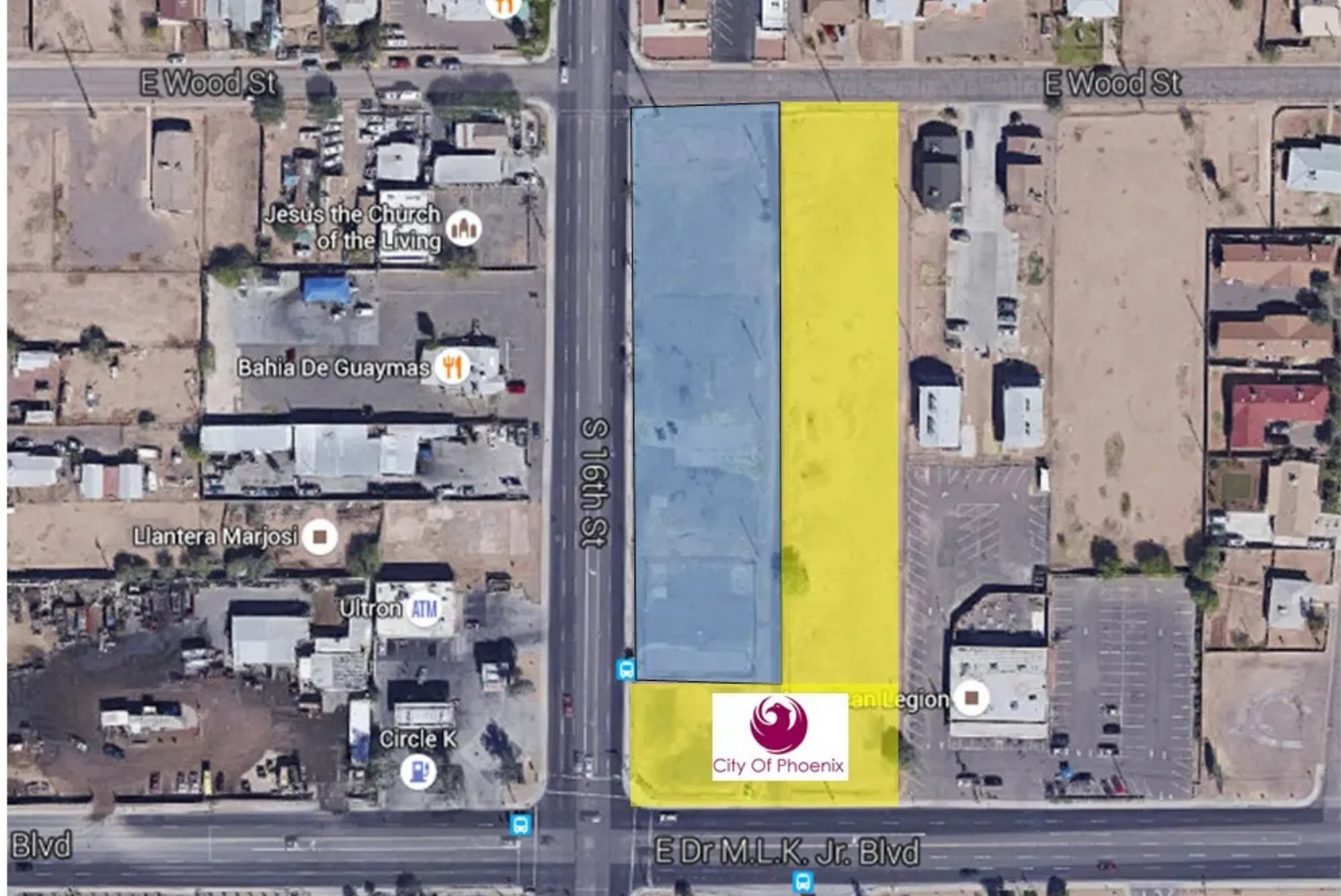




FOR SALE | LAND

Commercial Land

4221 S 16th St | Phoenix, AZ 85040

PRESENTED BY:

Don Mortensen Principal, Broker | 602.451.3684 | don@lraphx.com

LRA

Commercial Land

4221 S 16th St | Phoenix, AZ 85040

PROPERTY SUMMARY

Sale Price: \$790,000

Lot Size: 1.18 Acres

APN #: 122-39-085

Zoning: C-3

Cross Streets: South 16th Street & East
Wood Street



PROPERTY HIGHLIGHTS

- C-3 Zoning
- High Traffic & Visibility
- Many potential uses

LRA

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www.lrarealestate.com

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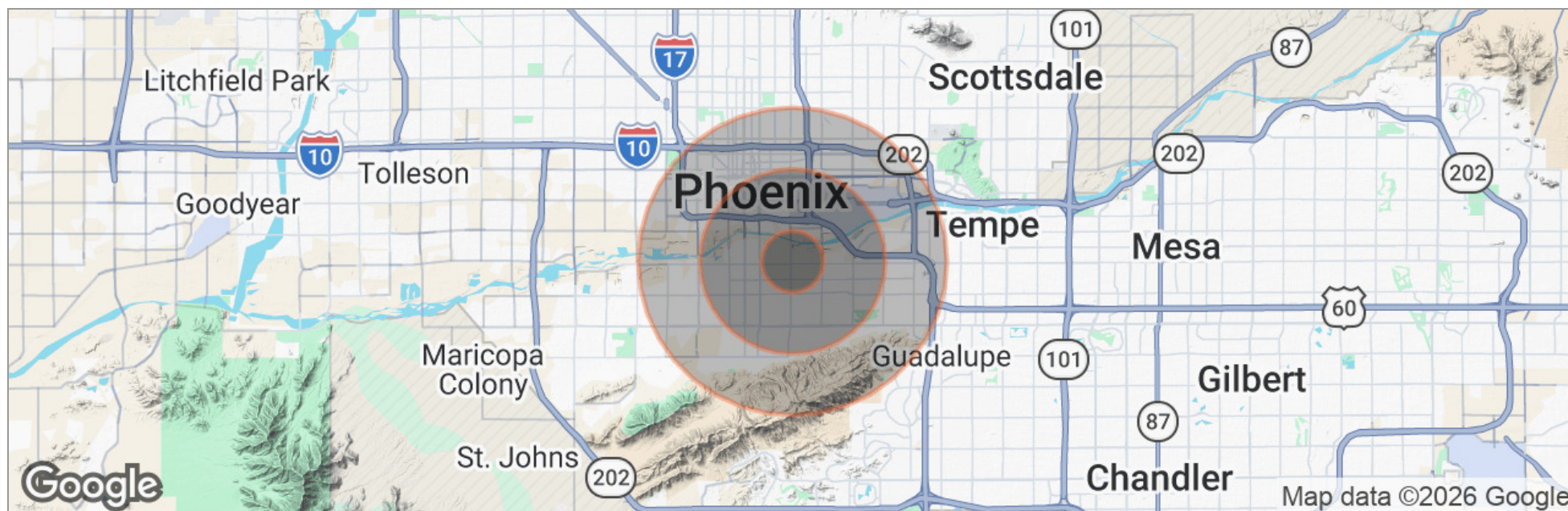
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Commercial Land

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	1 Mile	3 Miles	5 Miles
Total Population	9,458	77,871	214,804
Population Density	3,011	2,754	2,735
Median Age	29.0	28.7	28.9
Median Age (Male)	29.4	28.7	28.5
Median Age (Female)	29.0	28.9	29.0
Total Households	3,058	23,767	68,490
# of Persons Per HH	3.1	3.3	3.1
Average HH Income	\$39,481	\$45,703	\$45,139
Average House Value	\$169,582	\$201,433	\$230,027

* Demographic data derived from 2020 ACS - US Census