



PAD for sale or ground lease in Walmart-anchored center



Located in a dominant grocery-anchored center



Captive submarket in growing trade area



Strong national retail co-tenancy at this destination shopping center in the southwest valley



Located near Loop-202 and I-10 freeways

For further information

Matt Milinovich

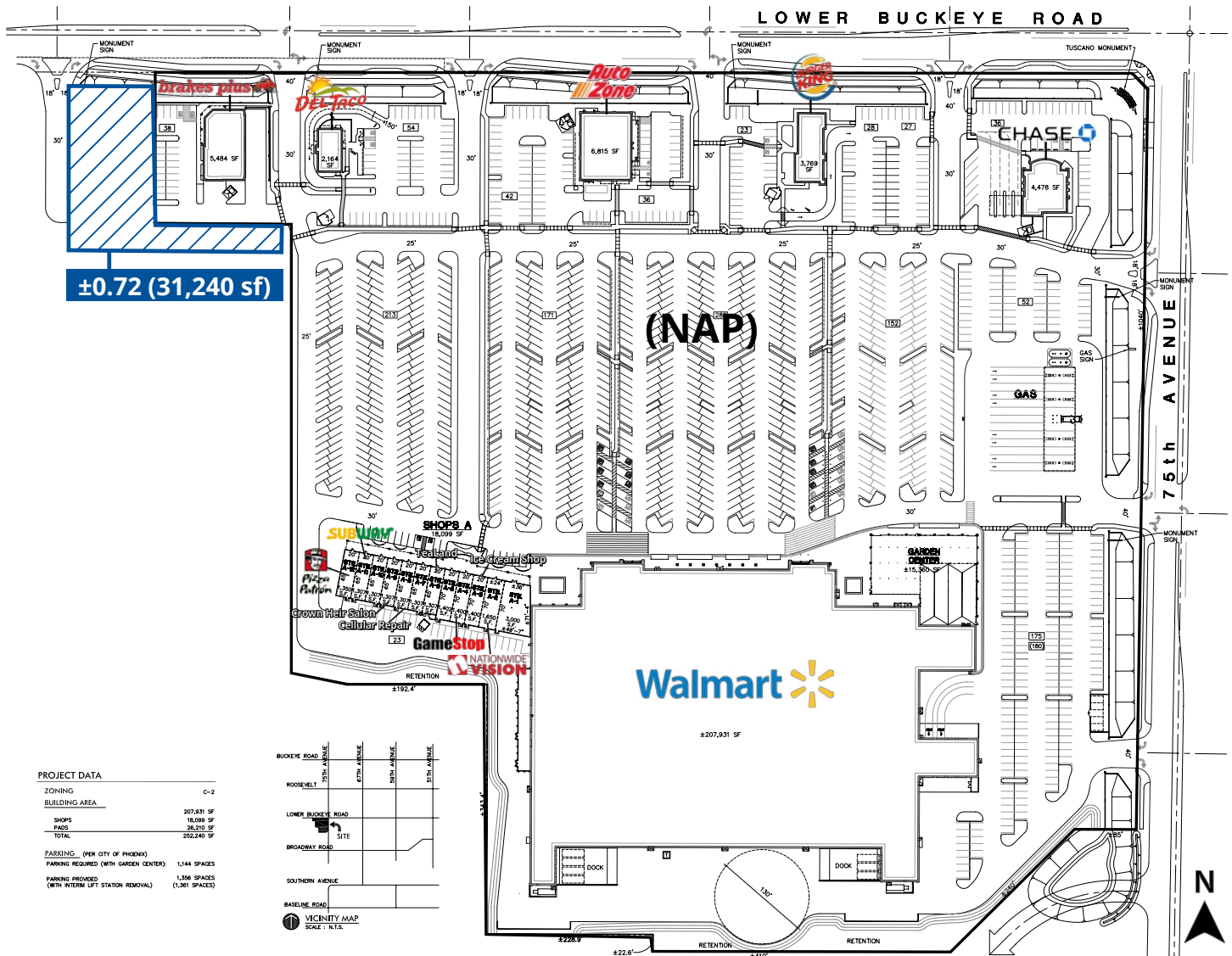
D 480 423 7959 | C 602 885 9393
matt.milinovich@avisonyoung.com

James DeCremer

D 480 423 7958 | C 602 909 0957
james.decremer@avisonyoung.com

Site plan

PAD for sale or ground lease
SWC 75th Ave & Lower Buckeye Rd



Matt Milinovich
D 480 423 7959 | C 602 885 9393
matt.milinovich@avisonyoung.com

James DeCremer
D 480 423 7958 | C 602 909 0957
james.decremer@avisonyoung.com

**AVISON
YOUNG**

Location

PAD for sale or ground lease
SWC 75th Ave & Lower Buckeye Rd



Matt Milinovich
D 480 423 7959 | C 602 885 9393
matt.milinovich@avisonyoung.com

James DeCremer
D 480 423 7958 | C 602 909 0957
james.decremer@avisonyoung.com

© 2024 Avison Young Arizona, Ltd. All rights reserved. E. & O.E.: The information contained herein was obtained from sources which we deem reliable and, while thought to be correct, is not guaranteed by Avison Young.



Trade area

PAD for sale or ground lease
SWC 75th Ave & Lower Buckeye Rd



Matt Milinovich
D 480 423 7959 | C 602 885 9393
matt.milinovich@avisonyoung.com

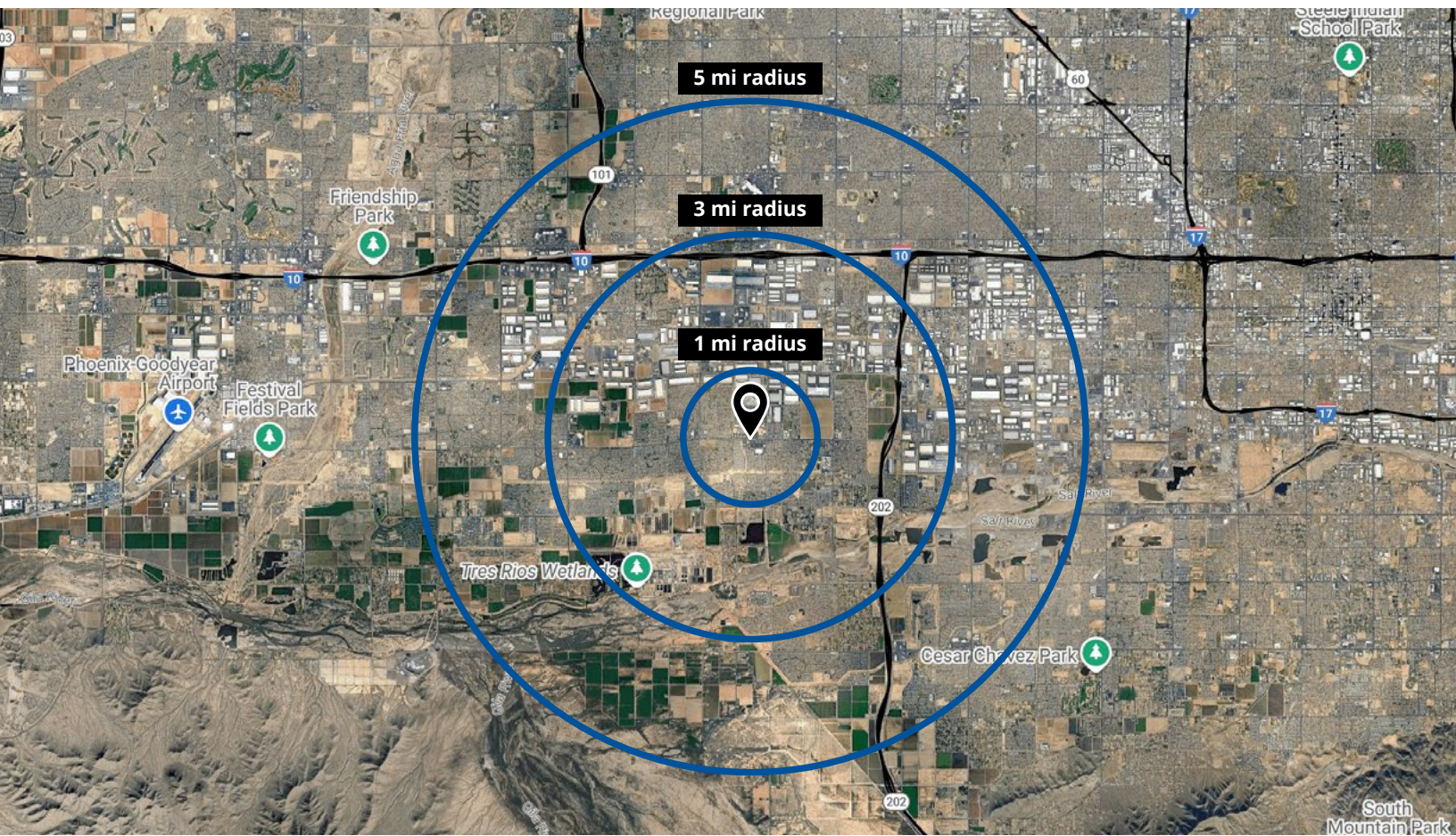
James DeCremer
D 480 423 7958 | C 602 909 0957
james.decremer@avisonyoung.com

© 2024 Avison Young Arizona, Ltd. All rights reserved. E. & O.E.: The information contained herein was obtained from sources which we deem reliable and, while thought to be correct, is not guaranteed by Avison Young.



Demographics

PAD for sale or ground lease
SWC 75th Ave & Lower Buckeye Rd



	1-mile	3-miles	5-miles
Population	14,153	69,581	252,718
Median age	29.7	28.8	28.9
Daytime employment	1,264	22,797	64,987
Avg. HH income	\$124,982	\$108,408	\$99,348
HH units	4,050	20,475	76,284

Traffic counts

75th Avenue	±27,169 cpd
Lower Buckeye Road	±19,327 cpd

Matt Milinovich
D 480 423 7959 | C 602 885 9393
matt.milinovich@avisonyoung.com

James DeCremer
D 480 423 7958 | C 602 909 0957
james.decremer@avisonyoung.com

