

CENTRAL PASEO MEDICAL CENTER INVESTMENT OR OWNER/USER SALE



7550 N. 19TH AVENUE | PHOENIX, AZ 85021

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PROPERTY OVERVIEW

PROPERTY SUMMARY

Property Address: 7550 N. 19th Avenue
Phoenix, AZ 85021

Price: \$1,769,470

Price PSF: \$95/SF

Total Building Size: ±18,626 SF

First Floor: ±9,313 SF

Second Floor: ±9,313 SF

Total SF Occupied: ±8,958 SF

Parking Ratio: 7.52/1,000 SF

Zoning: C-O

Parcel Number: 157-19-079B

PROPERTY HIGHLIGHTS

- Garden style medical office building
- Prominent frontage on 19th Ave
- Excellent parking ratio 7.52/1,000
- Professionally managed and maintained
- Light rail stop within walking distance (Northern & 19th Ave)
- Within minutes from I-17 Freeway

AERIAL OVERVIEW





(SPEC SUITE)

DEMOGRAPHICS

POPULATION	1 MILE	3 MILES	5 MILES
2020 Total Population:	25,748	194,873	473,355
Pop Growth 2020-2025:	8.18%	7.60%	8.06%
2020 Total Households:	10,985	73,474	181,239
2020 Avg Household Income:	\$61,544	\$66,591	\$67,624

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