



**AVAILABLE
±1,549 SF**

DANA PARK SHOPS

NWC Baseline Rd & Val Vista Dr
Gilbert, Arizona

Brian Gast
602.682.8155
brian.gast@velocityretail.com

Heather Prinsloo
602.682.8108
heather.prinsloo@velocityretail.com

Parker Jones
602.682.8182
parker.jones@velocityretail.com

Ryan Lane
602.682.8164
ryan.lane@velocityretail.com



DANA PARK AT VILLAGE SQUARE



◆ **±1,549 SF SPACE AVAILABLE**

Property Highlights

- 1,549 SF former juice bar coming available, full buildout
- Average household income exceeds \$130,000 within a 1-mile radius
- Located at one of Gilbert's busiest intersections, with strong daily vehicle counts and high foot traffic from nearby retail and service businesses
- Located in Dana Park, one of the East Valley's most affluent, high-traffic shopping destinations, with over 2.5 million annual visits (per Placer.ai)

Traffic Counts

Baseline Rd	25,901 CPD
Val Vista Dr	34,111 CPD
US 60	180,570 CPD
Total	240,582 CPD

Demographics

	1 mi	3 mi	5 mi
Estimated Population	14,983	138,456	366,801
Estimated Households	5,813	54,757	139,049
Avg Household Income	\$135,356	\$115,677	\$122,186
Daytime Population	6,260	38,399	114,824

Source: SitesUSA

Nearby Tenants



Brian Gast
602.682.8155
brian.gast@velocityretail.com

Heather Prinsloo
602.682.8108
heather.prinsloo@velocityretail.com

Parker Jones
602.682.8182
parker.jones@velocityretail.com

Ryan Lane
602.682.8164
ryan.lane@velocityretail.com



CONCEPTUAL SITE PLAN



STE	TENANT	SF
101	Panda Express	±1,800
102	Yogurtland	±1,539
103	AVAILABLE	±1,549
104	Chipotle	±2,260
105	Dentist	±3,273

BASELINE ROAD 25,901 CPD



Brian Gast
602.682.8155
brian.gast@velocityretail.com

Heather Prinsloo
602.682.8108
heather.prinsloo@velocityretail.com

Parker Jones
602.682.8182
parker.jones@velocityretail.com

Ryan Lane
602.682.8164
ryan.lane@velocityretail.com



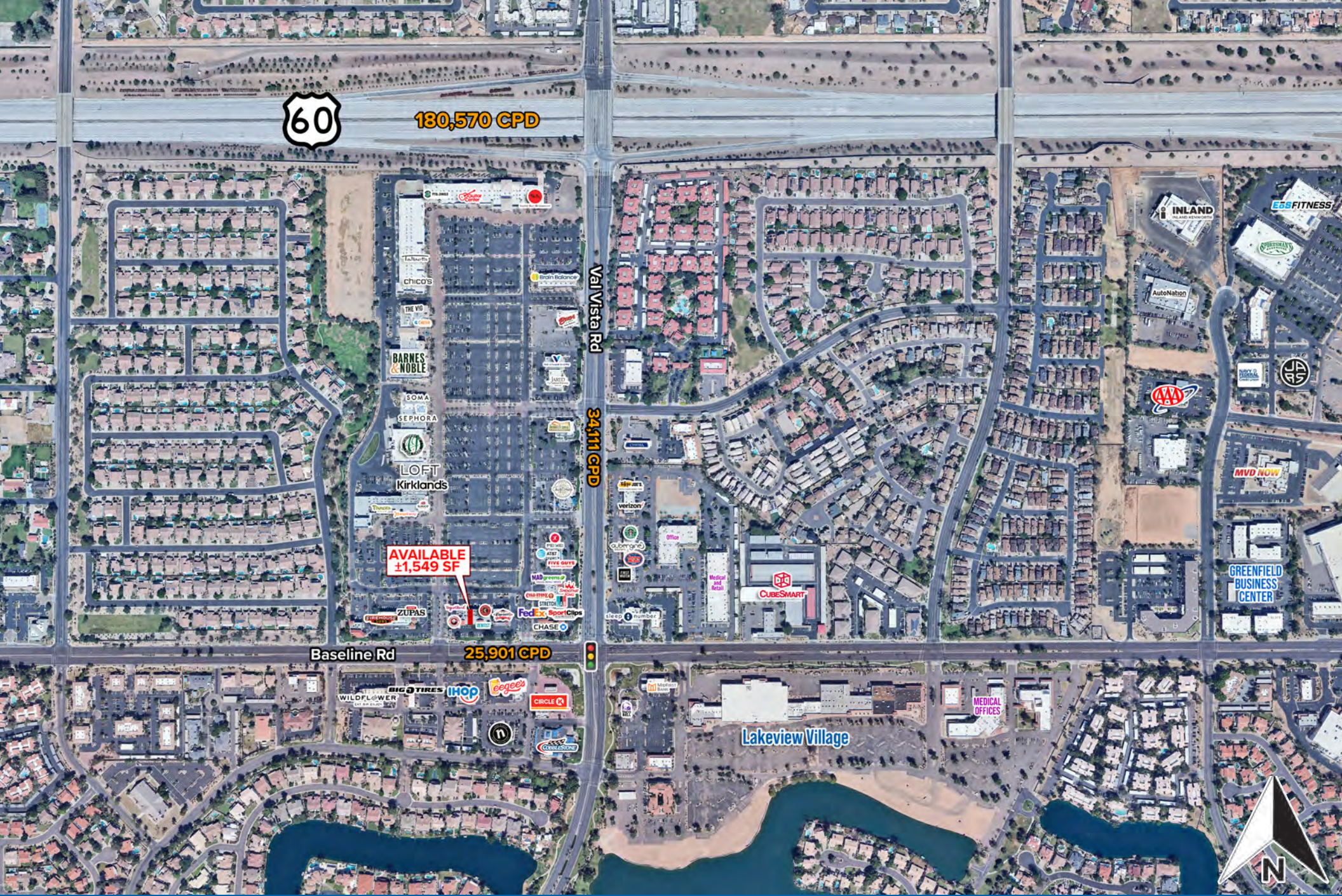
Brian Gast
602.682.8155
brian.gast@velocityretail.com

Heather Prinsloo
602.682.8108
heather.prinsloo@velocityretail.com

Parker Jones
602.682.8182
parker.jones@velocityretail.com

Ryan Lane
602.682.8164
ryan.lane@velocityretail.com





Brian Gast
602.682.8155
brian.gast@velocityretail.com

Heather Prinsloo
602.682.8108
heather.prinsloo@velocityretail.com







Parker Jones
602.682.8182
parker.jones@velocityretail.com

Ryan Lane
602.682.8164
ryan.lane@velocityretail.com



DEMOGRAPHICS

FROM THE SUBJECT PROPERTY

TYPE		1 MILE	3 MILES	5 MILES
	2026 TOTAL POPULATION	114,983	138,456	366,801
	2026 TOTAL HOUSEHOLDS	5,813	54,757	139,049
	MEDIAN HOUSEHOLD INCOME	\$135,356	\$115,677	\$122,186
	2026 MEDIAN HOME VALUE	\$477,742	\$391,211	\$426,948
	2026 TOTAL EMPLOYEES	6,260	38,399	114,824
	2026 TOTAL BUSINESSES	1,346	6,799	17,108



2415 E. CAMELBACK RD SUITE 400
PHOENIX, AZ 85016
velocityretail.com

FOR LEASING INFORMATION:

BRIAN GAST

602.682.8155
bg@velocityretail.com

HEATHER PRINSLOO

602.682.8108
heather.prinsloo@velocityretail.com

PARKER JONES

602.682.8182
parker.jones@velocityretail.com

RYAN LANE

602.682.8164
ryan.lane@velocityretail.com

The information contained in this brochure has been obtained from sources believed reliable. We have not verified the information, and make no guarantee, warranty or representation about it. Any financial projections, assumptions or estimates used are for example only and do not represent the current or future performance of the property. We recommend that you and/or your advisors conduct a complete analysis of the property and make your own determination on the suitability of the property for your specific needs. Accelerated Development Services and the ADS logo are service marks of Velocity Retail Group, LLC. All other marks displayed in this document are the property of their respective owners.