

For Lease New Maricopa Retail Development

NEC John Wayne Pkwy & Edison Rd

Property Features

- Grey shell spaces delivered August 1st
- Join these tenants at the intersection:

fray's
Marketplace



PETCO
Where the pets go.

ROSS
DRESS FOR LESS

- Great foot traffic in busy development
- 1,237 - 2,380 SF of shop space available
- Over 20,951 vehicles per day on John Wayne Parkway

Scan Here to View All
Fortis Development
Projects



www.fortisdevelops.com

FORTIS

NAIHorizon

Chris Gerow

+1 602 852 3413

chris.gerow@naihorizon.com

Shelby Tworek

+1 602 667 1797

shelby.tworek@naihorizon.com

Gabe Ortega

+1 602 852 3415

gabe.ortega@naihorizon.com

2944 N 44th St
Phoenix, AZ 85018
602 955 4000
www.naihorizon.com

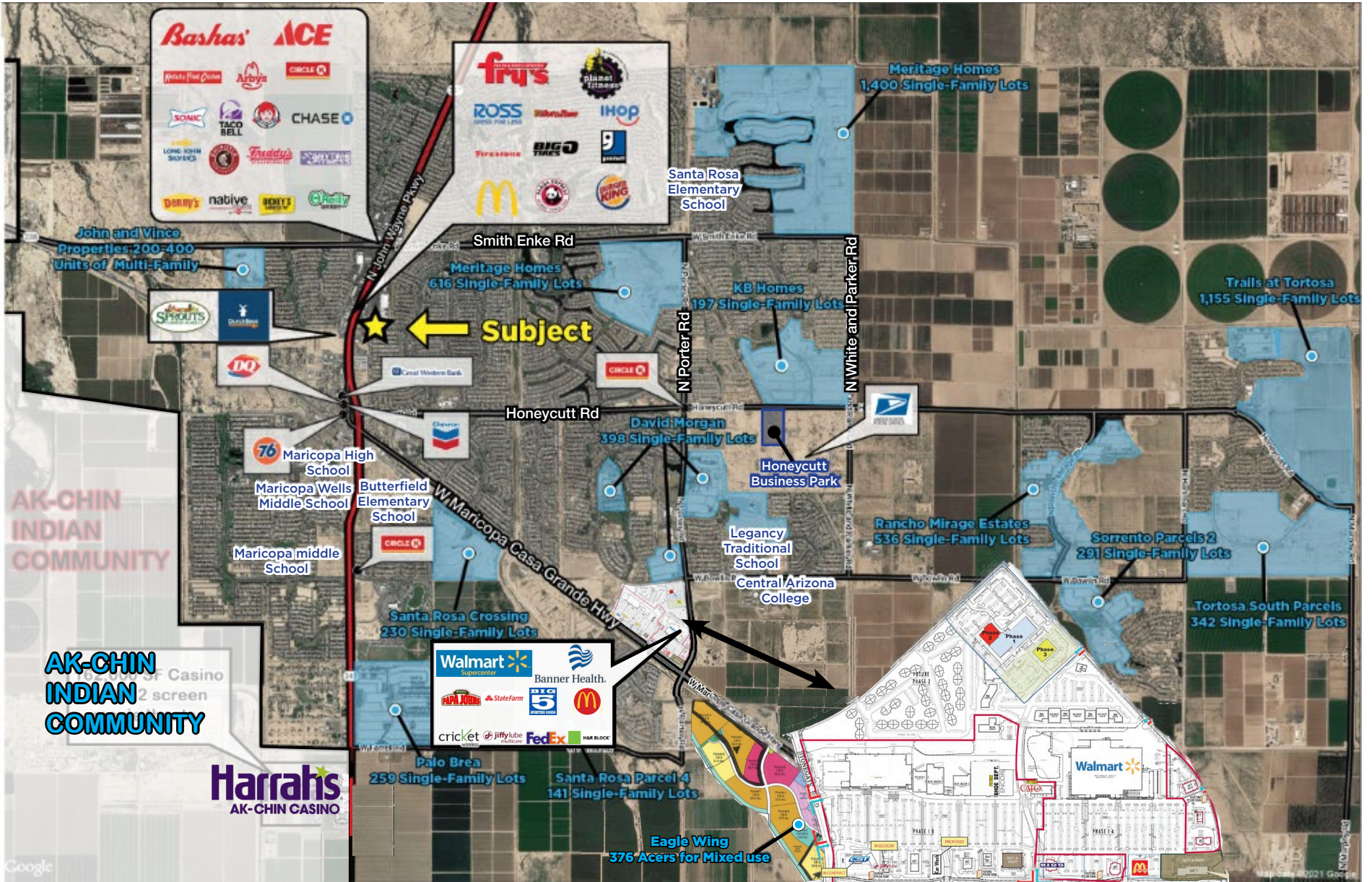
Site Plan // Availability

SUITE	TENANT	SF
SUITE 1	nékter	1,189
SUITE 2	Gracie Jiu Jitsu	1,218
SUITE 3	Beauty Salon	1,849
SUITE 4	GNC	1,339
SUITE 5	AVAILABLE	1,237
SUITE 6	RSV	3,528
SUITE 7	AVAILABLE	2,380

LEASE RATE: \$36.00 PSF + \$7.50 NNN



Retail Map



Demographics

Population

Total Population	56,719
Population in Households	18,786
Population in Families	14,324
Average Age	33.8

Housing

Total Housing Units	20,650
Owner Occupied HU	75.7%
Renter Occupied HU	15.3%
Vacant Housing Units	9.0%
Median Home Value	\$329,485

Income

Median Household Income	\$91,698
Per Capita Income	\$34,900

Households

Total Households	18,786
Average Household Size	3.02
Family Households	14,324
Average Family Size	3.39

Maricopa became Arizona's 88th municipality when it was incorporated in October 2003. Over the last decade, it has become Arizona's fastest growing community, transforming from a quiet town of under 5,000 residents to a bustling city of more than 50,000.

