

# 15650 N. Black Canyon Highway

PHOENIX, AZ 85023

## FOR SALE

Listing Price \$1,395,000



### PROPERTY FEATURES

- 11,800 SF
- Excellent Visibility From Black Canyon Highway
- Strong Single Tenant, Leased Through 4/30/22 (same location since 1992)
- Masonry Construction
- Ample Open Parking Plus 4 Covered Spaces
- Convenient Access to Interstate 17 & the Loop 101 Freeway
- N. Black Canyon Hwy & W. Greenway Rd: 31,023 VPD
- N. Black Canyon Hwy & W. Kathleen Rd: 6,214 VPD
- Zoned IND-PK
- APN#207-42-300



www.SperryCGA.com

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Each office independently owned and operated.

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