



**RETAIL FRONTING ALMA SCHOOL AVAILABLE**



# ALMA SCHOOL RD & LOOP 202

CHANDLER, AZ



PhoenixCommercialAdvisors.com



# property summary

AVAILABLE	SHOP SPACES	PRICING	CALL FOR PRICING
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## PROPERTY HIGHLIGHTS

- » NEC of Loop 202 & Alma School Rd
- » Full Diamond Interchange
- » Enhanced Accessibility: A newly installed signalized light between Banner and shops ensures seamless ingress and egress.
- » Exclusive location being the only retail destination for surrounding neighborhoods.
- » Average Household income of \$126,111 in a mile radius.



## TRAFFIC COUNT

### ALMA SCHOOL RD

N: ±16,235 VPD (NB/SB)

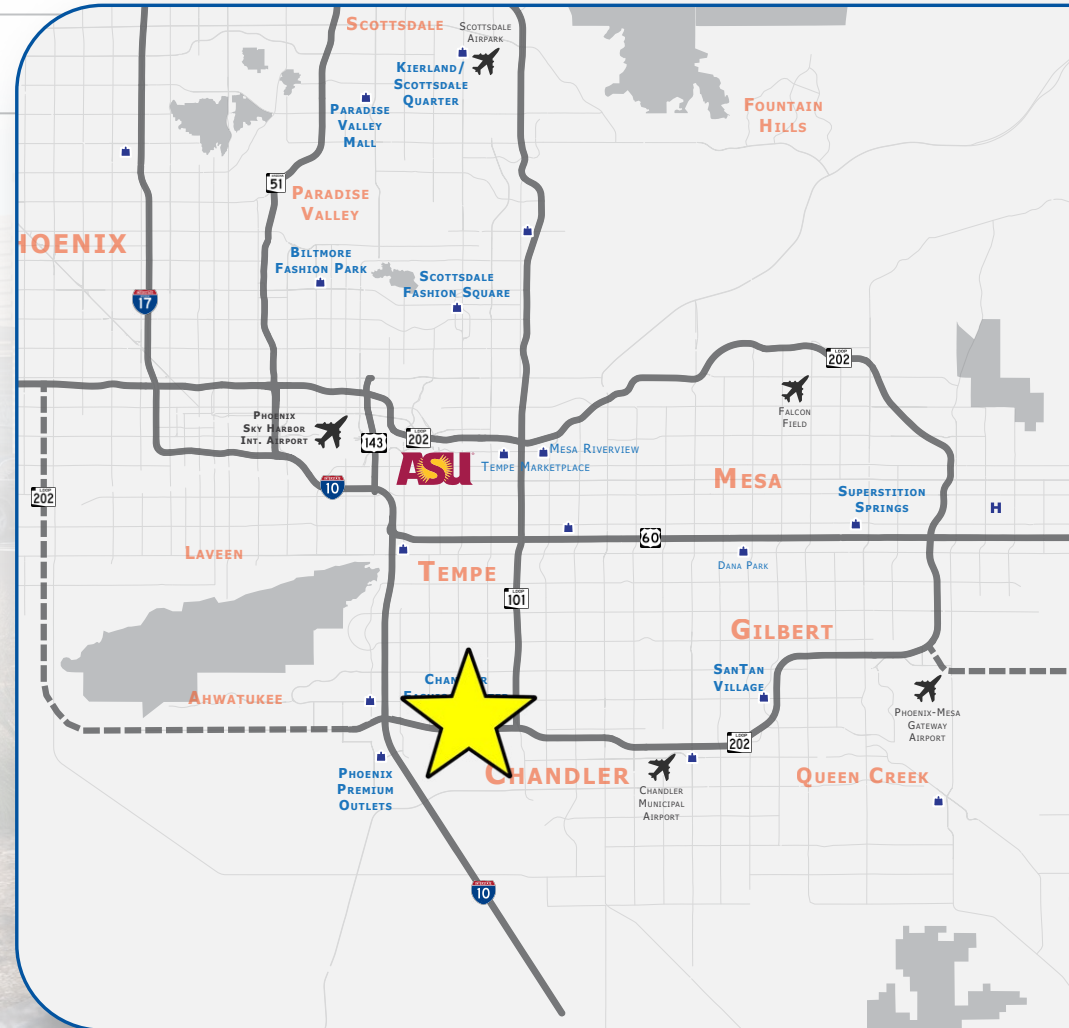
S: ±17,788 VPD (NB/SB)

### LOOP 202

E: ±179,548 VPD (EB/WB)

W: ±223,977 VPD (EB/WB)

ADOT 2023



NEC

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# zoom aerial



NEC

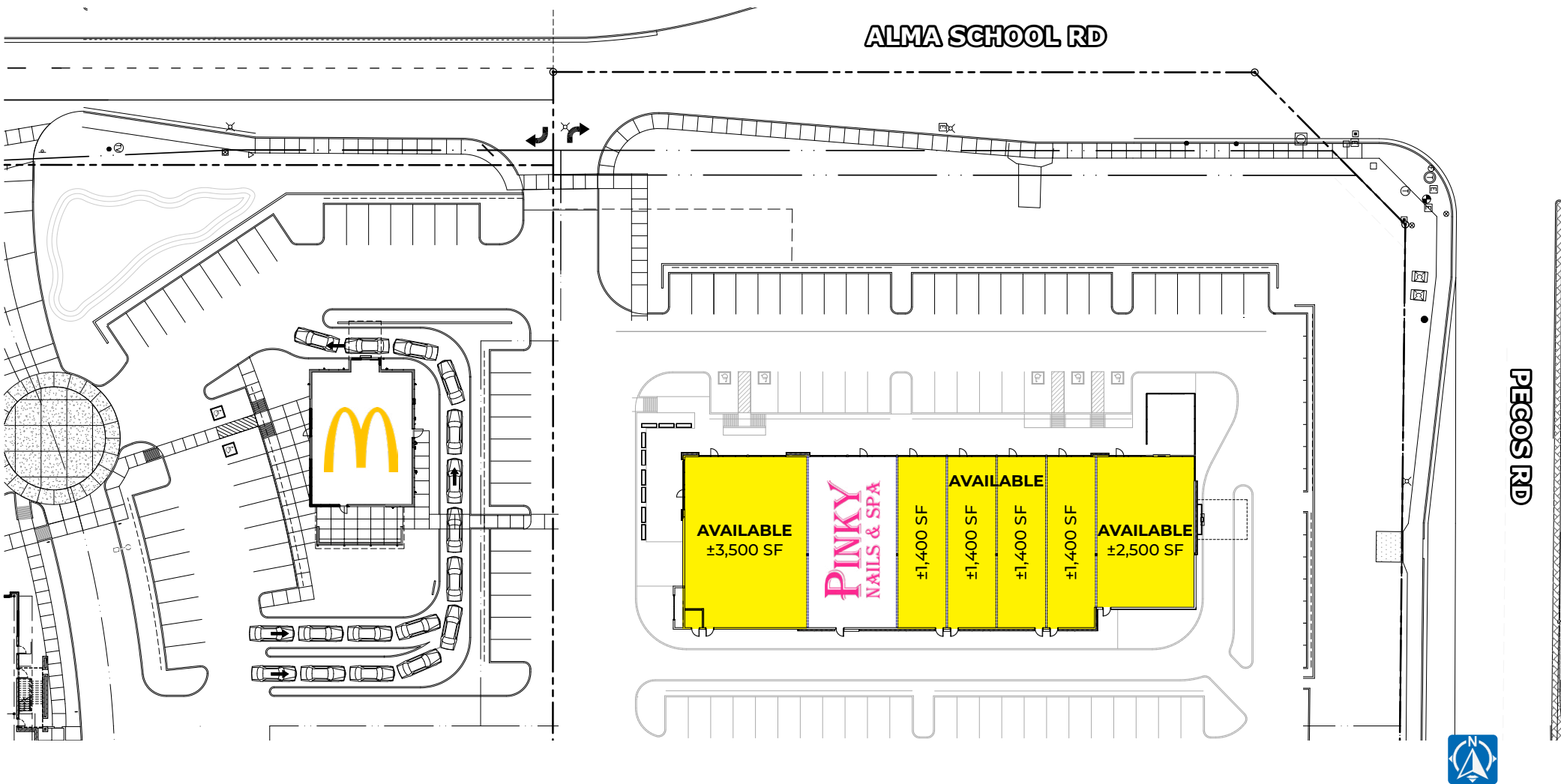
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# site plan



NEC

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# renderings



NEC

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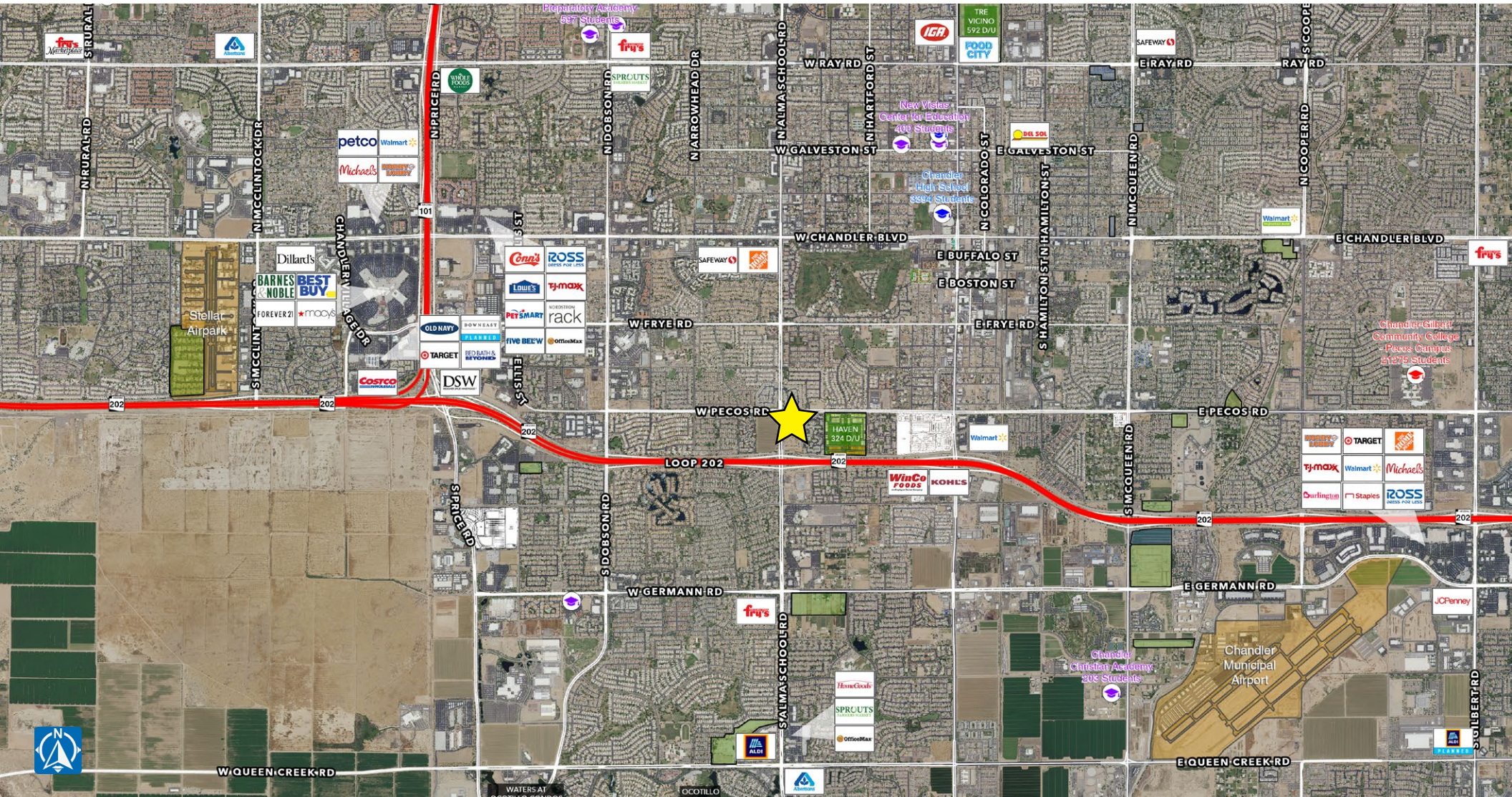
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# wide aerial



NEC

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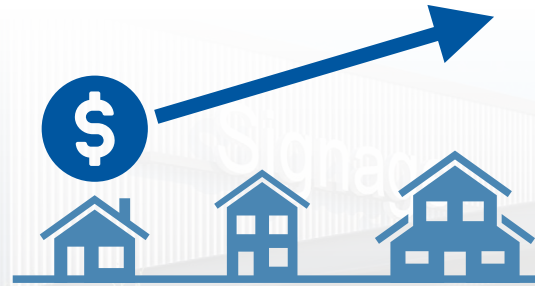


# demographics

2024 ESRI



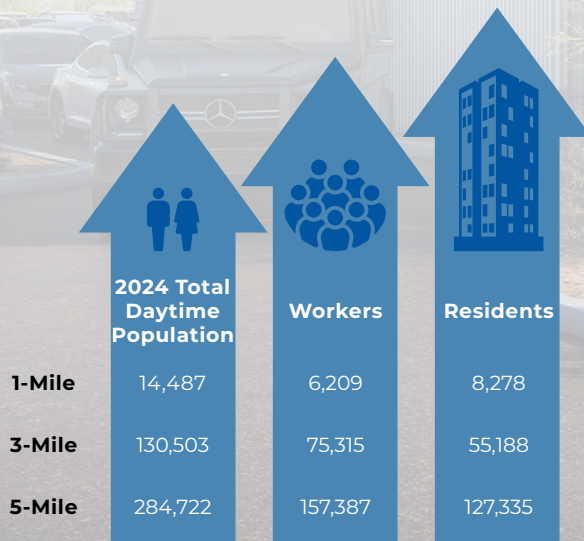
	1-Mile	3-Mile	5-Mile
2024 Total Population	19,238	125,625	284,937
2029 Total Population	19,796	130,025	291,702



	Median HH Income	Average HH Income	Per Capita Income
1-Mile	\$103,904	\$131,757	\$48,929
3-Mile	\$97,822	\$128,559	\$49,156
5-Mile	\$106,091	\$138,145	\$52,835



	1-Mile	3-Mile	5-Mile
2024 Households	7,033	48,232	108,672
2029 Households	7,324	50,731	112,965

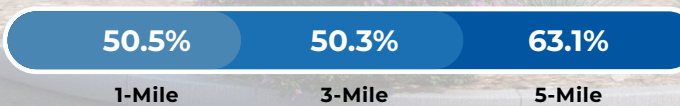


	2024 Total Daytime Population	Workers	Residents
1-Mile	14,487	6,209	8,278
3-Mile	130,503	75,315	55,188
5-Mile	284,722	157,387	127,335

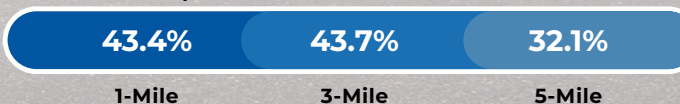
## 2024 Housing Units



## Owner Occupied



## Renter Occupied



## 2024 Businesses

5-MILE

8,703

3-MILE

3,757

1-MILE

305

NEC

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exclusively listed by

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