

7TH GATE CENTER

A GATEWAY TO PHOENIX

1601 N 7th Street
Phoenix, AZ



Colliers



PROPERTY HIGHLIGHTS



PARKING: UNDERGROUND GARAGE
& SURFACE PARKING AVAILABLE



**PRIVATE BALCONY
ACCESS**



AVAILABLE SUITE SIZE
±1965 - 7500 RSF



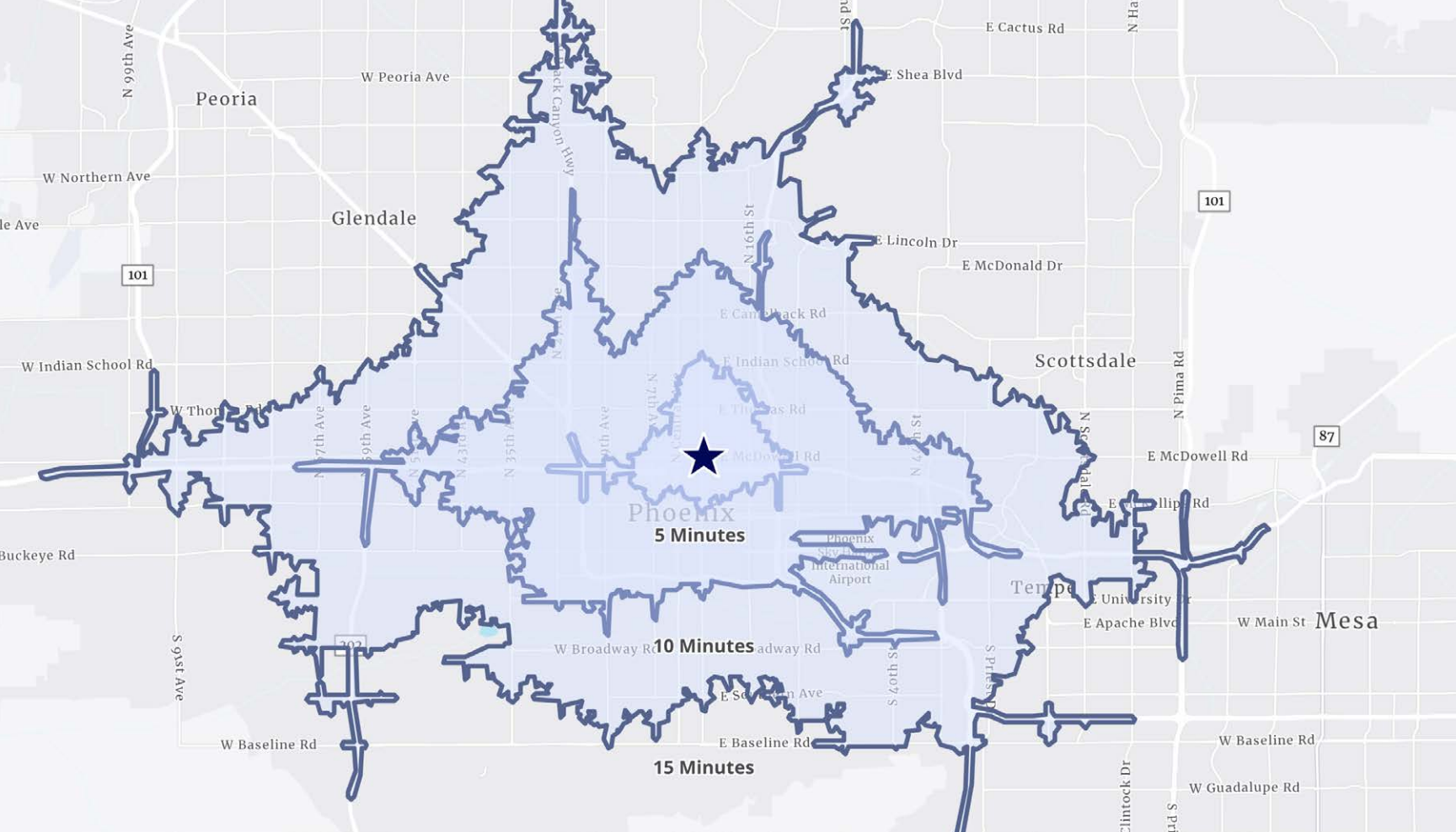
**CLOSE TO I-10, I-17
AND SR-51**



**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



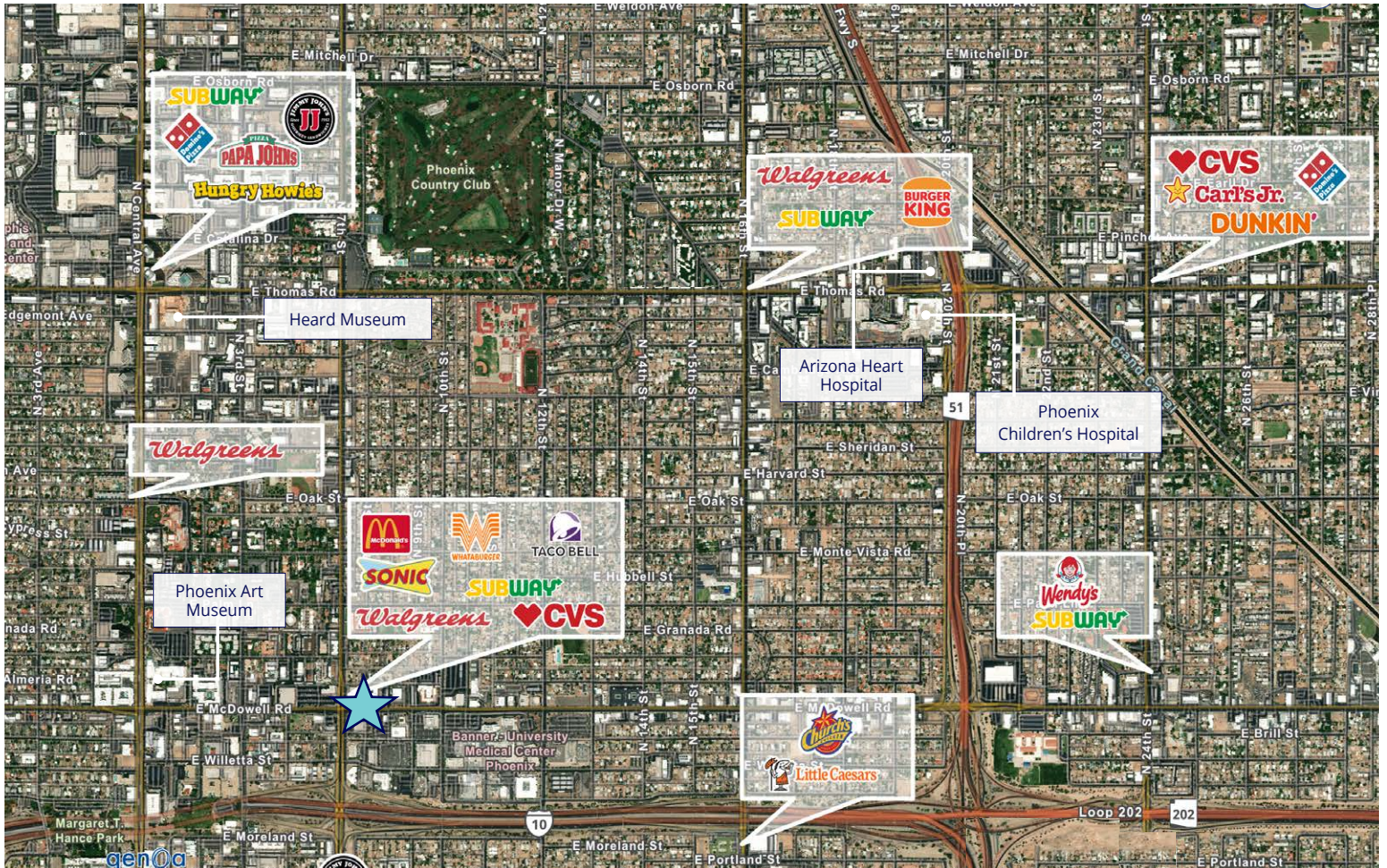
WORKFORCE
POPULATION (16+)

84,950



EMPLOYED
POPULATION

82,011



OFFICE LEASING:

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