7TH GATE CENTER

A GATEWAY TO PHOENIX

1601 N 7th Street
Phoenix, AZ



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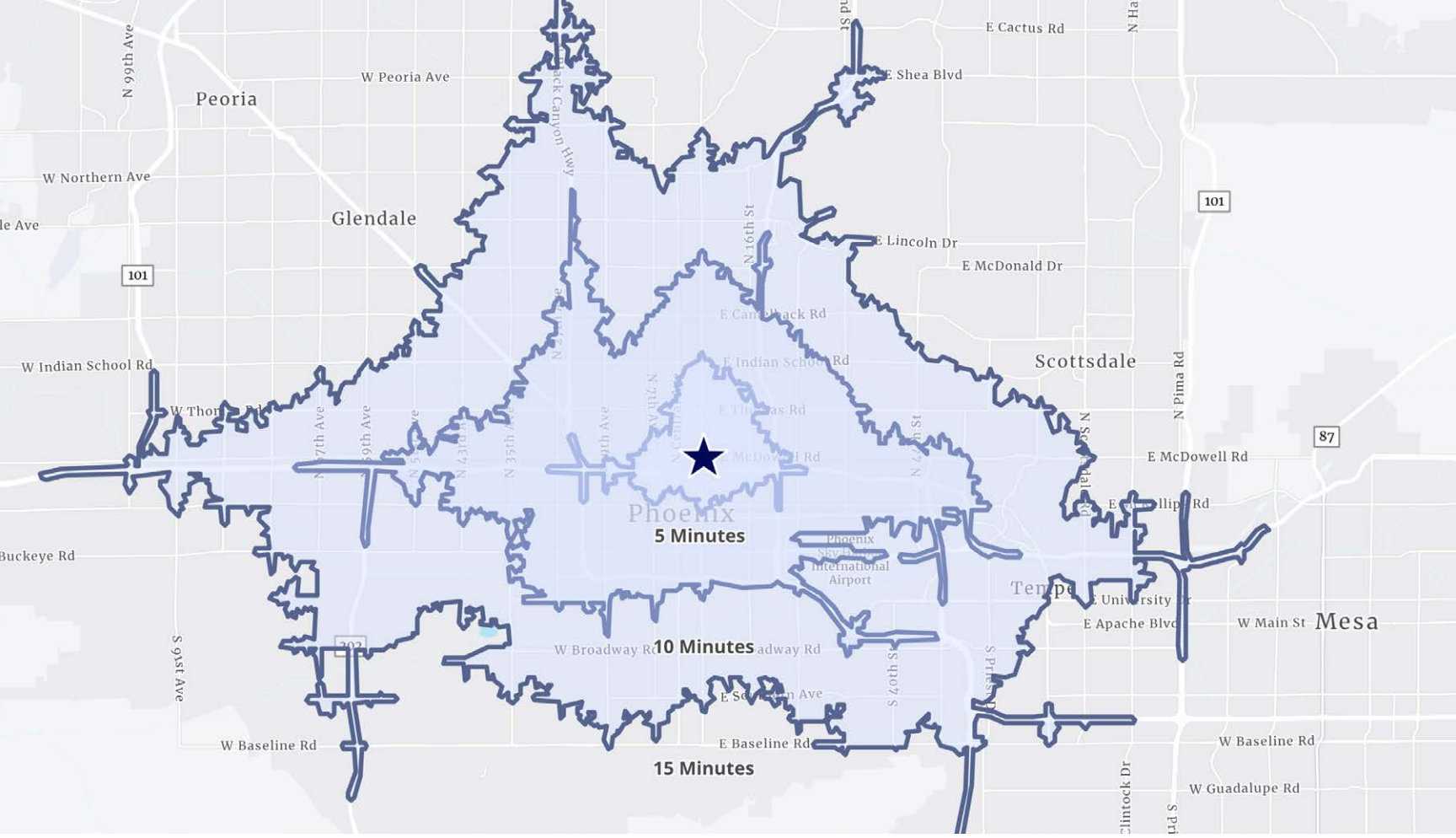






PROPERTY HIGHLIGHTS

- **PARKING**: UNDERGROUND GARAGE & SURFACE PARKING AVAILABLE
- PRIVATE BALCONY ACCESS
- **AVAILABLE SUITE SIZE** ±1965 - 7500 RSF
- CLOSE TO I-10, I-17 AND SR-51
- WALKABLE AREA AMENITIES
- MONUMENT SIGNAGE AVAILABLE



DEMOGRAPHICS WITHIN 3-MILES

2025 POPULATION
147,505

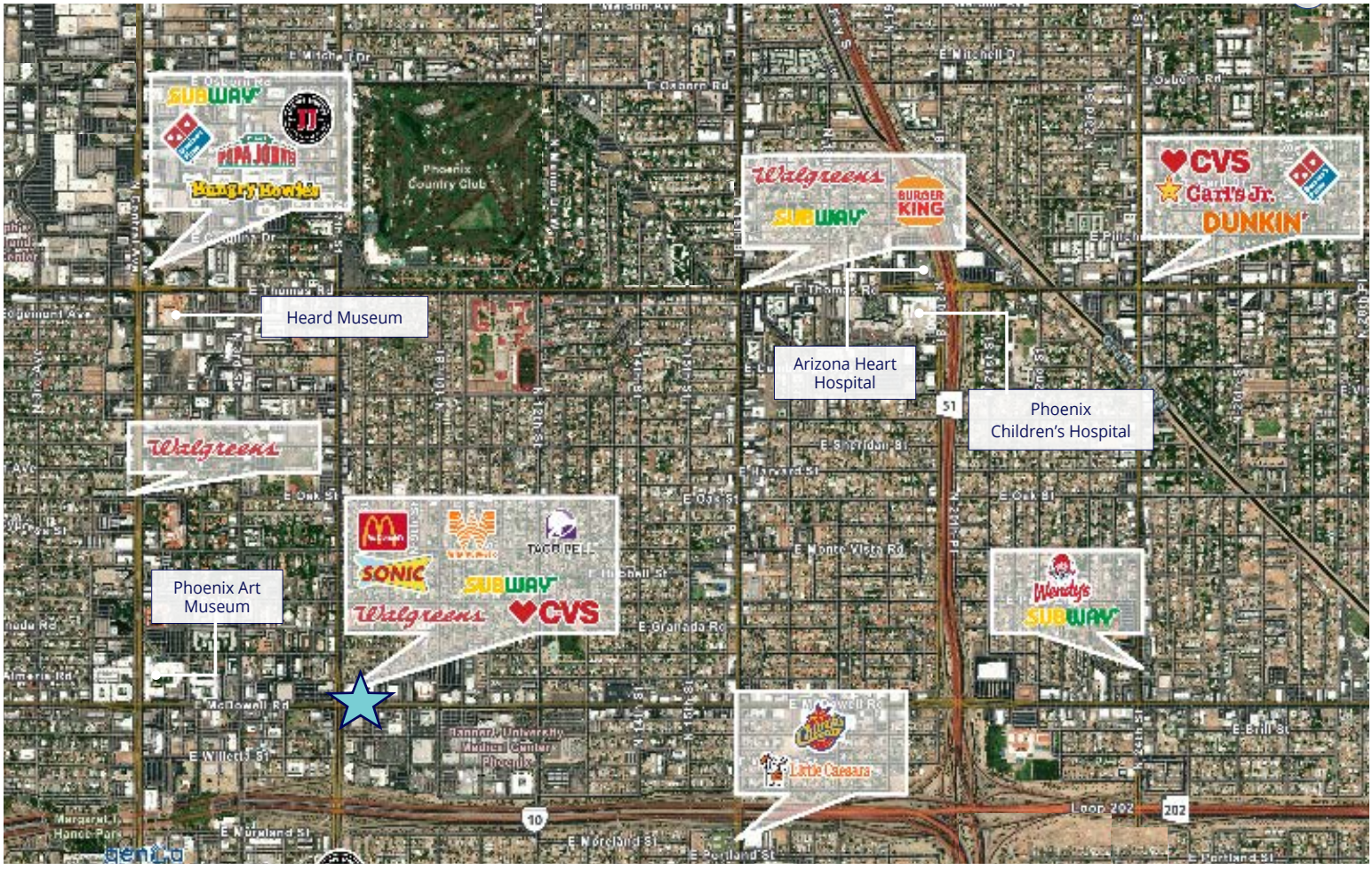
2025 AVERAGE HOUSEHOLD INCOME
$96,435

COLLEGE DEGREES(25+)
36%

2025 AVERAGE HOUSING VALUE
$559,317

WORKFORCE POPULATION (16+)
84,950

EMPLOYED POPULATION
82,011



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