

AVAILABLE: 37,607 SF OF LAND



PROPERTY HIGHLIGHTS

- Fry's Food & Drug Store anchored outlet available
- Join the Dominant Neighborhood Retail Development in the Trade Area – Anchored by Arizona's #1 Grocer, Fry's Food & Drug Store
- Notable Co-Tenants include Walgreens, McDonald's, The UPS Store, Elements Massage, Chase Bank, Great Clips, and Wells Fargo
- One of the fastest growing affluent communities in Metro Phoenix with over \$215,566 in household incomes within 5 miles of the site



AVERAGE HH INCOME
\$199,350 (3 mile radius)



POPULATION
26,915 (3 mile radius)

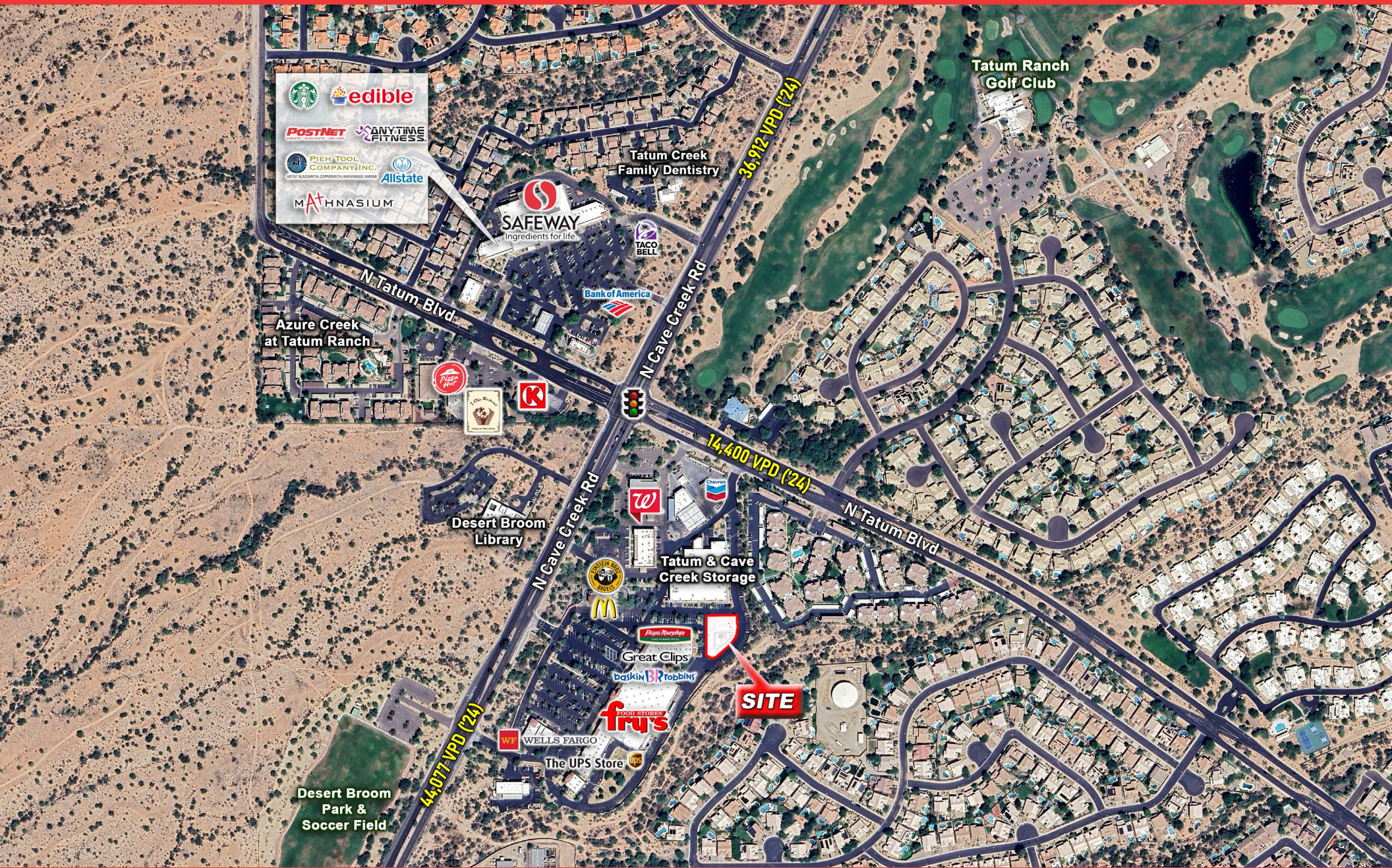


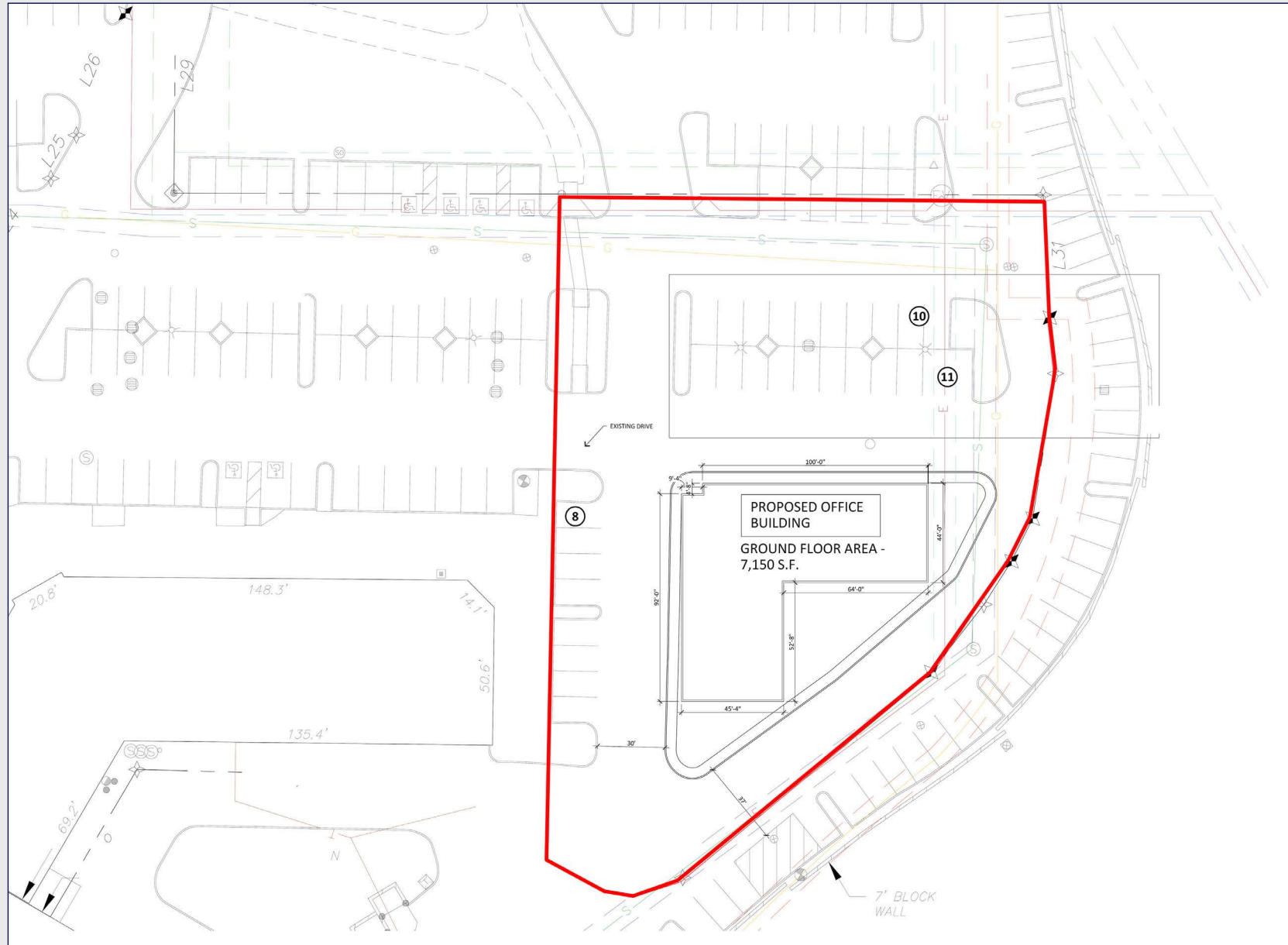
DAYTIME EMPLOYMENT
20,415 (3 mile radius)

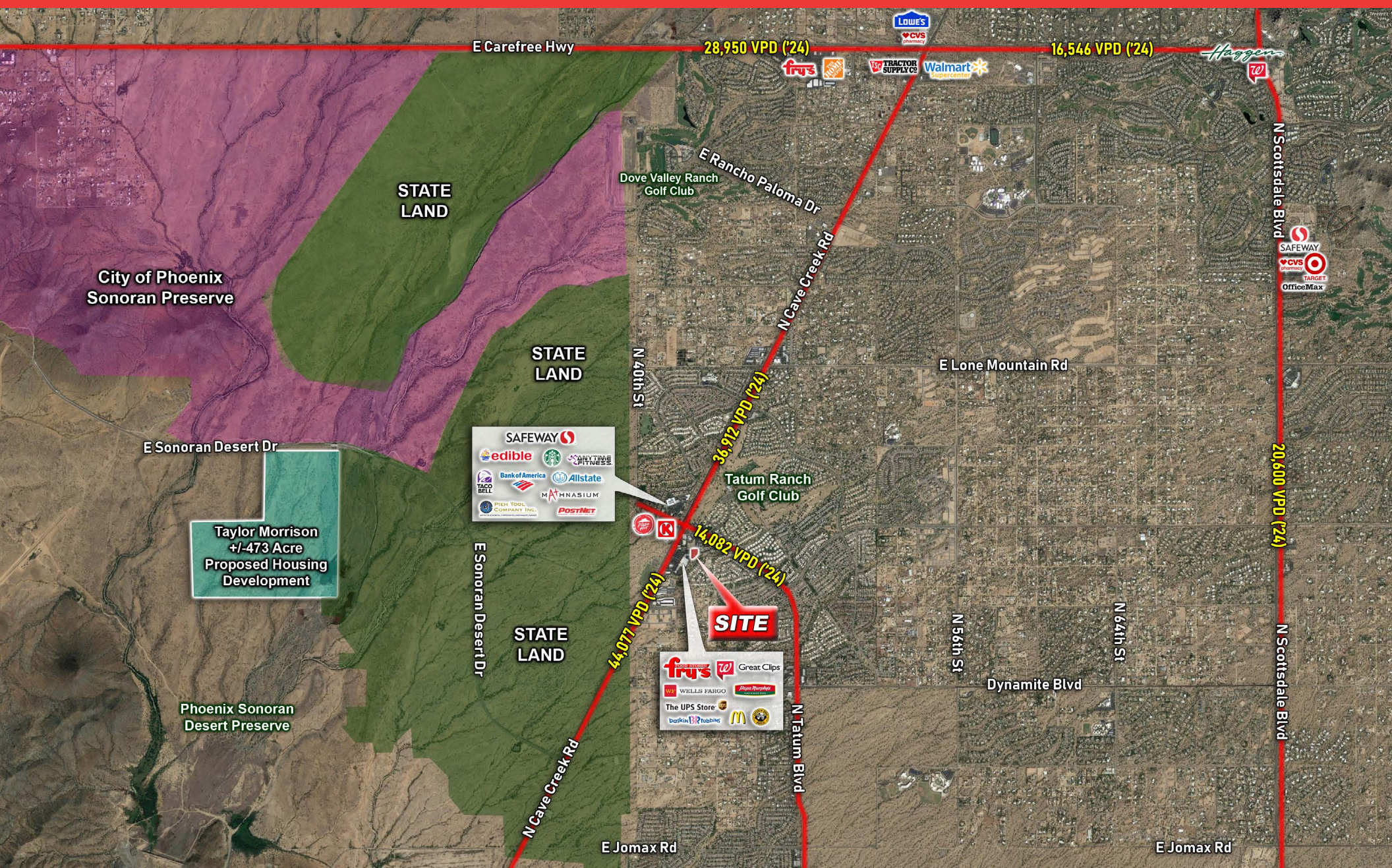


TRAFFIC COUNTS
Cave Creek Rd: 44,077 VPD
Tatum Rd: 14,082 VPD

* Demographics ©ESRI 2025 | Traffic Counts @AZDOT 2024









A map of Cave Creek, Arizona, centered on a red location pin. Three concentric red circles are drawn around the pin, labeled '1 MI', '3 MI', and '5 MI' to indicate distances. The map shows a grid of roads, including N 7th St, N 50th St, N Scottsdale Rd, and N Pima Rd. Major roads like Pima Fwy (101) and McDowell Fwy (101) are also visible. Landmarks such as Cave Creek Regional Park and Cave Butte Recreation Area are marked. The map is oriented with North at the top.

