

WOLF

REALTY, INC.



14021 N. 51st Ave, Ste 114 • Glendale, AZ 85306-4840
Phone: (602) 843-5200 • FAX: (602) 843-5718

FOR SALE

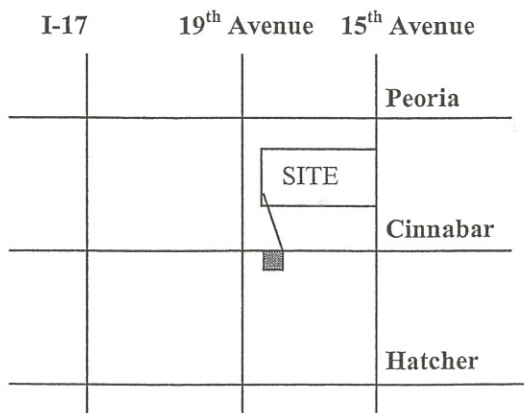
1812 W Cinnabar Avenue

- * C-2 Zoning
- * Secure single user Building
- * 8 surface parking
- * 140' east of 19th Avenue
- * Taxes: \$2306 (2018)
- * Original construction 1976 (remodeled)
- * APS 200 AMP single phase
- * Phoenix water/sewer
- * 6'0" double door
- * I-17 Freeway Close
- * APN: 158-38-100K

Offered at \$185,000.00, \$86./ sqft.

This 2160 sqft of single user building offers large open work spaces, reception, private office, and restroom. Newer Central HVAC plus second split system for 2 HVAC zones
Secure in design with narrow sidelights next to each front door.
North central location with easy freeway access. Office or retail. Low maintenance exterior and grounds.

(Site Plan On Reverse Side)



For Details & Showing

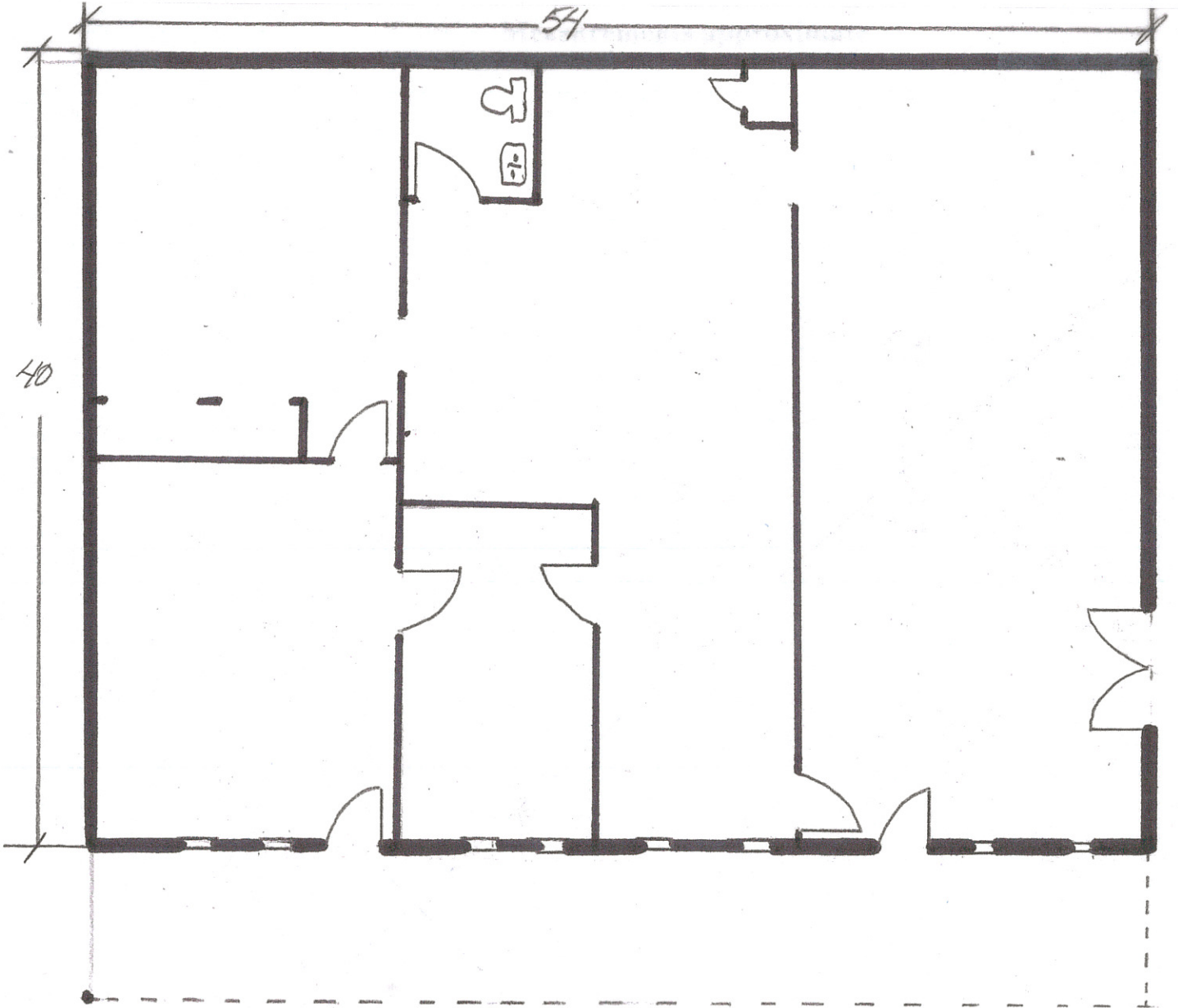
SCOT E. HALL
Wolf Realty, Inc.
14021 N. 51st Avenue #114
Glendale, AZ 85306-4840
Phone 843-5200

Information furnished is from sources deemed reliable. We have no reason to doubt it's accuracy, but we do not guarantee it. Purchaser should independently verify all information. This offering is submitted subject to errors and omissions, change in price, sale, financing and/or withdrawal without notice.

NORTH ↑

No Scale

Measurements approximate



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11/02/2015