

# Fully Equipped & Furnished Restaurant Now Available For Sale

300 South Phelps Drive • Apache Junction, AZ 85120



**SALE PRICE: \$475,000**  
(\$78 PSF)

- ±6,054 SF
- Parcel No. 101-14-001V
- Taxes \$21,230
- Freestanding Building
- Located Just South of SWC of Apache Trail & Phelps Dr.
- Zoning: CB-2
- Located on 1.45 Acres
- Year 2000 Construction
- 9.68/1,000 Parking Ratio (60 Surface Spaces)
- Select Neighbors Include Fry's CVS, Walgreens, Pizza Hut, Los Gringos, Village Inn and more!



## DISCLAIMER:

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 price change, prior sale, lease, or withdrawal from the market without prior notice. Effective Date: 05/29/19



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Locally Owned. Globally Connected. 

TEMPE: 2323 W. University Drive, Tempe, AZ 85281 | 480.966.2301  
SCOTTSDALE: 8777 N. Gainey Center Dr., Suite 245, Scottsdale, AZ 85258 | [www.cpiaz.com](http://www.cpiaz.com)

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