



5832 WEST SAN MIGUEL AVENUE

GLENDAL, ARIZONA 85301

650 Square Feet, Suite 3

\$1,300/Per Month, Modified Gross

Densely Populated Area

High Traffic Counts

South of Bethany Home Road on 59th Avenue

Close Proximity to Grand Avenue

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
AVERAGE AGE:	31.0	31.9	32.4
POPULATION:	23,446	212,953	537,609
AVERAGE HH INCOME:	\$57,545	\$71,993	\$78,789

TRAFFIC COUNTS	VPD
59TH AVENUE:	20,378
BETHANY HOME RD:	22,396
YEAR BUILT/RENO:	1978/1984
LOT SIZE	0.54 AC
ZONING	C-2, Glendale
PARCEL NUMBER	144-32-007

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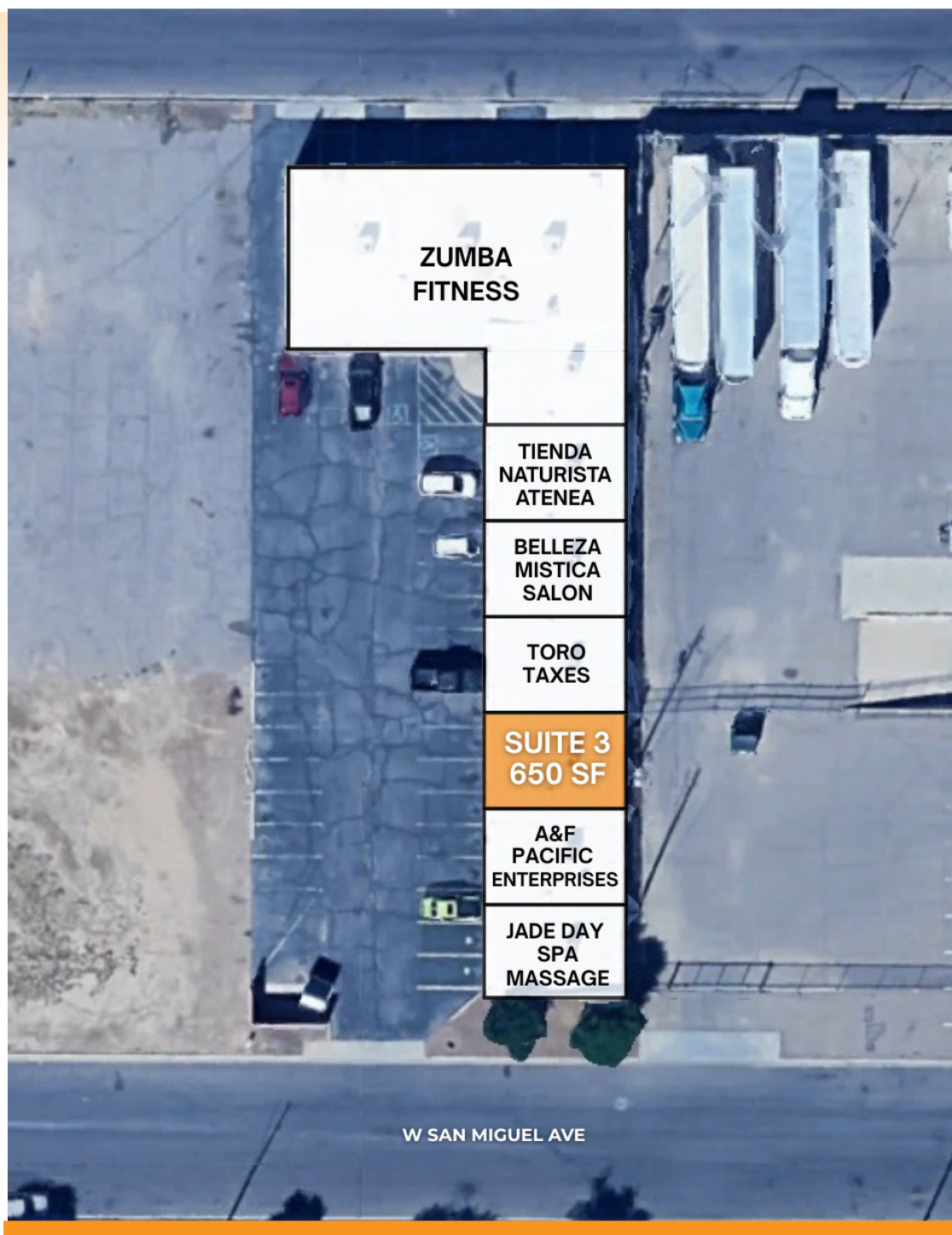
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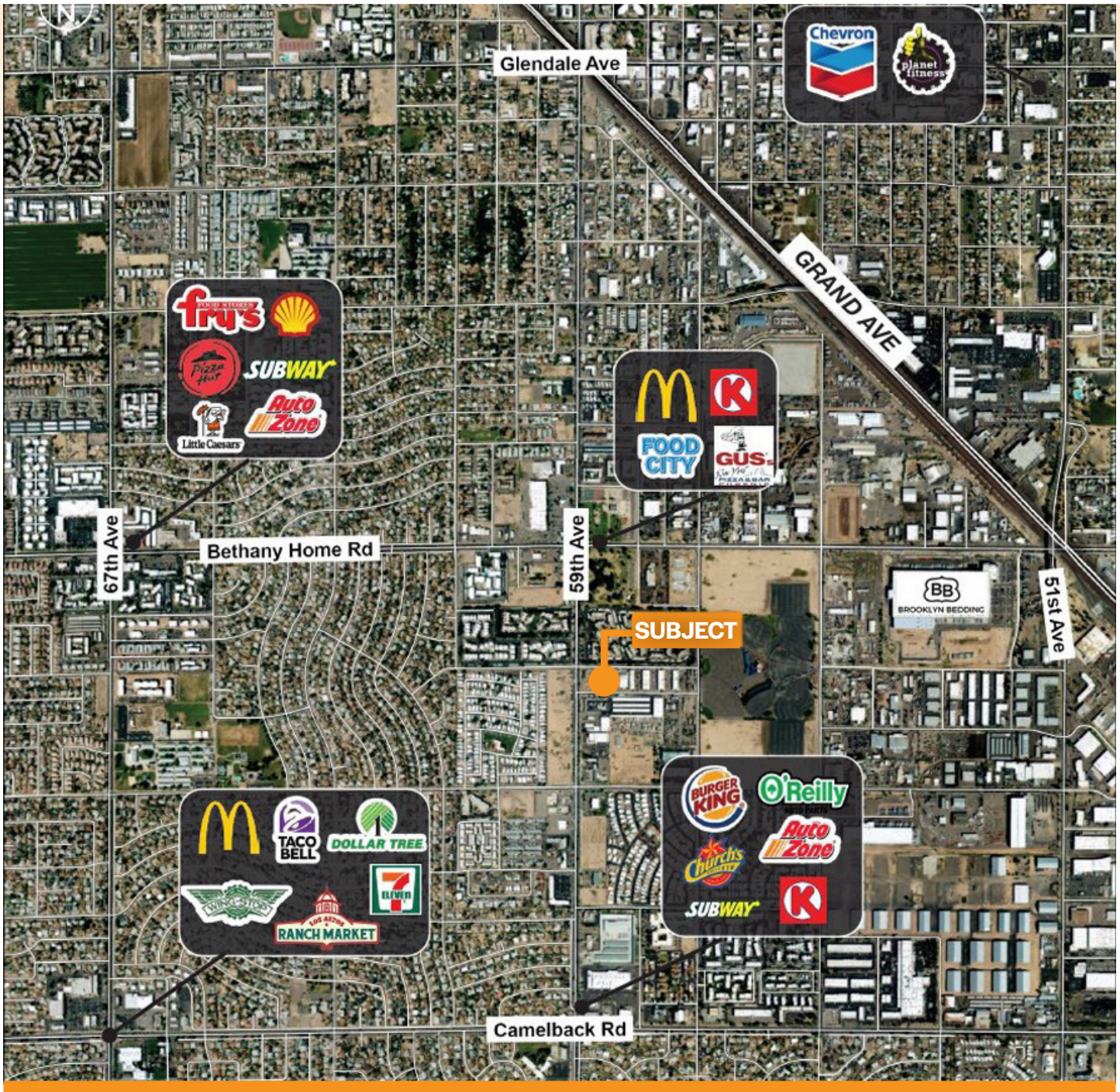
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