



PADS & SHOPS AVAILABLE

NEC

**US 60 & SUPERSTITION
MOUNTAIN DR**

GOLD CANYON, AZ



PROPERTY SUMMARY

AVAILABLE Pad & Shop Spaces

LOCATION HIGHLIGHTS

- » Bashas' anchored shopping center
- » Daytime Population within 5 miles: 33,328
- » Great visibility from US-60 and Superstition Mountain Drive with over 35,000 VPD respectively
- » Co-tenants include: Bashas', Edward Jones, Jack in the Box, Leslie's Pool Supplies, State Farm, Subway, UPS Store and Wells Fargo Bank

NEIGHBORING TENANTS



TRAFFIC COUNTS

US 60

N ±41,776 VPD (NB & SB)
S ±35,069 VPD (NB & SB)

Superstition Mountain Dr

E ±7,646 VPD* (EB & WB)
W N/A VPD (EB & WB)

INRIX 2024, 2025*



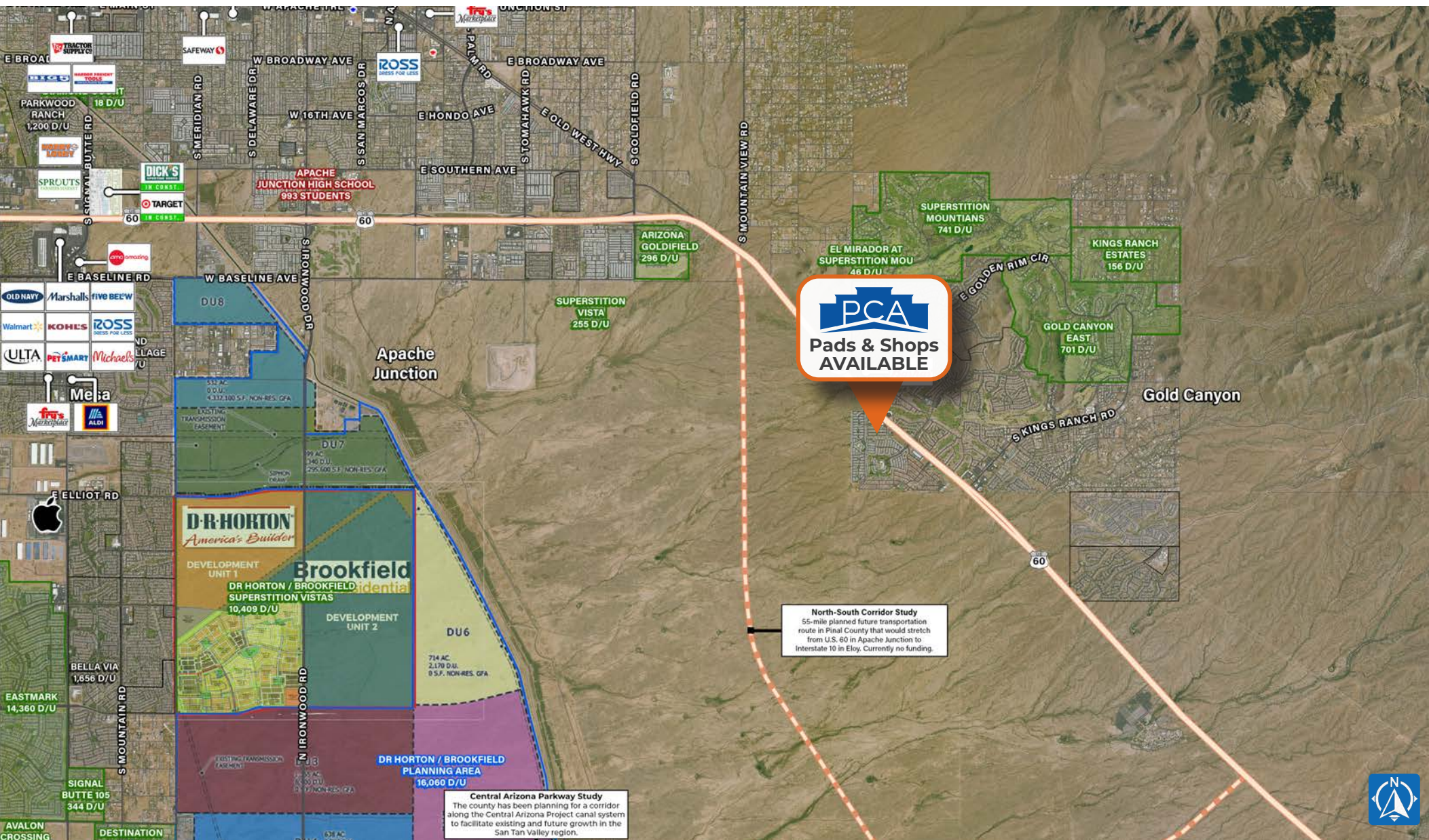
SITE PLAN



SUITE	TENANT	SF
D 101	Verizon	1,412
D 102	Wells Fargo Bank	1,253
D 103	Chen's Chinese Restaurant	1,835
PAD 1	Jack in the Box	2,637
PAD 2	Available	39,000

SUITE	TENANT	SF
Anchor	Bashas'	53,625
A 101	Domino's	1,000
A 102	Oldie's Ice Cream	900
A 103	Bomb Bru	900
A 104	The UPS Store	1,250
A 105-106	Leslie's Pools	3,070
A 107	Available	970
A 108	Subway	1,320
A 109	Lil' Miner Diner	990
A 110-111	de la Cruz Mexican Restaurant	2,730
B 101	Available	1,245
B 102	Available	900
B 103	Gold Canyon Cleaners	900
B 104	Barbershop	900
B 105	Nail Salon	960
C 101	State Farm	1,039
C 102-104	Companion Pet Clinic	3,710
C 105	TRIAD Pain MGT	2,105
C107-108	Superstition Mountain Dental	2,767

AERIAL



DEMOGRAPHICS

2025 ESRI

2025 DAYTIME POPULATION



TOTAL

WORKERS

RESIDENTS

1 MILE	2,138	588	1,550
3 MILE	17,890	5,480	12,410
5 MILE	33,328	9,671	23,657

2025 HOUSEHOLD INCOMES



MEDIAN

AVERAGE

PER CAPITA

1 MILE	\$96,012	\$119,726	\$64,238
3 MILE	\$81,980	\$108,747	\$55,855
5 MILE	\$75,879	\$99,706	\$47,817

2025 HOUSING UNITS



1,431

1 MILE

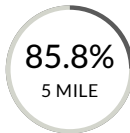
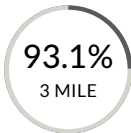
11,839

3 MILE

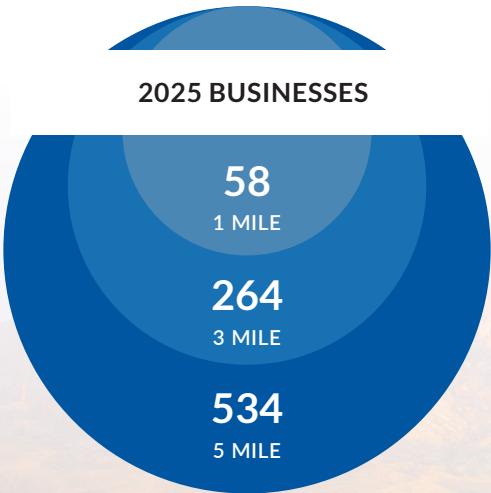
21,871

5 MILE

OWNER OCCUPIED



2025 BUSINESSES



1 MILE 3 MILE 5 MILE

2025 POPULATION	2,006	17,050	34,763
2030 POPULATION	2,193	18,848	38,073



1 MILE 3 MILE 5 MILE

2025 HOUSEHOLDS	1,102	8,720	16,682
2030 HOUSEHOLDS	1,224	9,812	18,605



EXCLUSIVELY LISTED BY

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