MELROSE VINTAGE

4238 & 4242 N. 7th Avenue | Phoenix, AZ 85013 7TH AVENUE & INDIAN SCHOOL

FEATURES

- Sale Price: \$950,000
- Lease Rate: \$15.00 NNN
- ±8,100 Single Tenant Retail
- **Located in Melrose District**
- Frontage on 7th Avenue
- Zoning: C2
- **Several Nearby Retailers**
- Close Proximity to 17 & 51 Freeways

Alex Kaufmann 480.889.2567 (D) 480.285.5331 (M) akaufmann@cpiaz.com Brandon Koplin 480.214.1103 (D) 602.373.4717 (M)

480.889.2552 (D) 602.373.8800 (M)

Jeff Hays

bkoplin@cpiaz.com

jhays@cpiaz.com



COMMERCIAL PROPERTIES INC.

Locally Owned, Globally Connected, EDRFAL International

TEMPE: 2323 W. University Drive, Tempe, AZ 85281 | 480.966.2301 SCOTTSDALE: 7025 N. Scottsdale Rd., Suite 220, Scottsdale, AZ 85253 | www.cpiaz.com

The information contained herein has been obtained from various sources. We have no reason to doubt its accuracy, however, J & J Commercial Properties, Inc. has not verified such information and makes no guarantee, warranty or representation about such information. The prospective buyer or lessee should independently verify all dimensions, specifications, floor plans, and all information prior to the lease or purchase of the property. All offerings are subject to price change, prior sale, lease, or withdrawal from the market without prior notice. Effective: 10 12 17

MELROSE VINTAGE

4238 & 4242 N. 7th Avenue | Phoenix, AZ 85013 7TH AVENUE & INDIAN SCHOOL







Alex Kaufmann

480.889.2567 (D) 480.285.5331 (M) akaufmann@cpiaz.com Brandon Koplin 480.214.1103 (D)

602.373.4717 (M) bkoplin@cpiaz.com **Jeff Hays**

480.889.2552 (D) 602.373.8800 (M) jhays@cpiaz.com



COMMERCIAL PROPERTIES INC.

Locally Owned. Globally Connected. FORFAC International

TEMPE: 2323 W. University Drive, Tempe, AZ 85281 | 480.966.2301 SCOTTSDALE: 7025 N. Scottsdale Rd., Suite 220, Scottsdale, AZ 85253 | www.cpiaz.com