

McClintock Dr. & Southern Ave. | Price: Contact Brokers for Pricing  
1875 E. Del Rio Dr. | LDS Church Tempe Mission House For Sale  
±5,631 SF | ±0.813 AC | Residential • School • Live/Work • Redevelopment Opportunity



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**NAI**Horizon

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# Property Information



<b>Location:</b>	1875 E. Del Rio Drive
<b>Lot Size:</b>	±0.8136 Acres (27,201 SF)
<b>Price:</b>	Contact Brokers for Pricing
<b>Zoning:</b>	R1-6, City of Tempe
<b>Parcel APN</b>	Part of APN: 133-34-006K

## Property Features

- Two buildings currently on site:
  - Single-family home approx. 3,731 SF
  - Office building approx. 1,900 SF
- Includes a fenced yard
- Adjacent to LDS Meeting House (Church)
- Offers unique live/work opportunity
- Zoned R1-6, City of Tempe
- Approximate lot dimensions: 144' x 265'

## Site/Location Features

- Convenient access to the US-60 & Loop 101 freeways
- Strong local demographics
- Proximity to ASU
- Located directly across McClintock High School
- 5 minutes to Banner Desert Medical Center
- Surrounded by retail, shopping, and family entertainment options

## Investment Opportunities

- Value-add or potential redevelopment site
- Lot split required to be completed

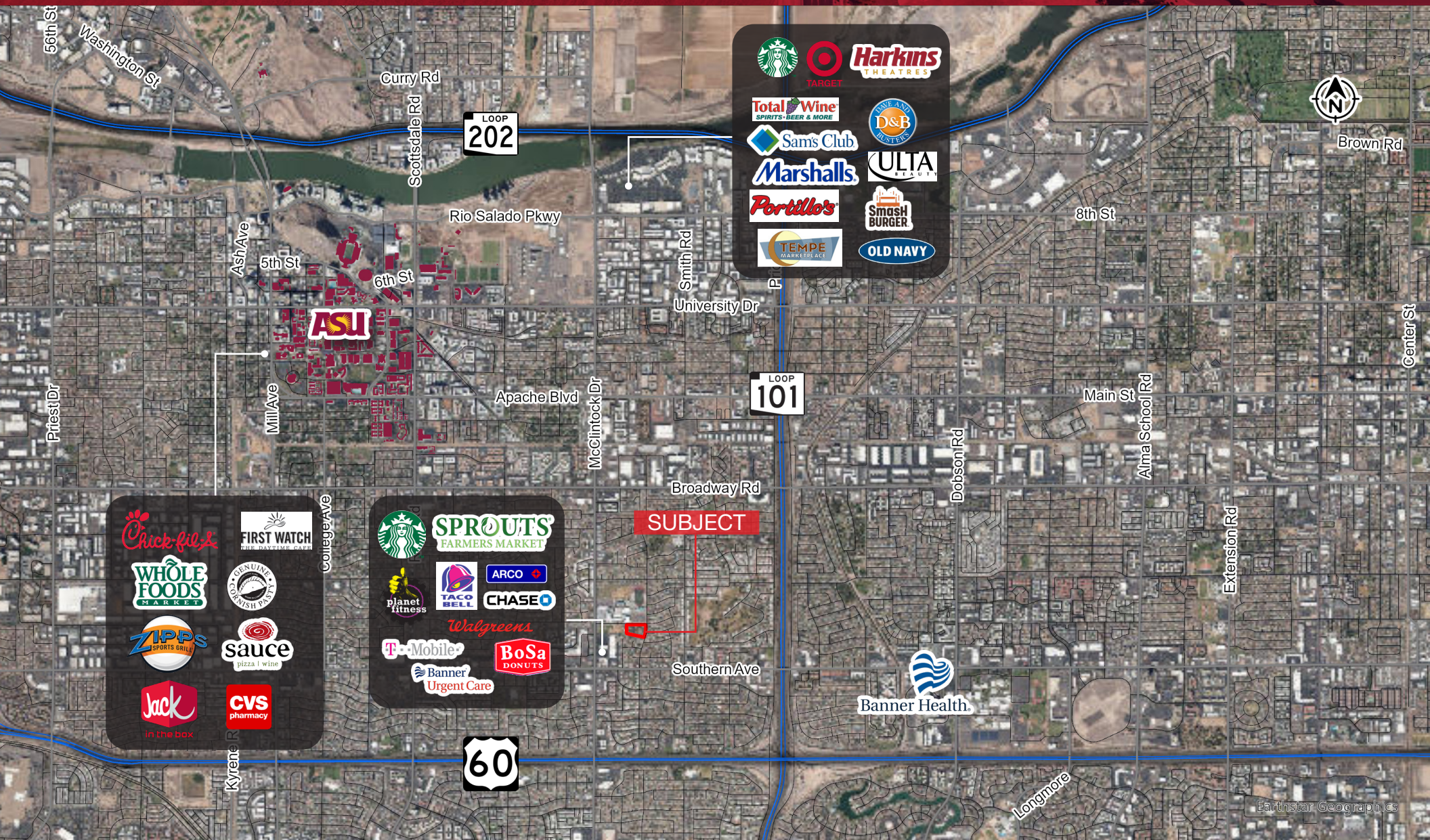
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# Amenities Map



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