

FOR LEASE OR SALE

Camelback Crossing

NEC Camelback Road & Dysart Road | Litchfield Park, Arizona 85340



Overview

SHOP SPACE	2,200 SF
PAD BUILDINGS + DRIVE THRU	± 2,000 - 4,000 SF
PAD BUILDING	10,000 SF (52 FT Elevation)
RATE	Contact Broker

Demographics

	1 MILE	3 MILE	5 MILE
2019 Est Population	12,403	74,472	160,445
2024 Est Population	13,200	80,266	177,262
Average HH Income	\$125,276	\$104,631	\$92,279
Daytime Population	9,786	66,663	152,033

Year: 2021 | Source: Esri

Traffic Counts

Camelback Road	17,288 VPD
Dysart Road	20,888 VPD

Year: 2020 | Source: MPSI

Contact

SEAN LIEB
602.682.6010 | sean.lieb@srsre.com



Description

- 2,000 - 4,000 SF PAD buildings both with drive-thru
- 10,000 SF Building with 52 foot elevation
- 2,200 SF end cap available
- Second generation spaces available including a PAD vacancy
- High performing Bashas' anchored shopping center with new Freddy's Frozen Custard
- High traffic intersection across from The Wigwam Resort and new Dignity Health, Taco Bell and AutoZone
- Strong income levels within 5 miles
- National & regional tenants surrounding which includes:



SRS | 3131 E Camelback Road, Suite 110 | Phoenix, AZ 85016 | 602.682.6000

This information contained herein was obtained from sources deemed to be reliable; however SRS makes no guarantees, warranties or representations as to the completeness or accuracy thereof.

SRSRE.COM

Camelback Crossing

NEC Camelback Road & Dysart Road | Litchfield Park, Arizona 85340



- Loving Hut
- Chiropractor
- Sip N Go
- Bob's Smoke
- Chiropractor
- Tasty
- Nails
- Iron Works
- T-Mobile
- ups
- Jeweler

- Great Clips
- FARMERS
- SUBWAY



Camelback Crossing

NEC Camelback Road & Dysart Road | Litchfield Park, Arizona 85340



Camelback Crossing

NEC Camelback Road & Dysart Road | Litchfield Park, Arizona 85340

