



AVAILABLE
±1,600 SF - 3,900 SF
SHOPS

FOR LEASE

Mountainview Marketplace

SWC Thunderbird Rd & 32nd St
3131 E. Thunderbird Road | Phoenix, AZ 85032



Mountainview Marketplace

SWC Thunderbird Rd & 32nd St | Phoenix, AZ



FOR LEASE

± 1,600 SF - ± 3,900 SF
SHOPS

± 117,892 SF
GLA

C-2
ZONING

CONTACT

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ABOUT THE PROPERTY

- Anchored by Vasa Fitness & Dollar Tree
- Recently renovated & well-maintained shopping center
- Shops - Available for retail, office, or medical tenants
- Only a few minutes drive to new PV Reimagined Mall
- Established trade area with over 119,000 population and over \$126,000 average household income in 3-mile radius
- Surrounding notable tenants include:



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SUITE	TENANT	SF
3131-1-8	INSPIRED ENVIRONMENTS	11,368 SF
3131-10	SUBWAY	1,000 SF
3131-11	GRAZE CRAZE	750 SF
3131-12	ANZHELA'S HAIRCUTS	750 SF
3131-13A	AVAILABLE (Medical Office)	1,600 SF
3131-13B	AVAILABLE	1,800 SF
3131- ANCHOR	VASA FITNESS	43,737 SF
3131-29	AVAILABLE	1,900 SF
3131-30	Blessed Beauty Med Spa	1,275 SF
3131-31	Salon	1,275 SF
3131-33	FATCAT ENTERTAINMENT	6,130 SF
3131- JR ANCHOR	DOLLAR TREE	13,557 SF
3131-42	AVAILABLE	3,185 SF
3131-43/44	ULTRA NAILS	3,757 SF
3131-45	H&R BLOCK	1,284 SF
3131-46	LEASE NEGOTIATION (Kitchen Studio)	2,116 SF
3131-48-53	SALON SUITES	8,457 SF
3131-55	FATSO'S PIZZA	3,400 SF
3131-59/60A	ANIMAL HOSPITAL	5,050 SF
3131-73A	QUIK BURRITO	1,500 SF
3131-73B	AVAILABLE (Medical Office)	3,900 SF
	TOTAL	117,892 SF



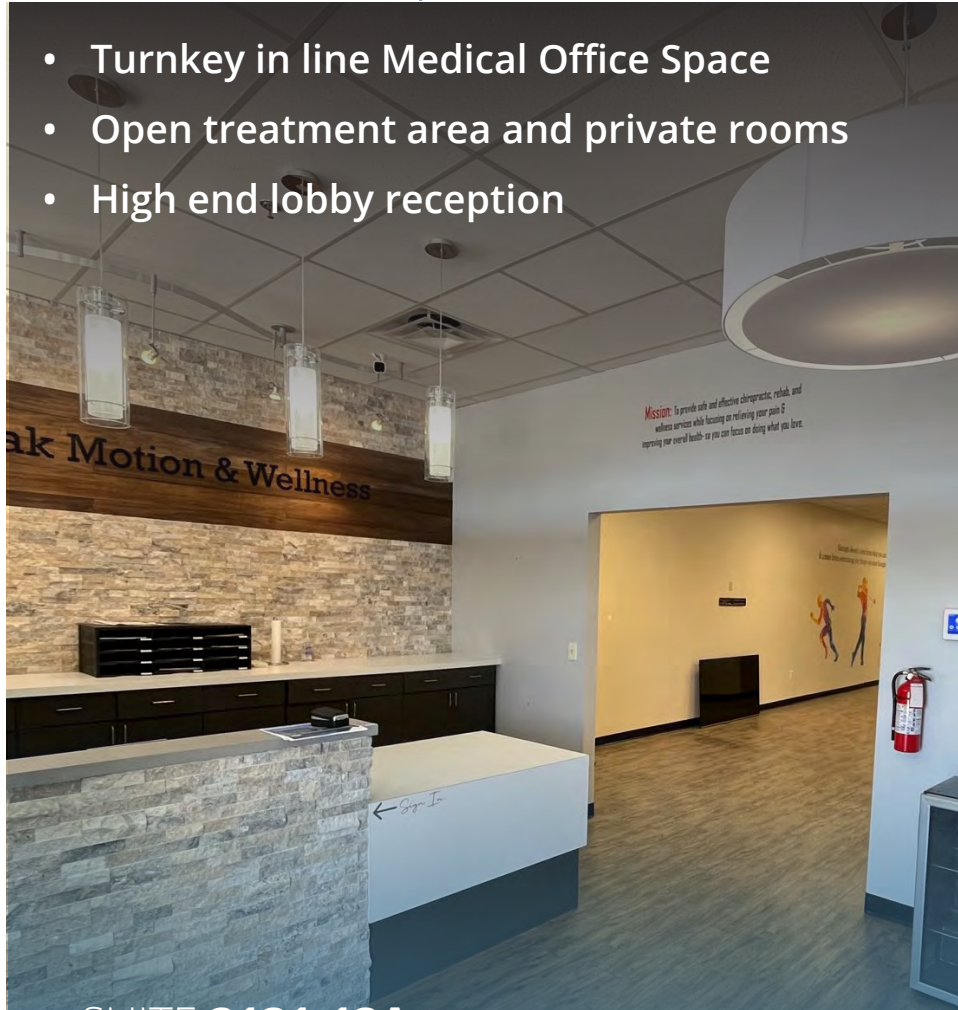
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Available Shops

- Turnkey in line Medical Office Space
- Open treatment area and private rooms
- High end lobby reception

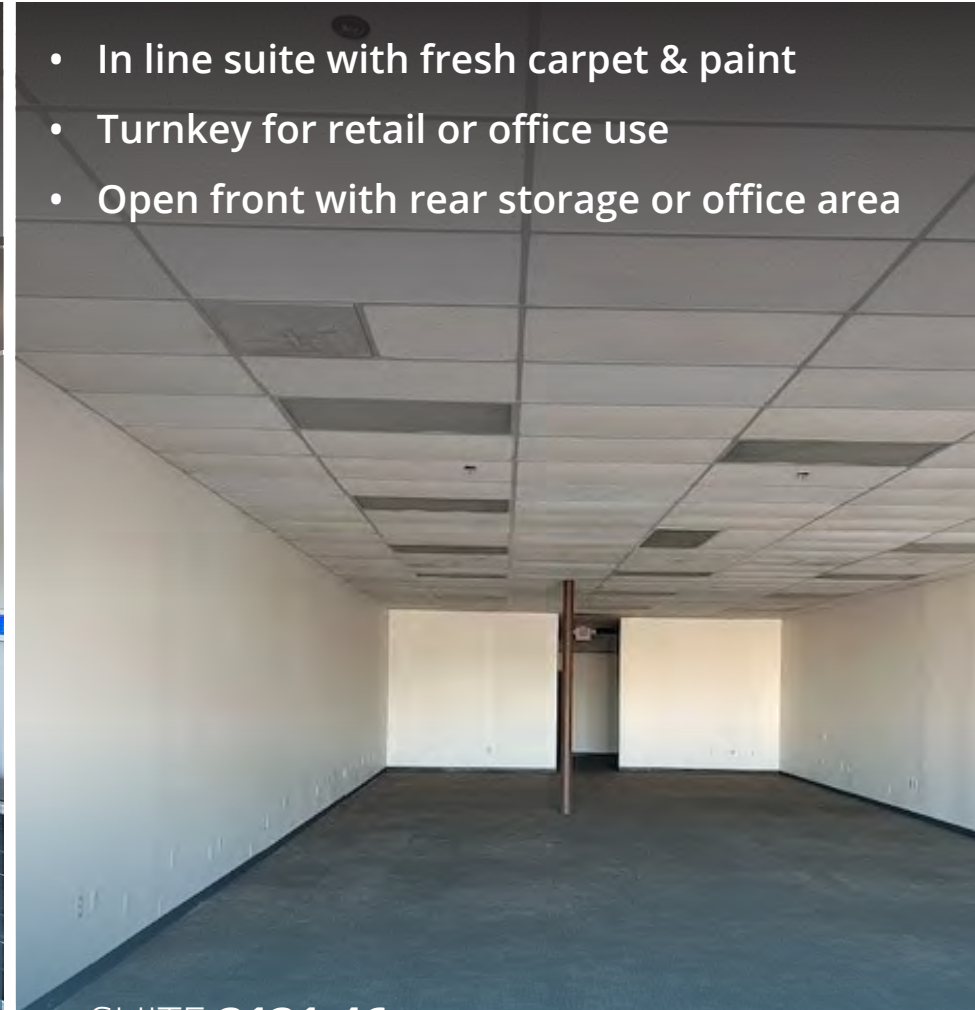


SUITE 3131-13A

±1,600 SF

Former Chiropractic Office

- In line suite with fresh carpet & paint
- Turnkey for retail or office use
- Open front with rear storage or office area



SUITE 3131-46

±2,116 SF

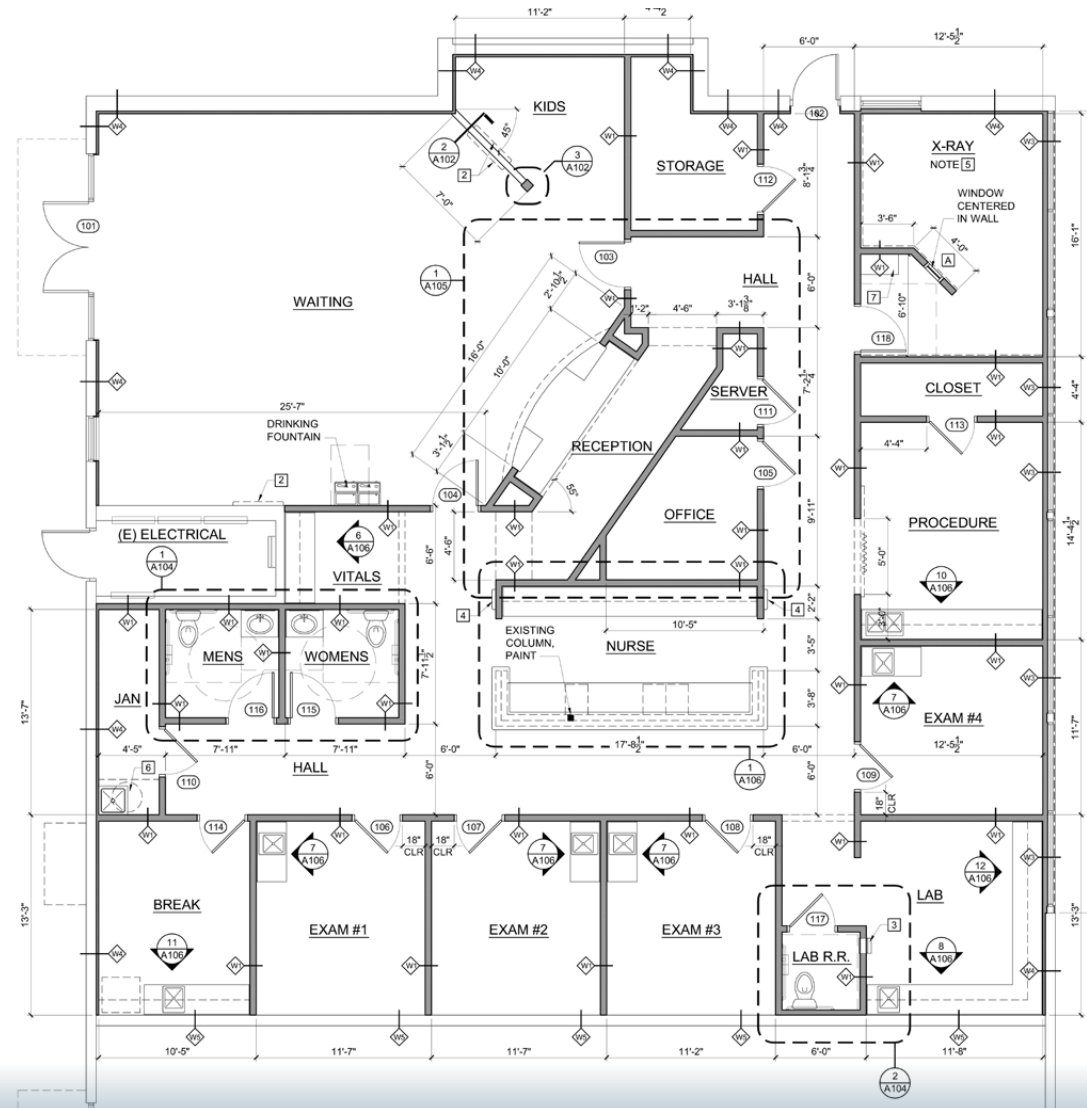
Former Office Space

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Available **± 3,900 SF** - Former Urgent Care | SUITE 3131-73B



- Hard corner building with excellent visibility
- Fully built out medical office suite

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DEMOGRAPHIC HIGHLIGHTS (2025)

1 MILE

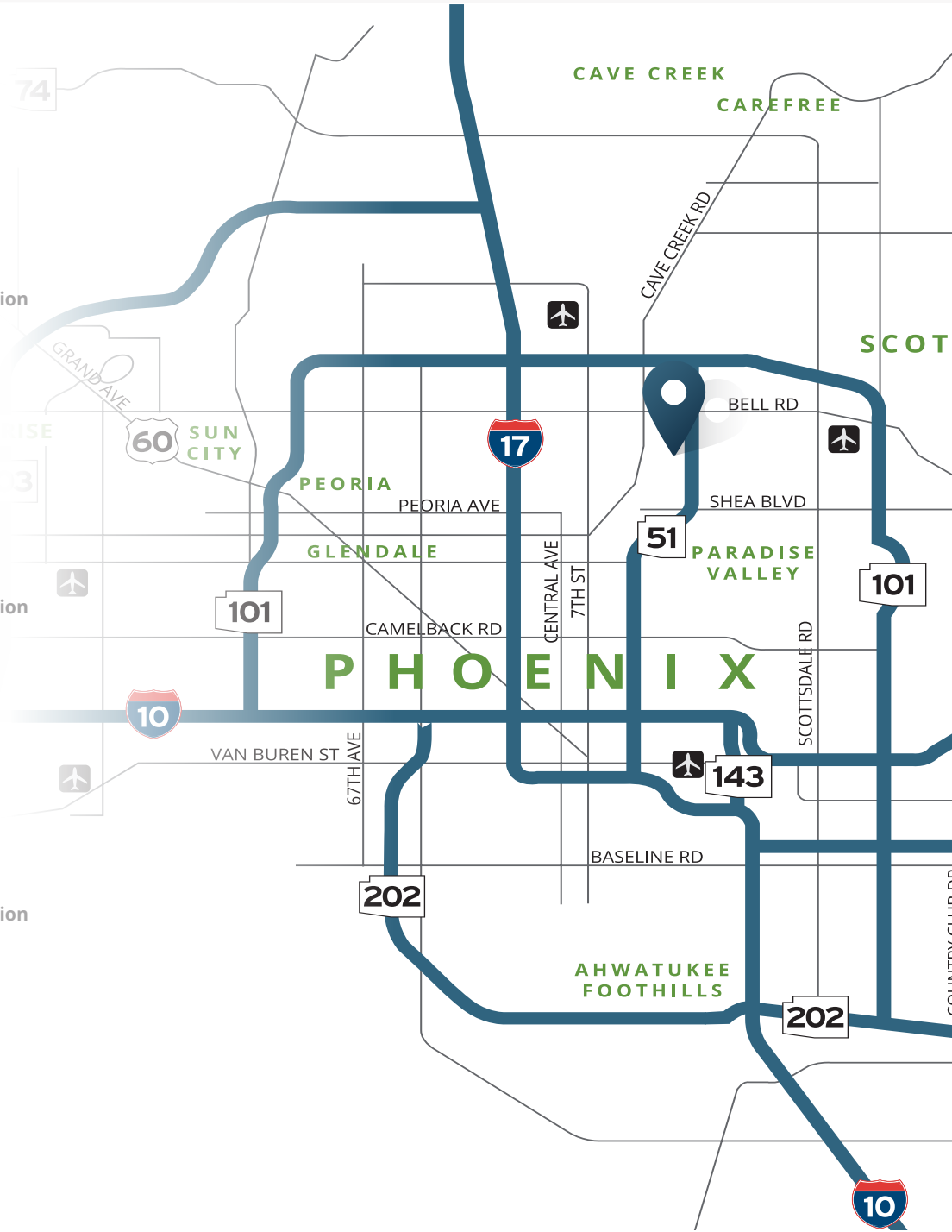
14,351	14,296	\$117,160	10,721
2025 Population	2030 Population	Avg Household Income	Daytime Population

3 MILES

119,128	119,769	\$126,750	110,596
2025 Population	2030 Population	Avg Household Income	Daytime Population

5 MILES

281,776	283,474	\$133,536	262,317
2025 Population	2030 Population	Avg Household Income	Daytime Population



SOURCE



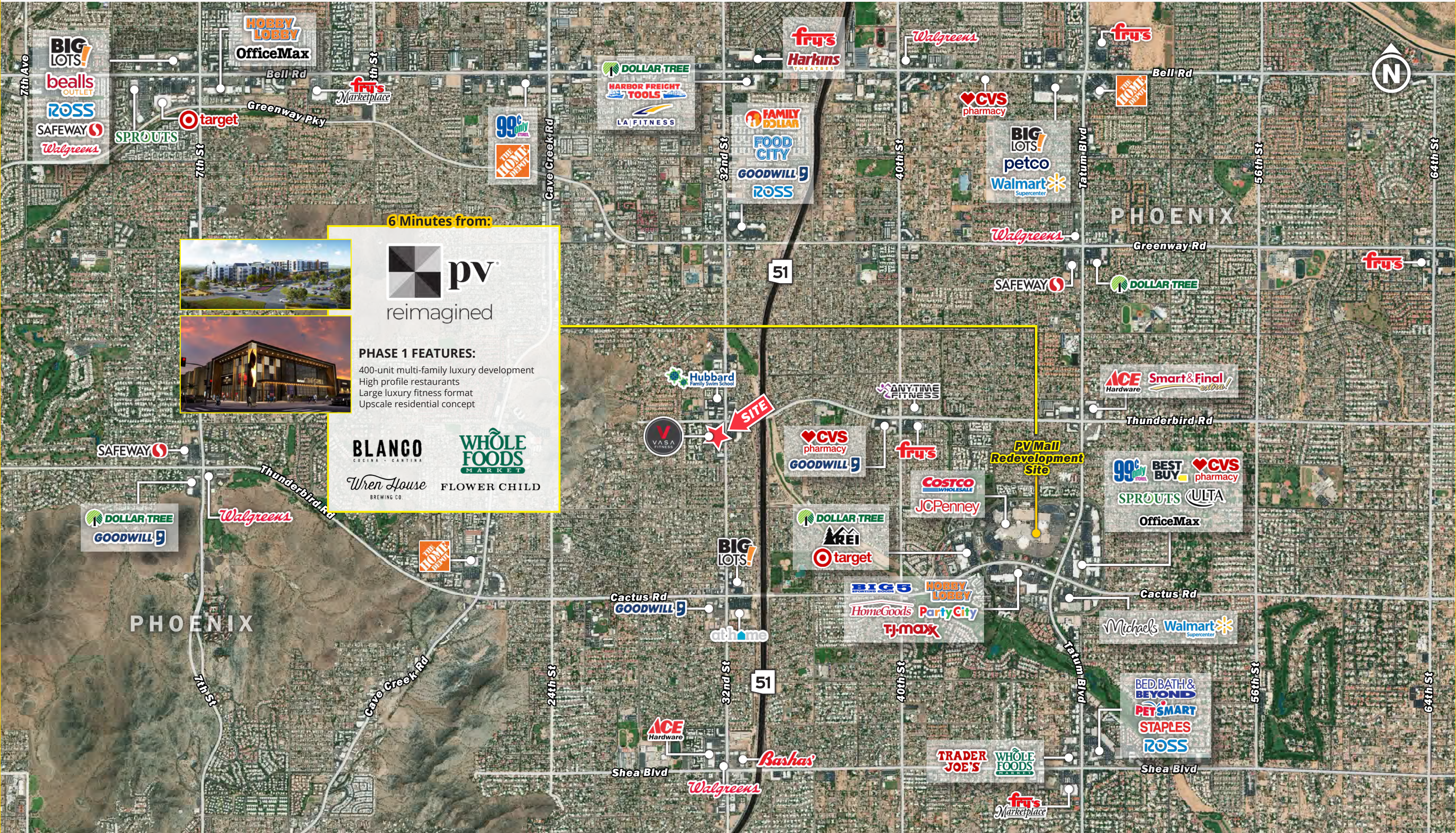
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6 Minutes from:



PHASE 1 FEATURES:

- 400-unit multi-family luxury development
- High profile restaurants
- Large luxury fitness format
- Upscale residential concept

BLANCO
COCINA • CANTINA

WHOLE
FOODS
MARKET

Wren House
BREWING CO.

FLOWER CHILD



SRS

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