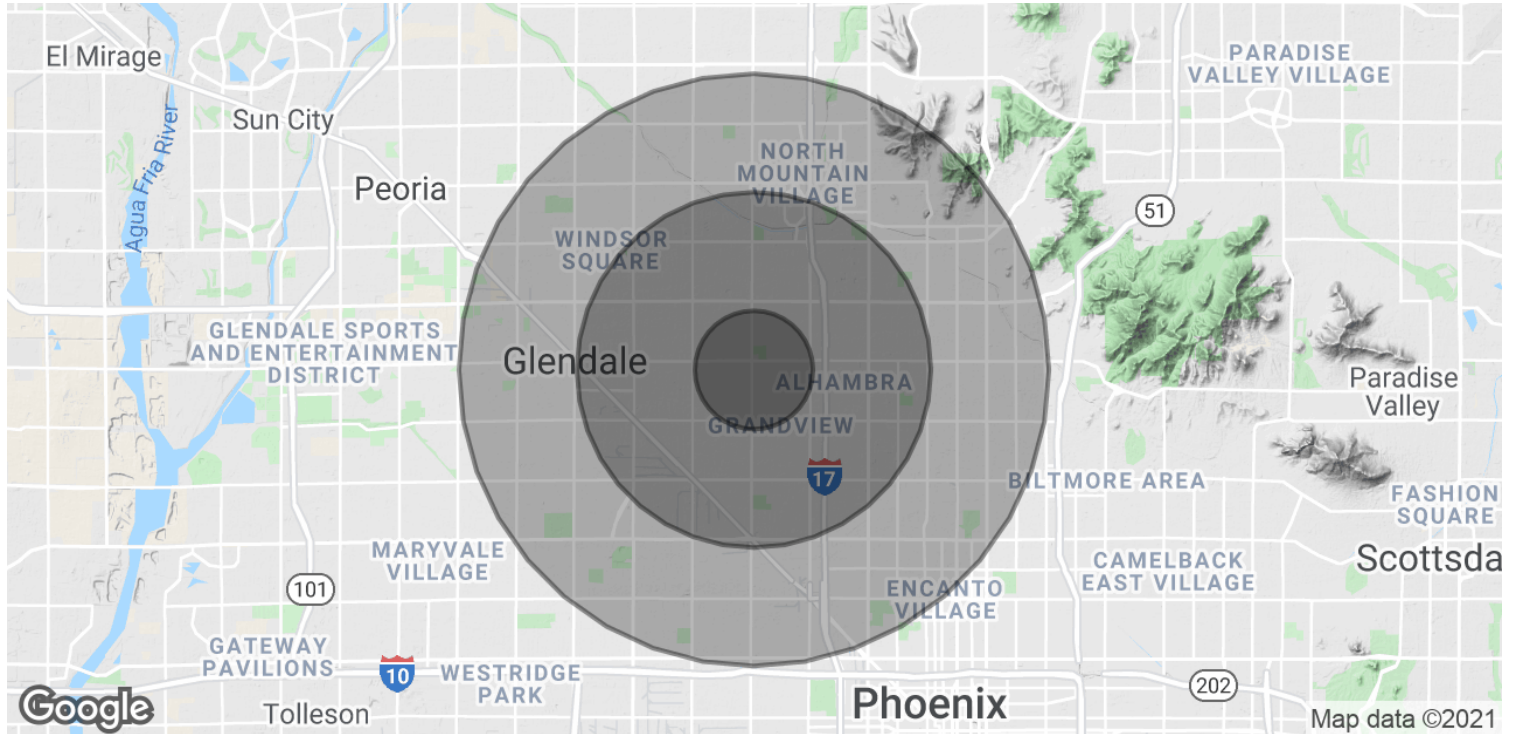


West Elevation



# Site Demographics

South Hampton II  
±1,825 SF Available



	1 Mile	3 Miles	5 Miles
<b>Population</b>			
Total Population	22,854	214,741	562,476
Average age	36.0	34.8	35.0
<b>Households &amp; Income</b>			
Total households	7,279	73,996	194,798
Average HH income	\$57,643	\$54,937	\$60,064
<b>Race</b>			
% White	81.9%	77.2%	80.6%
% Black	6.0%	9.3%	8.0%
% Asian	5.1%	4.9%	3.8%
% Hawaiian	0.3%	0.4%	0.3%
% American Indian	4.0%	4.9%	4.2%
% Other	2.7%	3.3%	3.1%