

FOR LEASE

20330 N CAVE CREEK RD PHOENIX, AZ 85024

RETAIL AVAILABLE



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OFFERING DETAILS



LEASE RATE:
Call for Pricing



BUILDING SIZE:
±21,670 SF



AVAILABILITY:
20350 BLDG:
Suite B130: ±1,221 SF



ZONING:
S-1



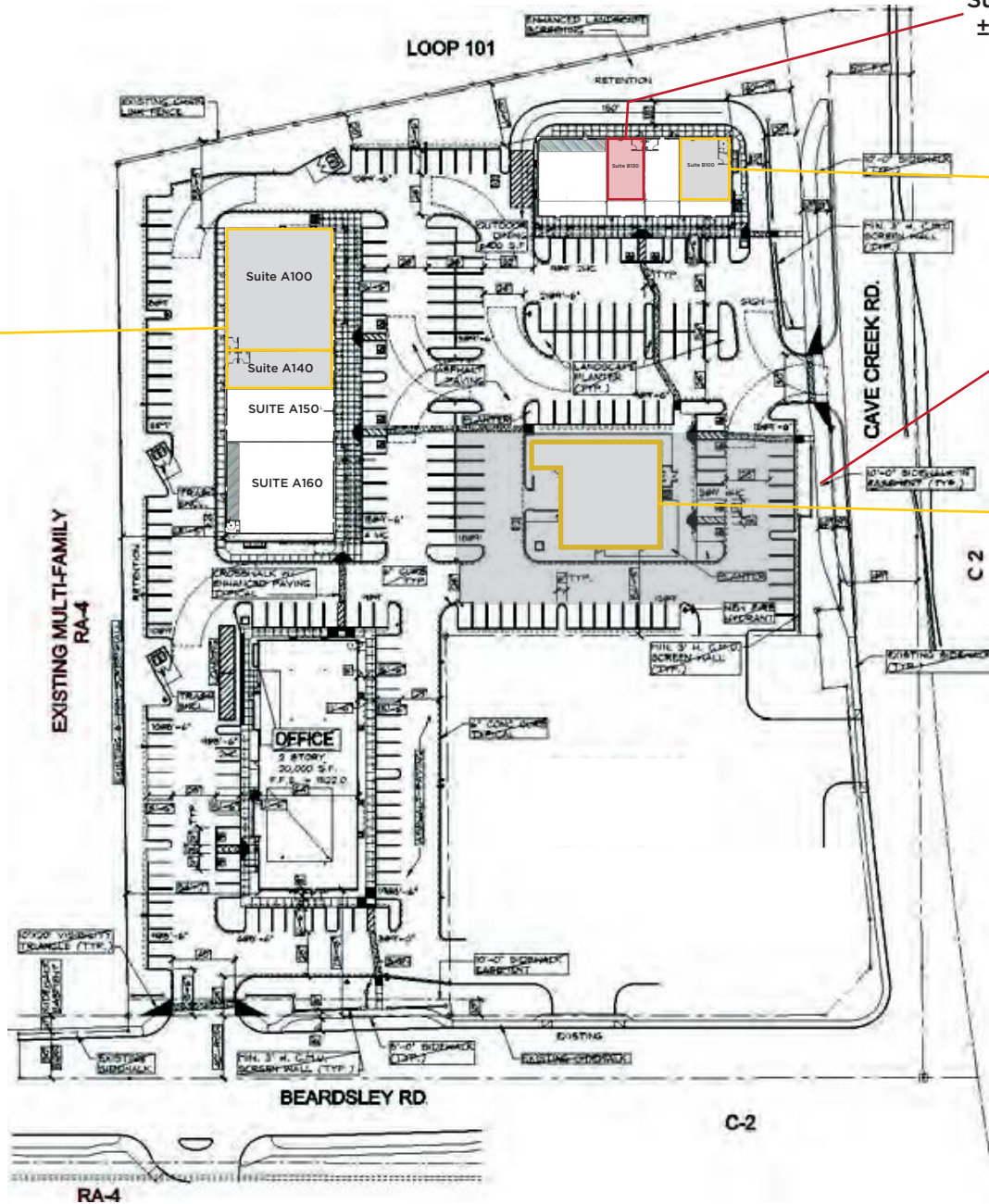
PARCEL:
213-08-017R

PROPERTY HIGHLIGHTS

- Great visibility from Loop 101 Agua Fria Fwy
- Average household income exceeds \$81,000 within 3 miles
- Strong traffic volumes; over 150k VPD along the 101; over 20k South of freeway
- Over 100k workers within 5 miles of site; including American Express (2300 employees), Honeywell (2200 employees), Marriott(600 employees) and Asurion (500 employees)
- Adjacent to Costco, which draws approximately 300k visitors per month; ranging from a much larger trade area than 5 miles

SITE MAP

LEASED TO
SOLA SALONS



Suite B130
±1,221 SF

LEASED TO
BEST BRAINS



24,000 SF
PAD
LEASED TO SWIG

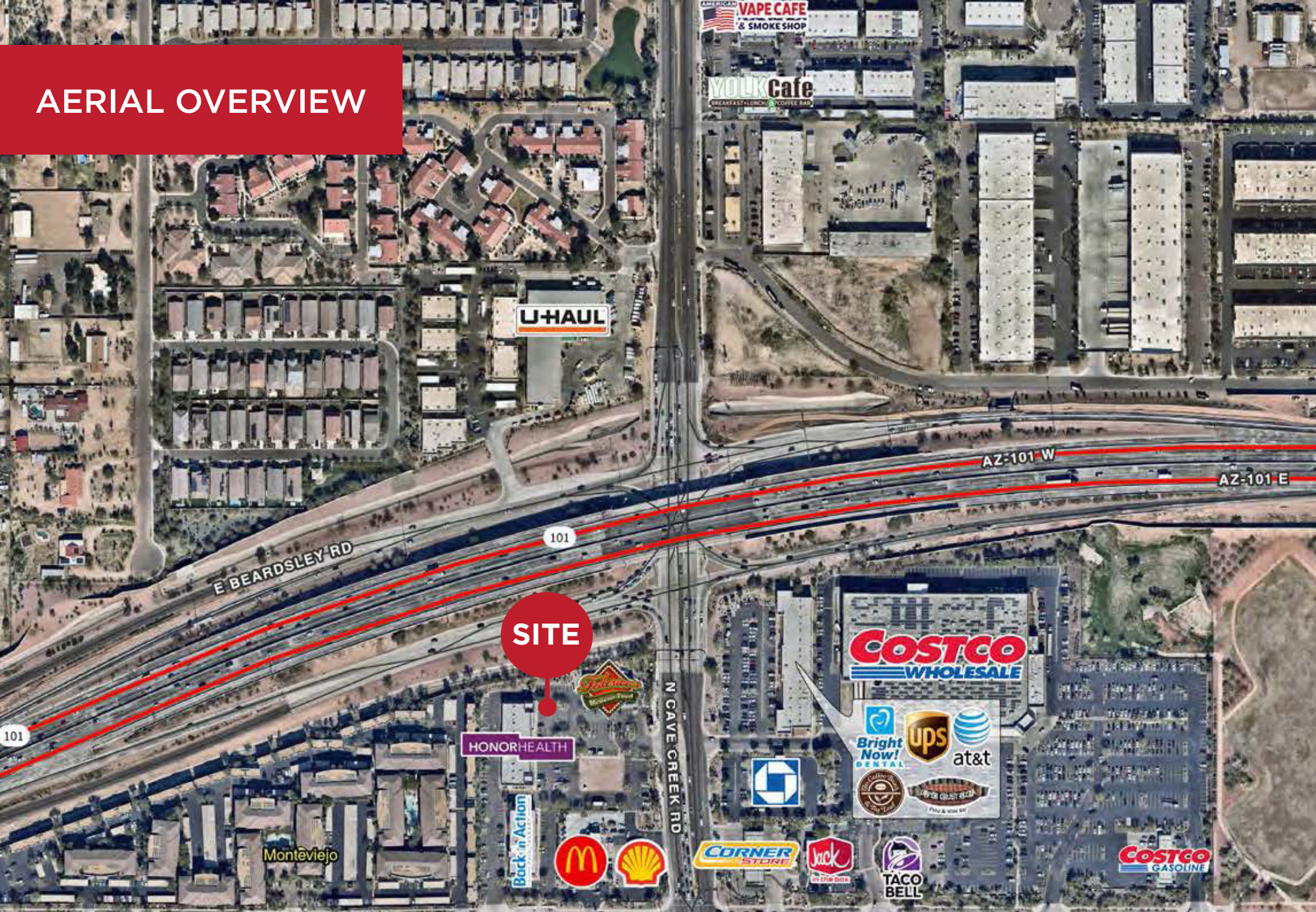
SUITE B130



SUITE B130



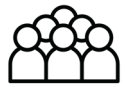
AERIAL OVERVIEW



AERIAL OVERVIEW



PHOENIX CITY OVERVIEW



1.6M +
TOTAL POPULATION



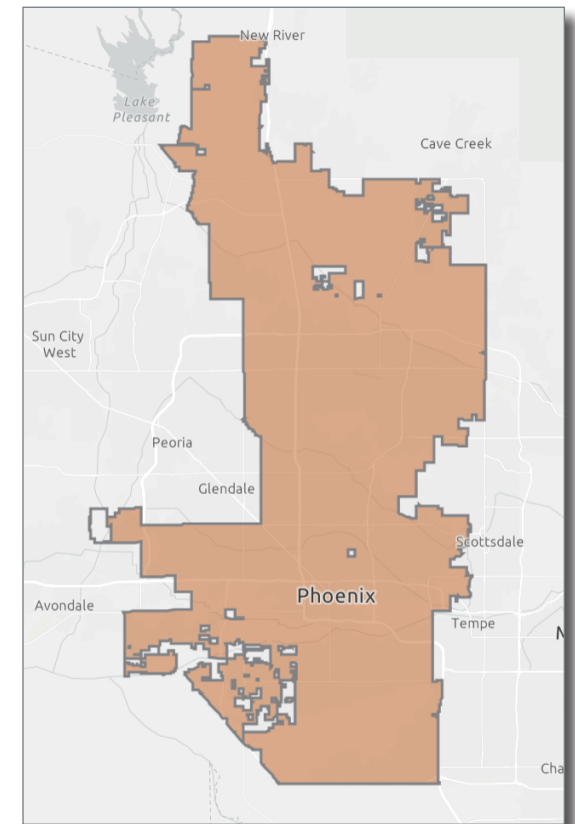
\$70K +
AVG HH INCOME

GROWING POPULATION

The City of Phoenix is a fast-paced and dynamic city with a welcoming attitude towards its residents and businesses. Phoenix is the 5th largest city in the United States, and currently houses more than 1.6M residents with the median age being 34 years old. The population grew 11.2% in between 2010-2020, and the city is still seeing businesses and families alike relocating to the city. Phoenix has plenty to offer its residents and visitors, including more than 185 golf courses, 10 luxurious resorts, the finest dining in the state, and more than 50 miles of hiking, biking, and horseback riding trails.

BUSINESS IN PHOENIX

There are currently close to 50,000 businesses in Phoenix and over 750,000 employees. Entertainment, travel, and apparel are the most popular business sectors residents spend their income on. Phoenix is home to corporate headquarters of five Fortune 500 companies: Avnet, Freeport-McMoRan, Republic Services, Magellan Health and Sprouts Farmers Market (2021).



This information has been secured from sources believed to be reliable, but no representations or warranties are made, expressed or implied, as to the accuracy of the information. References to square footage are approximate. Buyer and tenant must verify the information and bears all risk for any inaccuracies. All quoted prices are subject to change without notice.

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