

PEORIA SQUARE

RETAIL SPACE FOR LEASE

8520 West Peoria Avenue Peoria, AZ 85345



Leo Pataq
602 321 9040



OVERVIEW

RETAIL SPACE FOR LEASE

8520 West Peoria Avenue Peoria, AZ 85345



PROPERTY OVERVIEW

- 900 SF Shop Space/Office Space for Lease
- In the heart of Old Town Peoria
- On the hard corner of Peoria and 85th Ave
- Newly Painted and Renovated Shopping Center
- New Banquet Hall Anchor Signed
- Co-Anchored by one of the top performing drive thru convenience stores in Arizona
- Last Vacancy Available in the Shopping Center

OFFERING SUMMARY

Lease Rate:	CALL FOR PRICING
Available SF:	900 SF
Lot Size:	1.43 Acres
Building Size:	16,316 SF
Zoning:	C-2
APN:	142-45-141A

AVAILABLE SPACES

900 SF Shop Space Available

LEASE RATE

Negotiable

SPACE SIZE

900 SF

DEMOGRAPHICS

	0.25 MILES	0.5 MILES	1 MILE
Total Households	610	1,872	6,286
Total Population	1,943	5,602	18,226

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ADDITIONAL PHOTOS

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AERIAL OVERVIEW

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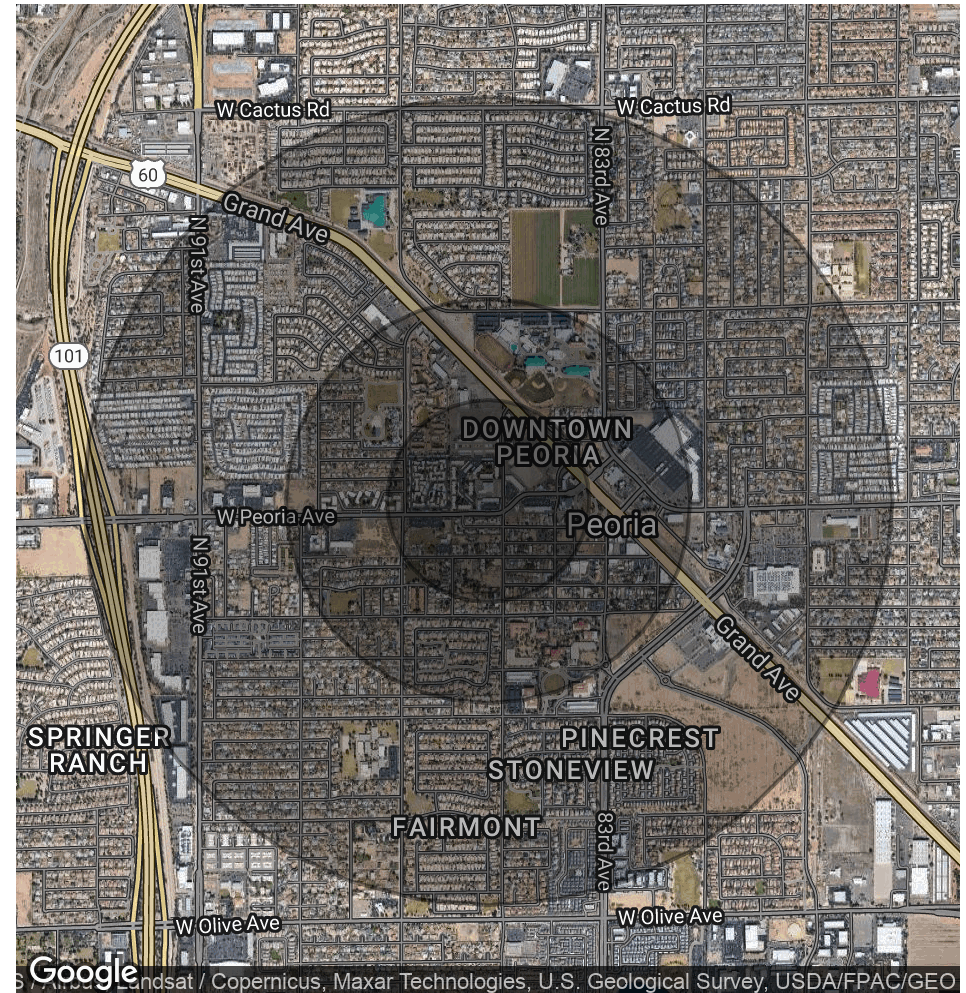
DEMOGRAPHICS

PEORIA SQUARE

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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	1,943	5,602	18,226
Average Age	25.3	31.7	35.3
Average Age (Male)	24.5	29.2	32.6
Average Age (Female)	26.1	33.6	37.6
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	610	1,872	6,286
# of Persons per HH	3.2	3	2.9
Average HH Income	\$40,310	\$49,187	\$60,178
Average House Value	\$41,334	\$104,117	\$161,294

* Demographic data derived from 2020 ACS - US Census



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CITY OF PEORIA

PEORIA SQUARE

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LOCATION DESCRIPTION

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LOCATION DETAILS

County	Maricopa
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LISTING AGENT

PEORIA SQUARE

8520 West Peoria Avenue Peoria, AZ 85345



LEO PATAQ

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