

FOR SALE

14501 N CAVE CREEK ROAD | PHOENIX, AZ

CAVE CREEK MOUNTAIN PRESERVE LAND

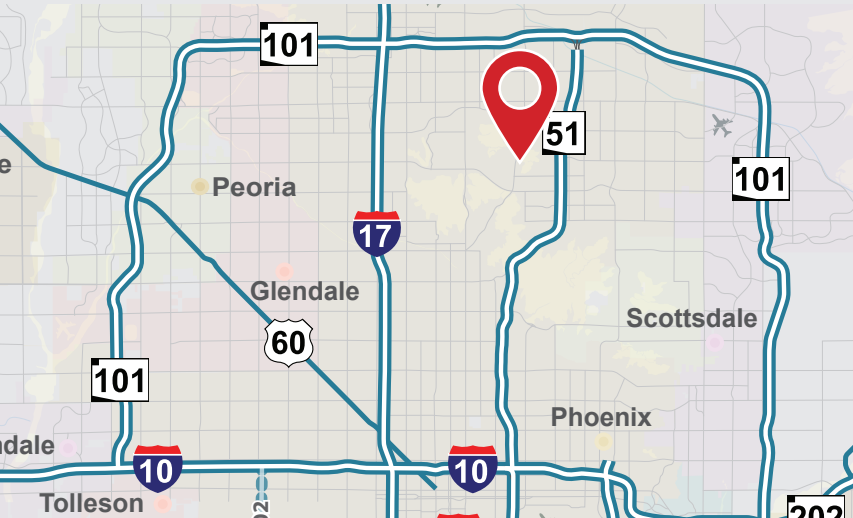
SALE PRICE: \$349,900 (\$3.99 PSF)

2 ACRE HILLSIDE LOT:

Next to the Phoenix Mountain preserve. This location has a high traffic count and high visibility. Located Between Sweet Water Ave & Greenway Rd.

- ±87,759 SF
- Great View
- C-2 Zoning
- APN: 214-51-001H

| Demographics (CoStar) | 1 mi | 3 mi | 5 mi |
|------------------------|----------|----------|----------|
| 2019 Total Population: | 20,189 | 133,633 | 328,846 |
| 2024 Population: | 22,264 | 142,823 | 353,723 |
| Average Age: | 39.90 | 39.10 | 38.40 |
| 2019 Total Households: | 7,669 | 55,604 | 133,024 |
| Median Household Inc: | \$70,991 | \$57,668 | \$57,302 |



EXCLUSIVE ADVISORS

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The information contained herein has been obtained from various sources. We have no reason to doubt its accuracy; however, J & J Commercial Properties, Inc. has not verified such information and makes no guarantee, warranty or representation about such information. The prospective buyer or lessee should independently verify all dimensions, specifications, floor plans, and all information prior to the lease or purchase of the property. All offerings are subject to prior sale, lease, or withdrawal from the market without prior notice.
Effective 05 22 19



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