>>>>>> For Sale

Income In-Place / Owner-User Investment

1937
E. Broadway Rd.
Tempe, AZ 85282



Popular Tempe location, close to Arizona State University and shopping, dining and entertainment on Mill Avenue. The property offers convenient access to Loop 101 and the light rail transit system on Apache Boulevard. Close to a major UPS Distribution Center and US Post Office.



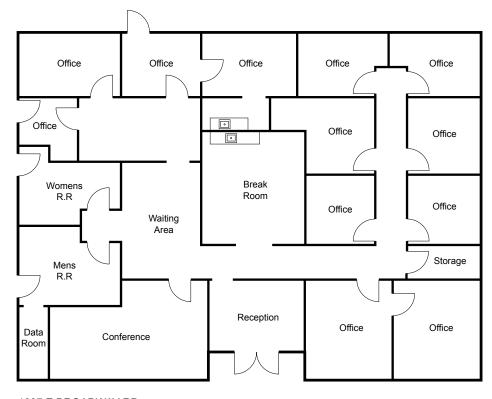




>>>>>> For Sale

Income In-Place / Owner-User Investment

1937 E. Broadway Rd., Tempe, AZ 85282



1937 E BROADWAY RD 3,536 SF Available: 3,536 SF

Price: \$477,360.00 (\$135.00 PSF)

Year Built: 1977, refurbished 2004

Parking Ratio: 5.5/1,000

Zoning: R-0

Building Features

- Garden Office space is built-out with 12 private offices, break room, conference room and private restrooms
- Great Visibility Building Fronts Broadway Rd.
- Monument Signage Available
- Beautiful landscaping throughout the property mature trees and shrubs
- Covered/Reserved Parking Available

Demographics

Population		
1 Mile	3 Miles	5 Miles
21,287	155,375	363,337

67,311 cars travel daily on Broadway Rd. and McClintock Dr. 20 minute drive to Sky Harbor International Airport

PHILIP WURTH, CCIM 602 222 3310 SCOTTSDALE, AZ philip.wurth@colliers.com COLLIERS INTERNATIONAL 8360 E. Raintree Dr. | Suite 130 Scottsdale, AZ 85260 www.colliers.com/greaterphoenix

This document/email has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and/or its licensor(s).

© 2018 All rights reserved.



>>>>>>>>> Amenity Map

1937 E. Broadway Rd., Tempe, AZ 85282

Adjacent property at

1949 E. Broadway Rd.

is also for sale:

±4,272 SF | \$150.00 PSF

Ask broker for details.







