



Riggs Rd

Power Rd

Future Commercial

THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS

21,518 CPD

SUBJECT

RETAIL

Public Storage

CIRCLE K

FRANCIS & SONS CAR WASH

8,386 CPD

NEW PAD IN QUEEN CREEK FOR LEASE

SEC Riggs Rd & Power Rd
Queen Creek, Arizona

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NEW PAD IN QUEEN CREEK FOR LEASE



◆ ± 42,198 SF PAD AVAILABLE

Property Highlights

- Join Circle K and Francis and Sons Car Wash
- Drive thru pad available (+/- .97 AC)
- Nearby Casteel High School (3,101 students)
- Riggs Rd is a major thoroughfare with great access and visibility
- Call for pricing

Traffic Counts

Riggs Rd	21,518 CPD
Power Rd	8,386 CPD
Total	29,904 CPD

Demographics

	1 mi	3 mi	5 mi
Estimated Population	11,253	68,463	128,065
Estimated Households	3,703	21,253	39,871
Avg Household Income	\$102,471	\$100,883	\$98,174
Daytime Population	1,806	5,029	13,307

Source: SitesUSA

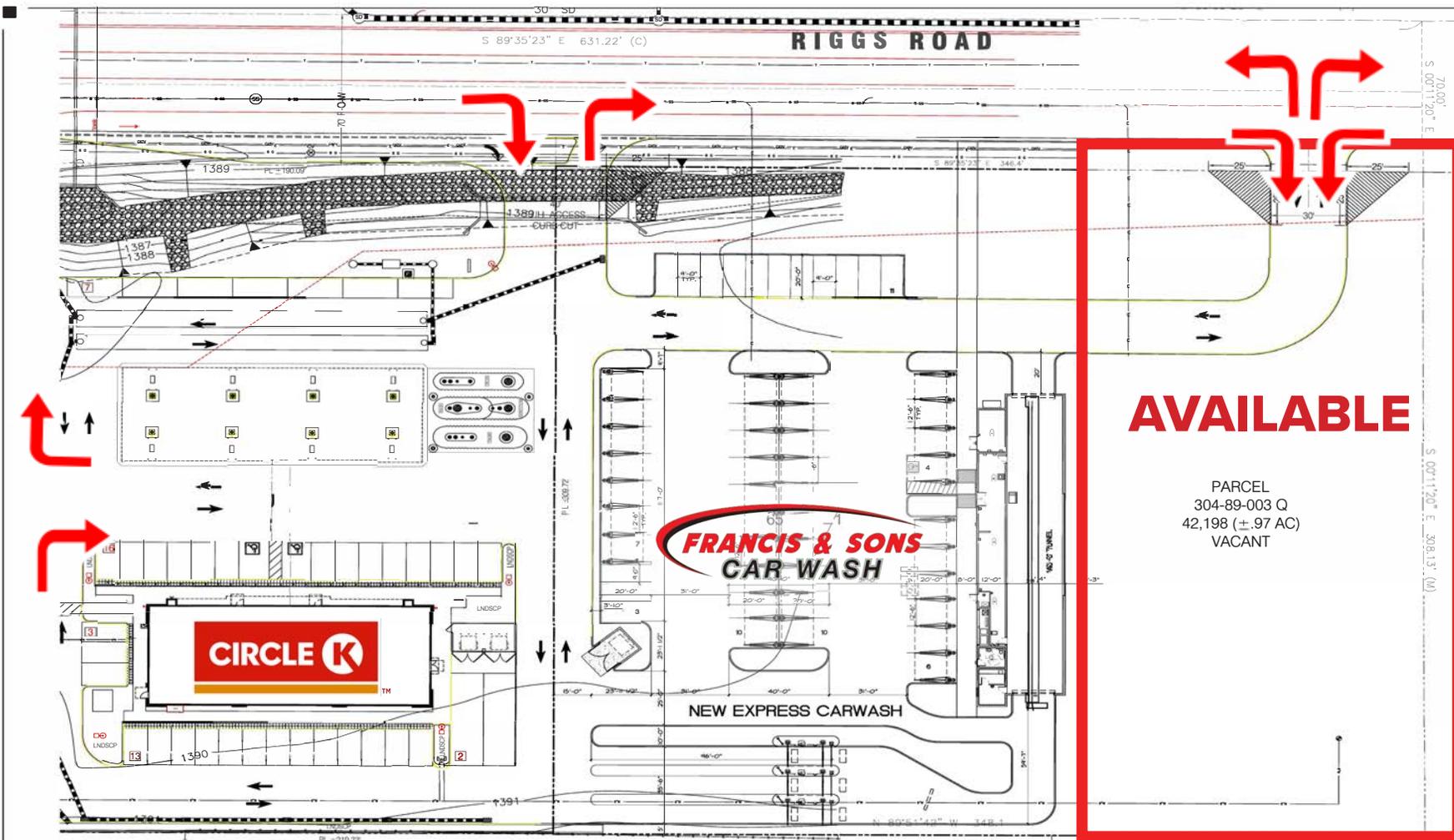
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CONCEPTUAL SITE PLAN



AVAILABLE

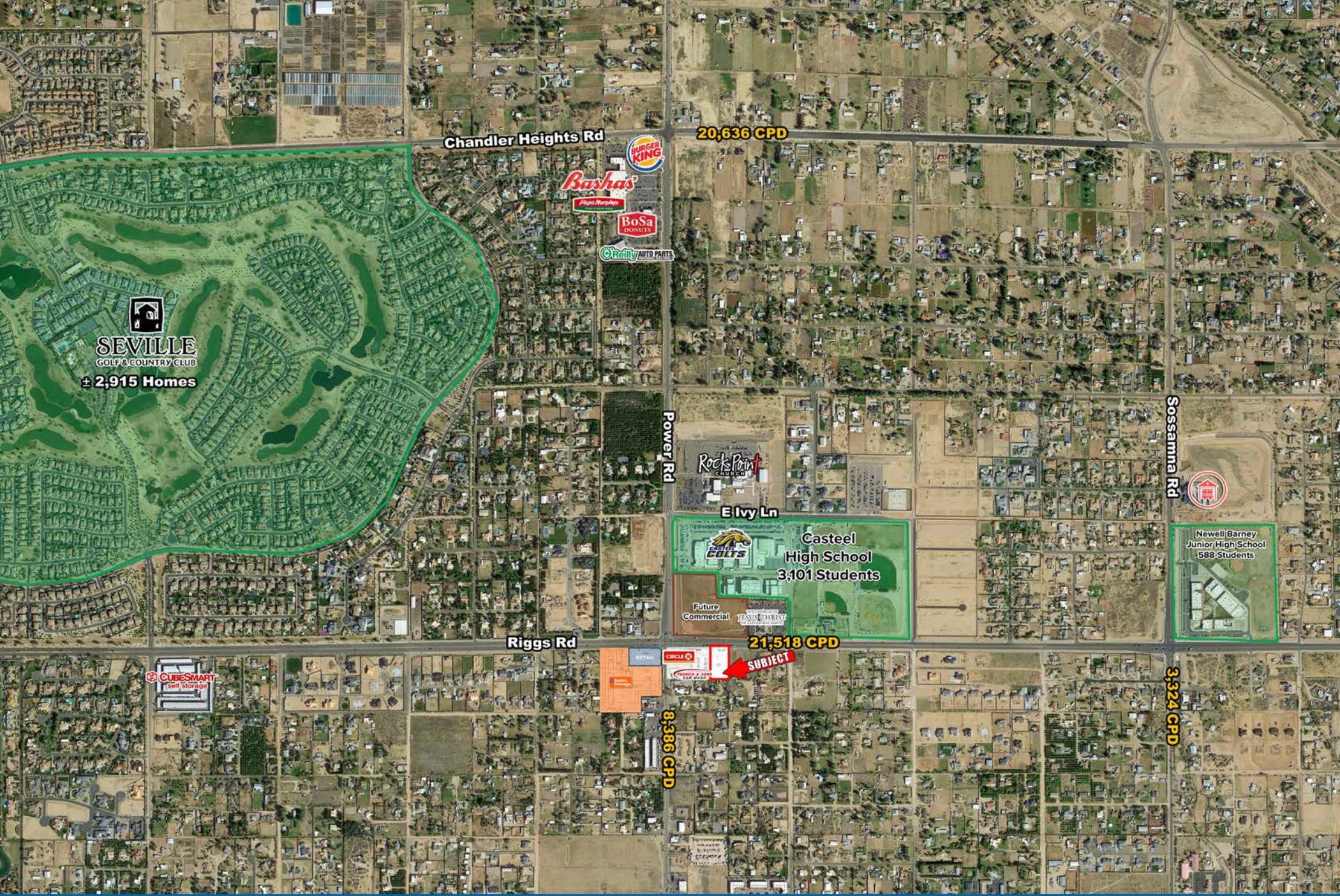
PARCEL
304-89-003 Q
42,198 (±.97 AC)
VACANT

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Chandler Heights Rd

20,636 CPD



SEVILLE
GOLF & COUNTRY CLUB
± 2,915 Homes

Power Rd



E Ivy Ln



Casteel High School
3,101 Students

Future Commercial

Sossanna Rd



Newell Barney Junior High School
588 Students

Riggs Rd

21,518 CPD

SUBJECT



8,386 CPD

3,324 CPD

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DEMOGRAPHICS



2022 POPULATION

1 MILE: 11,253
3 MILES: 68,463
5 MILES: 128,065



MEDIAN HOUSEHOLD INCOME

1 MILE: \$102,471
3 MILES: \$100,883
5 MILES: \$98,174



POPULATION GROWTH PROJECTION 2022 - 2027

1 MILE: 2.4%
3 MILES: 2.3%
5 MILES: 2.1%



TOTAL BUSINESSES

1 MILE: 252
3 MILES: 968
5 MILES: 2,384



2022 TOTAL HOUSEHOLDS

1 MILE: 3,703
3 MILES: 21,253
5 MILES: 39,871



NUMBER OF EMPLOYEES

1 MILE: 1,806
3 MILES: 5,029
5 MILES: 13,307



MEDIAN HOME VALUE

1 MILE: \$349,096
3 MILES: \$324,453
5 MILES: \$332,091

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