



EAST EL PASO STAND ALONE BUILDING

7705 PHOENIX AVE, EL PASO-EAST



**IMMEDIATELY
AVAILABLE FOR LEASE
APPROX. 1,860 RSF**

PROPERTY HIGHLIGHTS

- Approx 1,860 RSF Stand Alone Building Located on Approx. .5 Acre, Adjacent to Hacienda Park
- Minutes to Interstate 10, Exit 28
- Surrounded by Residential Developments, within 1 mile of 2 High Schools, 3 Middle Schools, 5 Elementary Schools, and 5 Private Schools
- Large Parking Lot
- Signage Available on the Front of the Building
- Perfect Location for a Party Hall or a Variety of Other Businesses



TRAFFIC COUNT

15,523 At the Intersection Phoenix Ave. and Giles Rd. per day

NEARBY

Las Palmas Del Sol Medical Center, El Paso Community College

