

PADS AVAILABLE
NWC OF IDAHO ROAD & APACHE TRAIL
APACHE JUNCTION, AZ

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NWC OF IDAHO RD & APACHE TRAIL
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PROPERTY SUMMARY

- Available: $\pm 1,200$ - $\pm 9,600$ SF
- Zoning: B-3 (City Center), City of Apache Junction

PROPERTY HIGHLIGHTS

- Adjacent to the #2 Fry's in Arizona (Unacast)
- Positioned along Apache Junction's #1 thoroughfare, Old West Hwy / Apache Trail
- Located in the center of Apache Junction surrounded by future residential and commercial developments
- Situated at one of the highest trafficked intersections in Apache Junction

TRAFFIC COUNTS

W Apache Trail	$\pm 24,344$ VPD
Idaho Road	$\pm 11,452$ VPD
Phelps Drive	$\pm 10,952$ VPD

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SITE PLAN

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PAD	ACRES	BLDG SF	TENANT
PAD A	.99	3,780	AVAILABLE
PAD B	.89	2,457	AVAILABLE
PAD C	.65	2,328	AVAILABLE

PAD	ACRES	BLDG SF	TENANT
PAD D	.71	3,000	AVAILABLE
PAD E	.99	3,000	AVAILABLE
SHOPS A	2.34	9,600	AVAILABLE








AERIAL

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DEMOGRAPHICS

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POPULATION	1 MILE	3 MILE	5 MILE
 2023 Population	8,477	52,948	105,814
HOUSEHOLDS	1 MILE	3 MILE	5 MILE
 2023 Households	4,094	23,764	41,440
INCOME	1 MILE	3 MILE	5 MILE
 2023 Median Household Income	\$52,160	\$55,727	\$62,179
2023 Average Household Income	\$72,042	\$75,843	\$87,514
HOUSING UNITS	1 MILE	3 MILE	5 MILE
 2023 Total Housing Units	6,186	29,934	53,347
2023 Owner Occupied Housing Units	3,106	18,439	34,446
2023 Renter Occupied Housing Units	988	4,637	8,994
DAYTIME POPULATION	1 MILE	3 MILE	5 MILE
 2023 Total Daytime Population	10,244	48,038	90,029
2023 Total Daytime Population - Workers	4,754	15,378	28,186
2023 Total Daytime Population - Residents	5,490	32,660	61,843

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