



UNION HILLS CENTER I & II

NEC 35th Ave & Union Hills

3414 W Union Hills Dr & 18635 N 35th Ave Phoenix, AZ



8767 E. Via de Ventura
Suite 290
Scottsdale, AZ 85258
RGcre.com

KEVIN ROESSLER

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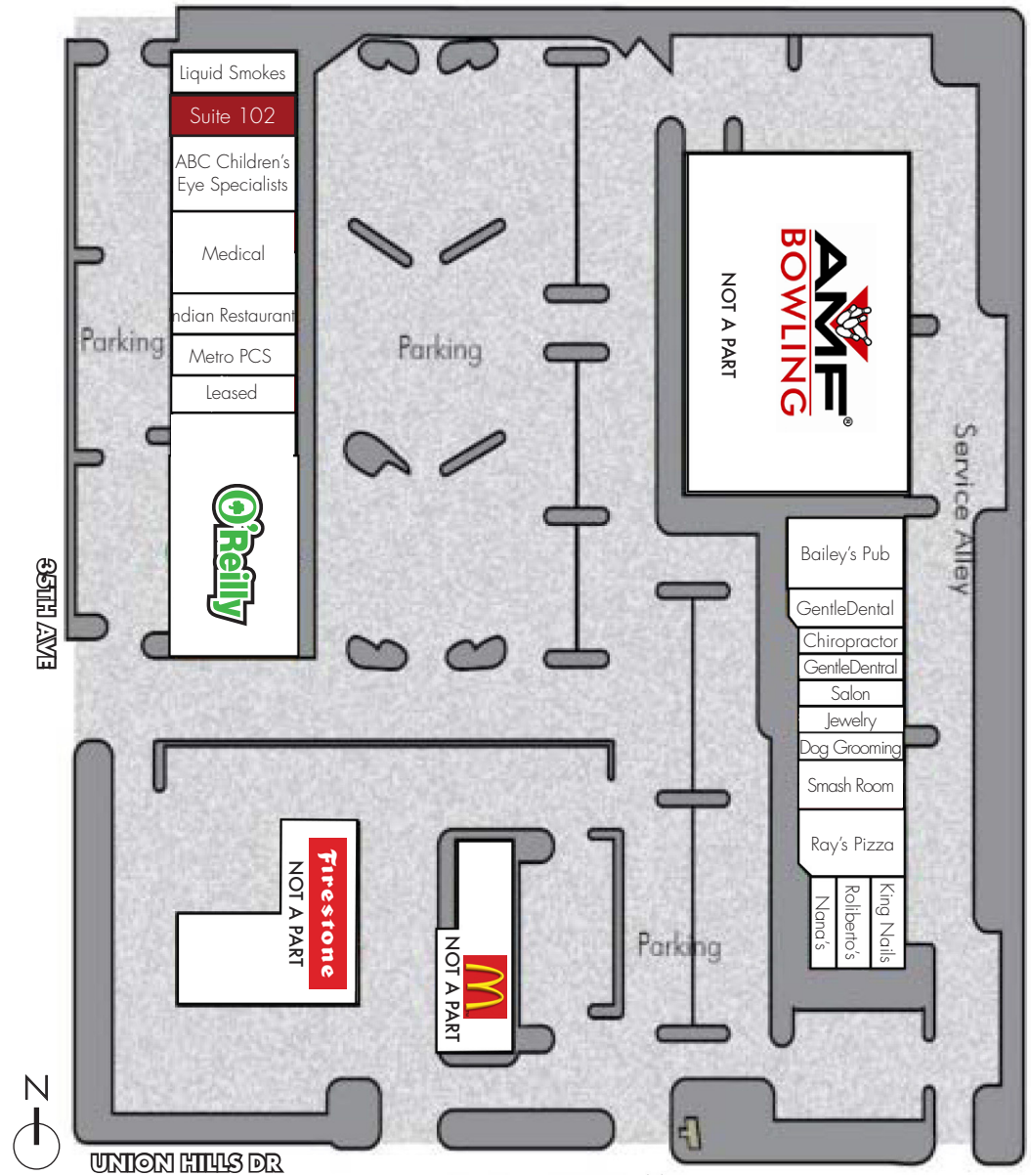
FOR LEASE

NEC 35TH AVE & UNION HILLS

Site Information

3414 W Union Hills Dr & 18635 N 35th Ave
Phoenix, AZ 85027

- Suite 102: ±1,170 SF Suite Available
- Excellent Visibility & Signage on 35th Ave
- High Traffic Counts
- Easy Access to Loop 101 & I-17
- Monument Signage Available



The information contained herein has been obtained from sources we believe to be reliable, however, Rein & Grosseohme and its agents have not conducted any investigation regarding these matters and make no warranty or representation expressed or implied regarding the accuracy or completeness of the information. Interested parties need to verify any information that is critical to their decision process and bear all risk for inaccuracies. References to square footage or age are approximate.

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DEMOGRAPHICS

(2019)

Population Estimates

1 Mile	15,745
3 Mile	122,865
5 Mile	315,350

Avg. Household Income

1 Mile	\$68,507
3 Mile	\$72,452
5 Mile	\$75,452

Households

1 Mile	6,147
3 Mile	46,612
5 Mile	122,505

TRAFFIC COUNT

(2019)

35th Ave	29,381 VPD
Unions Hills Dr	30,418 VPD

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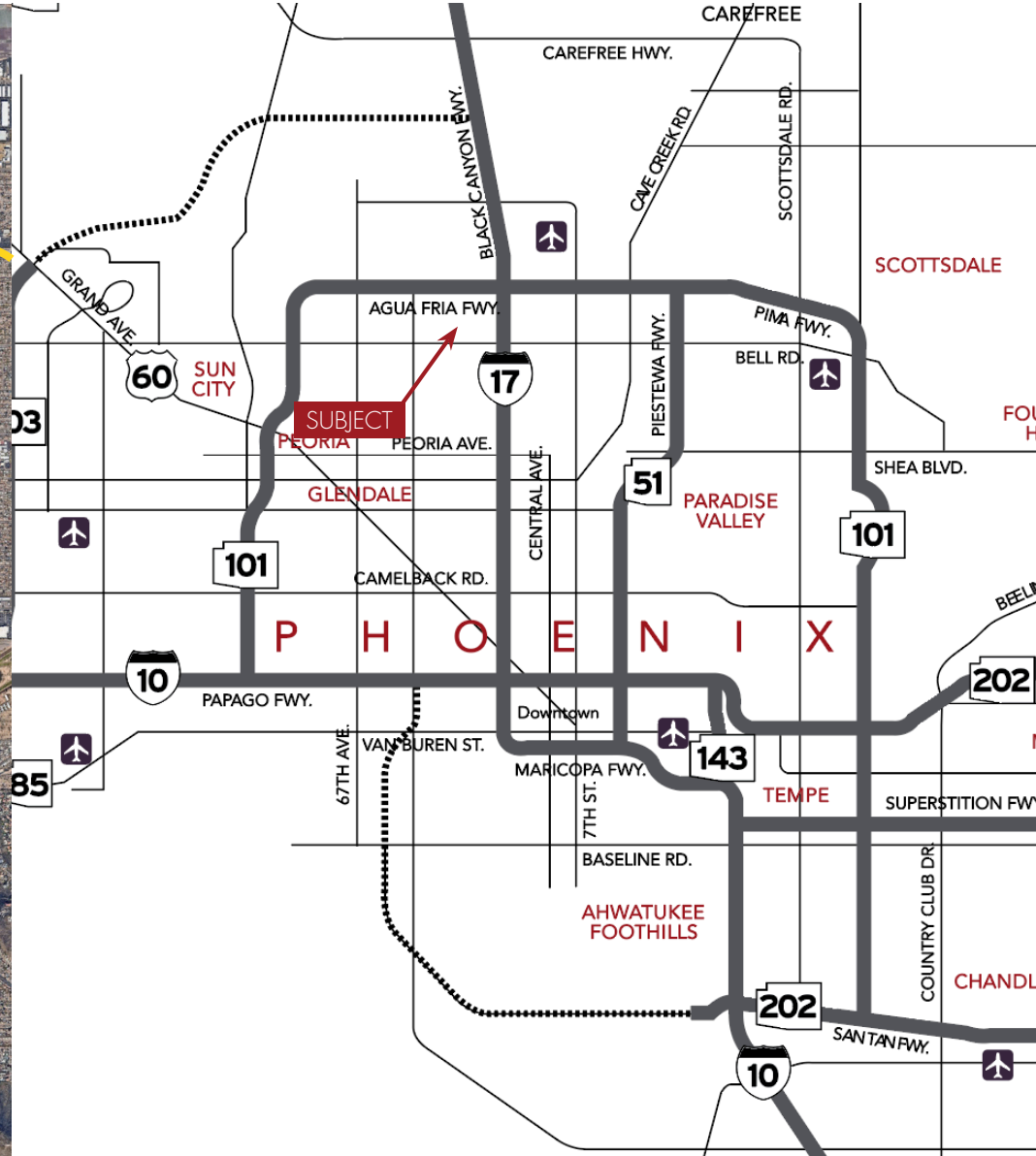
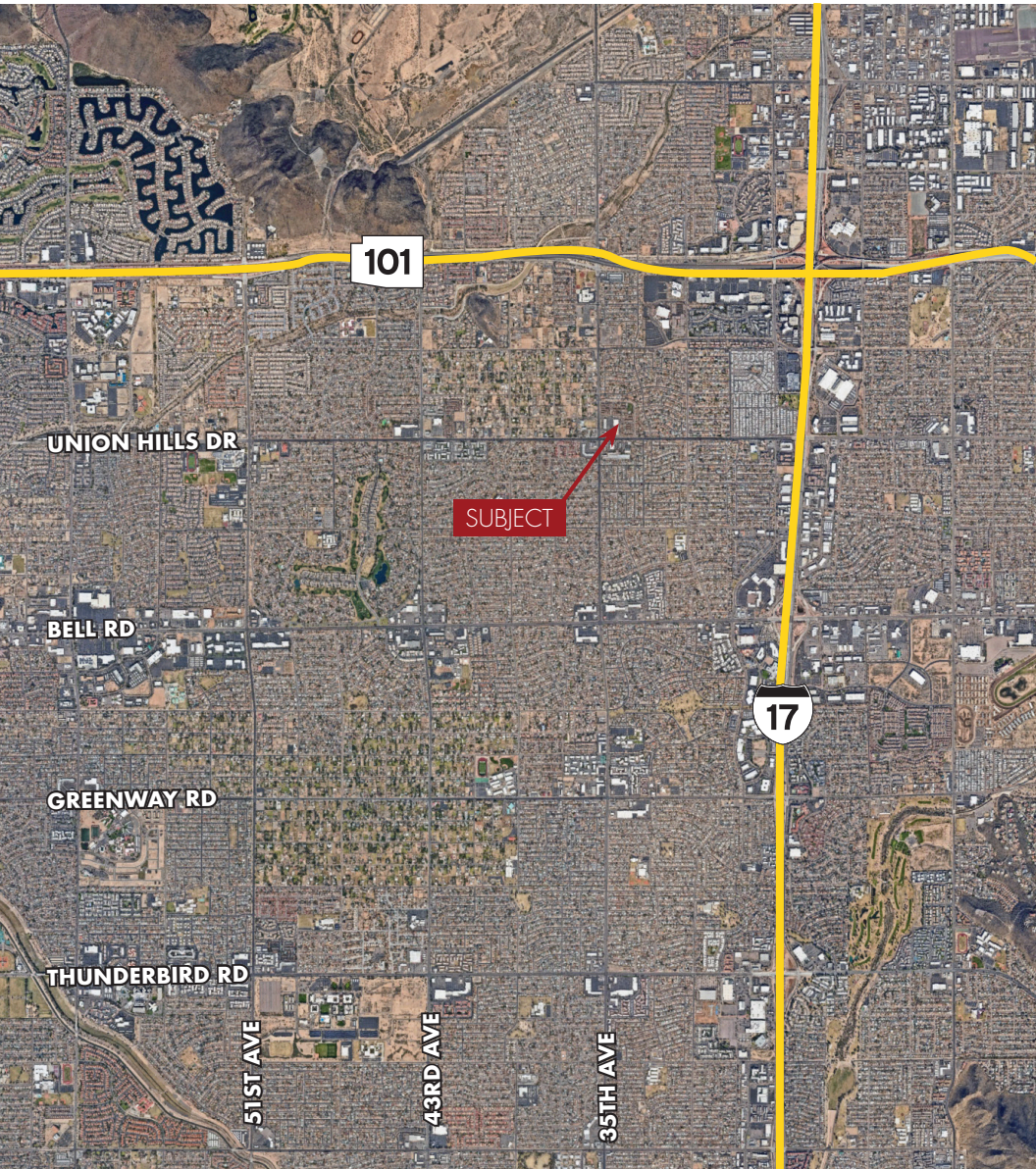
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Site Map

R&G

REIN & GROSSEHME
COMMERCIAL REAL ESTATE



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