



FOR LEASE

OFFICE/RETAIL/FOOD & BEV
SPACE WITH PATIO
@ THE COLLECTIVE SEDONA

7000 AZ-179, SUITE E-100
SEDONA, AZ 86351



LISTING TEAM

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BELL ROCK

DELLEPIANE RESTAURANT

SNAP FITNESS GYM

BOSA DONUTS

AVAILABLE SUITE E-100

CUCINA RUSTICA

MILEY'S CAFE

DECANTER WINERY

TESLA & RIVIAN CHARGING



Hilton
220 ROOMS



element
144 ROOMS



OFFERING SUMMARY

ADDRESS 7000 AZ-179, SEDONA AZ 86351

LEASE RATE \$3,931 + UTILITIES (\$24 NNN)

1,275 SF

SIZE

300 SHARED

PARKING

C-1

ZONING

SR 179

FRONTAGE

PATIO

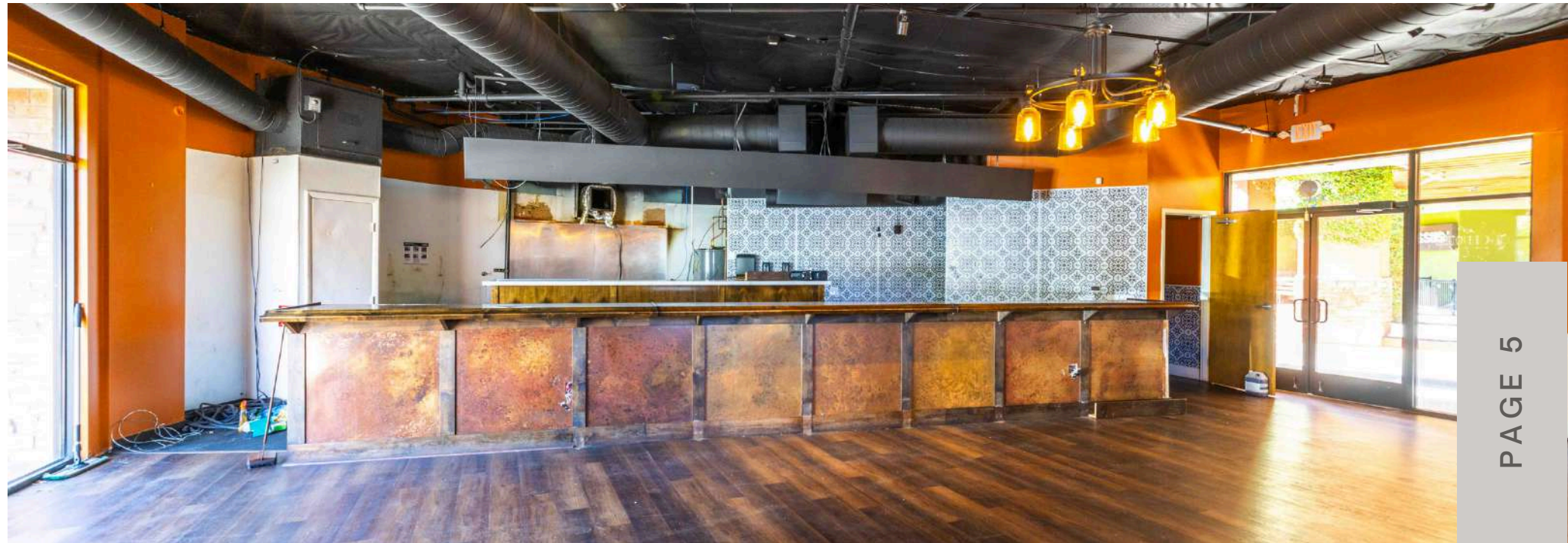
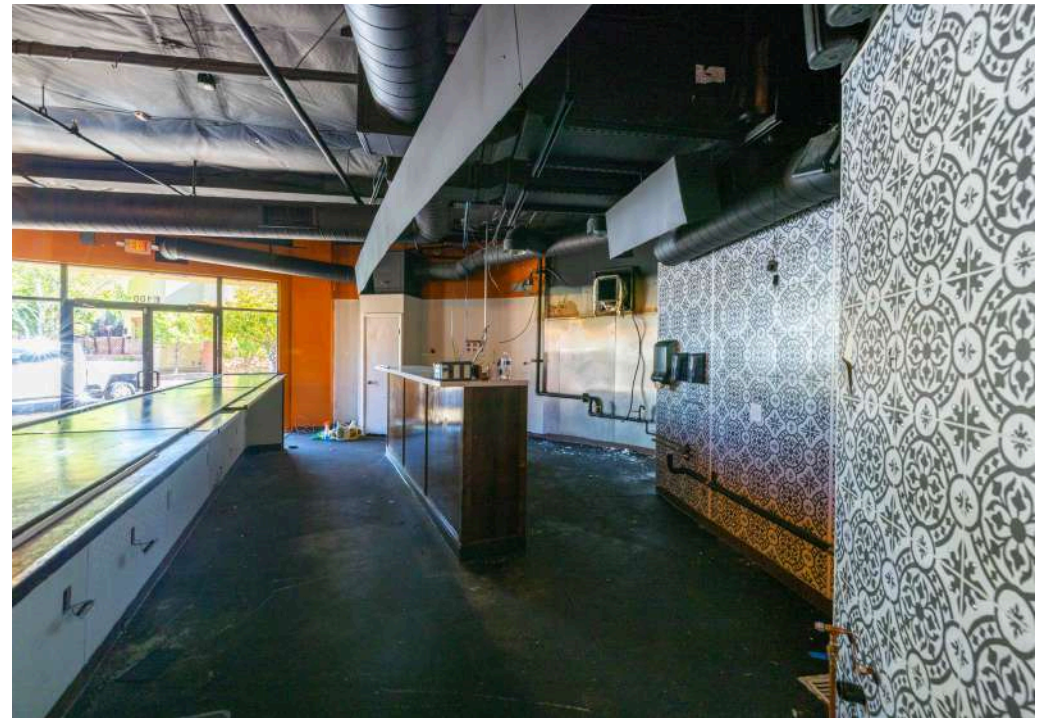
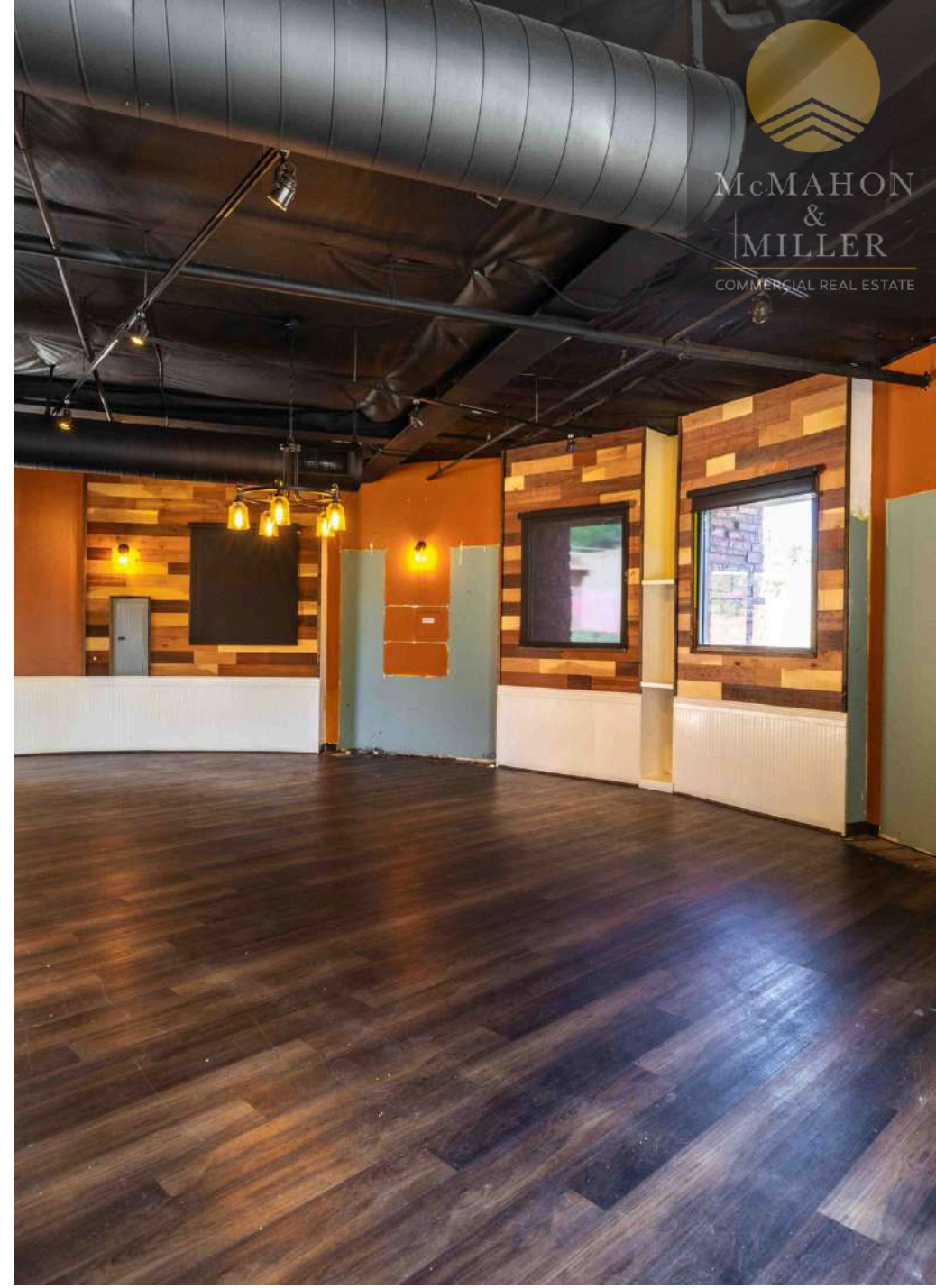
INCLUDED

DETAILS:

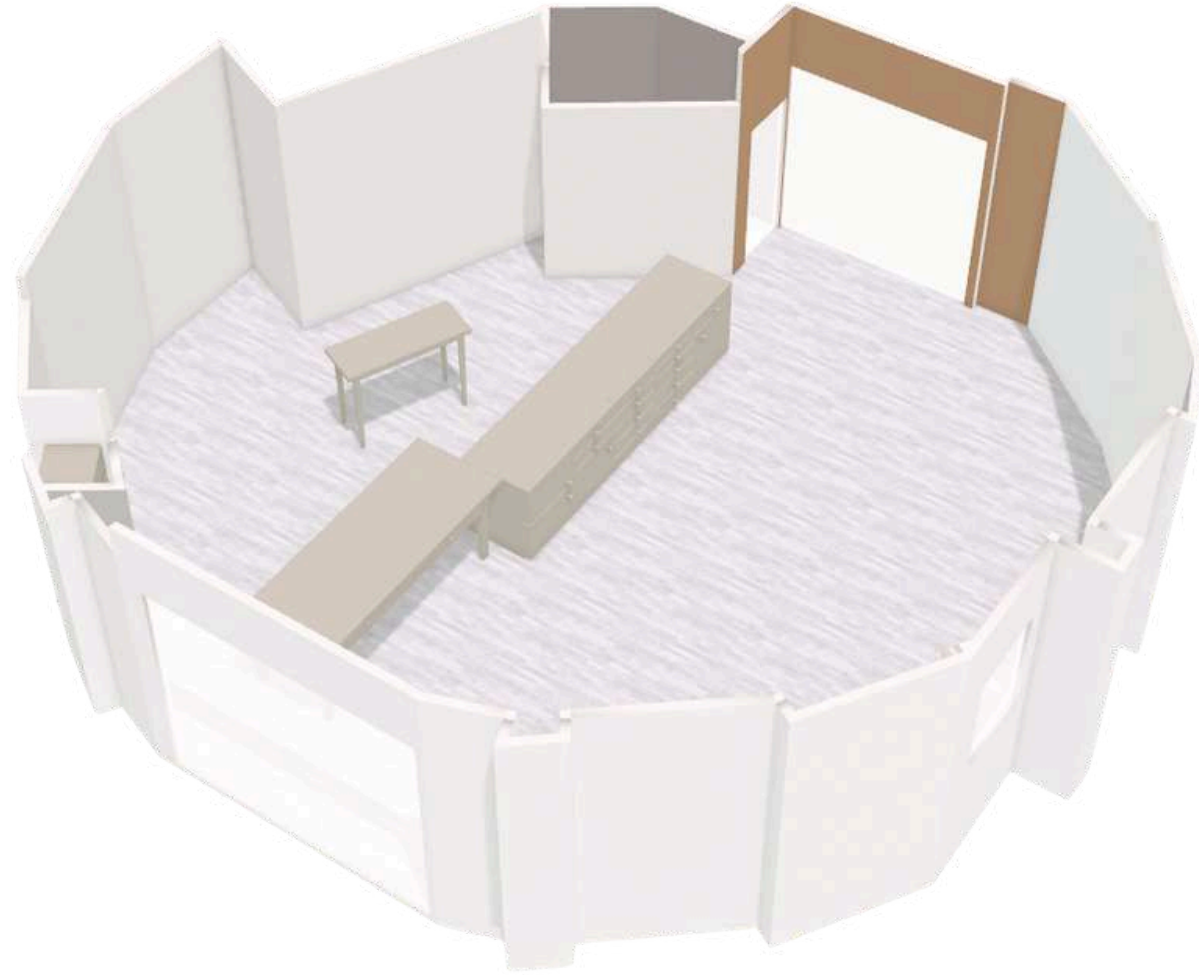
Class A neighborhood retail center in the Village of Oak Creek. This highly visible end-cap suite features an existing commercial layout with bar/counter area, open interior configuration, restroom, central air and heating, and 12-foot finished ceilings, along with patio potential and convenient access to abundant on-site parking. Positioned along Sedona’s primary gateway corridor with strong frontage on State Route 179, the space offers an excellent opportunity for restaurant, retail, or office conversion within one of the area’s most established mixed-use commercial destinations.



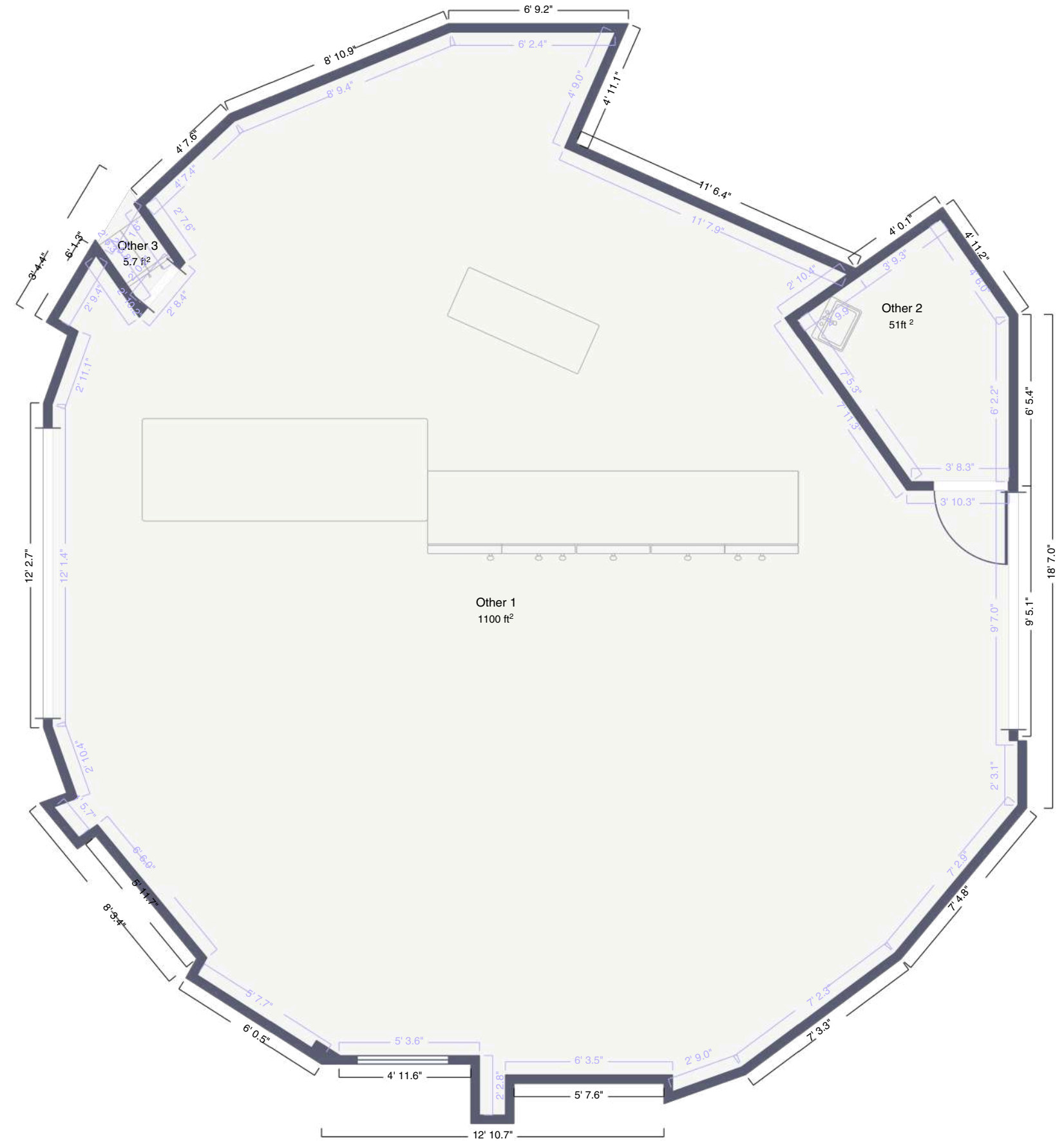
SUITE E-100



FLOORPLAN



Floorplan



AERIAL OF SITE



STE E-100
1,275 SF



Suite	Size(sf)	Total Rent	Tenant
A-100-102	1,574	N/A	Decanter Tasting Room
A-104	463	N/A	Rocky Road Ice Cream Co.
A-106	1,006	N/A	Desert Rat Trading Post
A-108-110	2,020	N/A	Miley's Cafe
A-112	1,004	N/A	Adorn Collection
A-116-118	2,523	N/A	Amtrust Bank
A-120-126	5,057	N/A	Cucina Rustica
B-100-2	1,151	N/A	Prep Kitchen for B-110
B-102-108	2,882	N/A	Peak Family Dental Care
B-110	1,400	N/A	New Restaurant Coming Winter 26'
C-100-104	2,661	N/A	BoSa Donuts
C-106	4,247	N/A	Dellepiane
C/D 200-1	7,100	N/A	Snap Fitness
D-100	3,752	N/A	Office / Medical
D-200-2	1,977	N/A	Spa & Special Purpose Services
E-100	1,275	\$3,931/mo	Fast casual/Dine-in/special events
E-200	723	N/A	Spa
G-100	2,033	N/A	Full Moon Saloon
G-101-102	2,820	N/A	Corporate Offices
G-200	5,500	N/A	Hilton Sedona Resort & Spa

SEDONA

Location

- 45 min south of Flagstaff
- 2 hours north of Phoenix
- 2 hours south of Grand Canyon
- 4.5 hours southeast of Las Vegas
- 7 hours east of Los Angeles

Airports

- Phoenix Sky Harbor (100 miles)
- Flagstaff Pulliam (26 miles)
- Sedona Airport (West Sedona)
- Cottonwood Airport (20 miles)

Activities

- 300+ recreational trails /250+ mi
- Sits in the middle of 1.8 million acres of national forest
- Oak Creek, golf, restaurants, and shopping

Major Employers

- Enchantment Resorts: 570+
- L'Auberge De Sedona: 250+
- Hilton Resort: 200+
- Pink Jeep Tours: 170+

SEDONA, AZ



Statistics provided by the City of Sedona and Yavapai College

Visitors Generate Significant Funding



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COMPANY WEBSITE



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&
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