

OUTSTANDING NEW DEVELOPMENT OPPORTUNITY IN WEST PHOENIX

📍 SWC 83RD AVE. & VIRGINIA AVE, PHOENIX, AZ

VACANT LAND FOR SALE 1.71 ACRES



Eisenberg Company
Development • Brokerage • Management

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PROPERTY HIGHLIGHT



Property Address

SWC 83RD AVE. &
VIRGINIA AVE. Phoenix,
AZ



Land Acres

1.71 AC



Property Type

Land, Retail



Tenancy

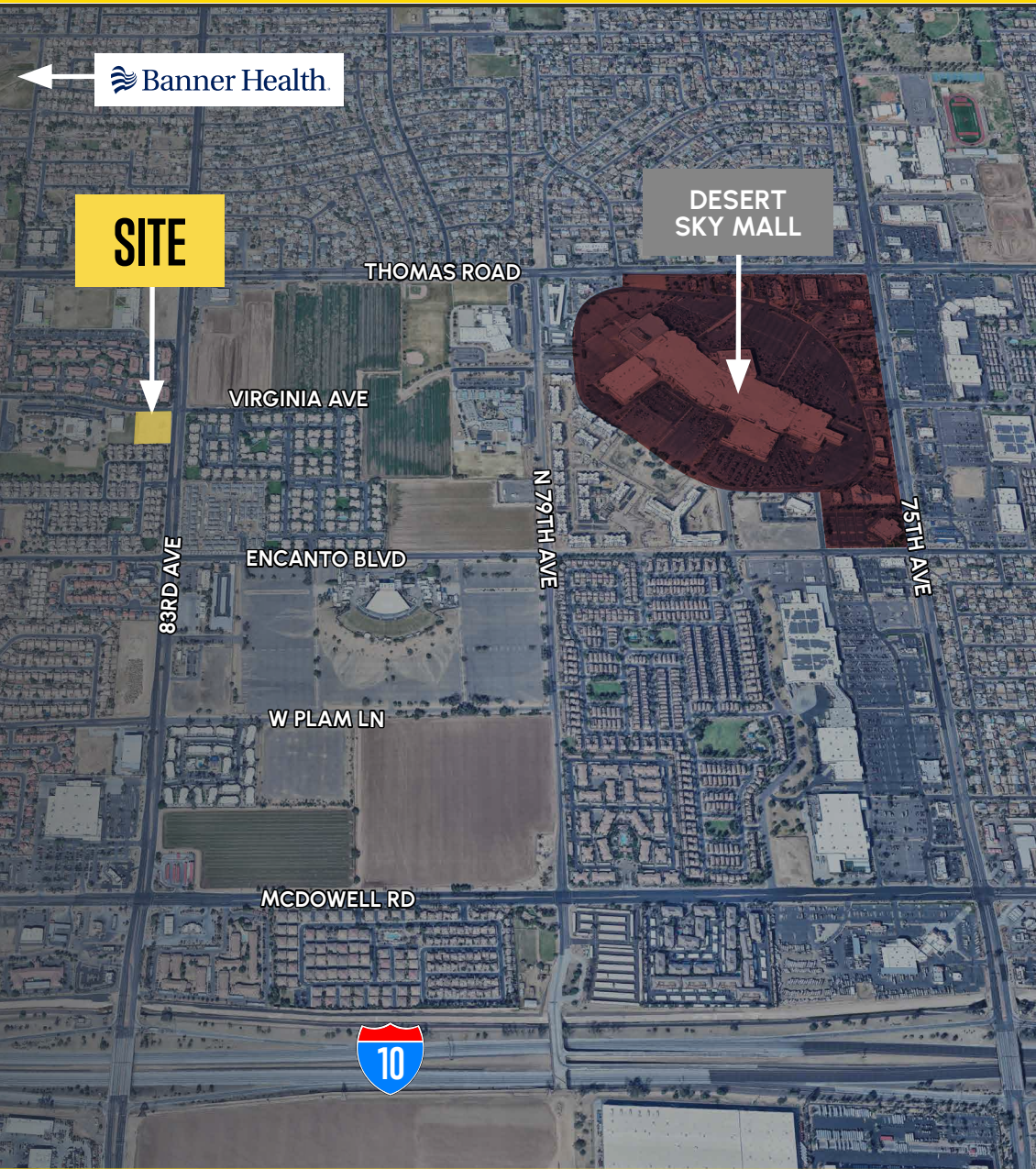
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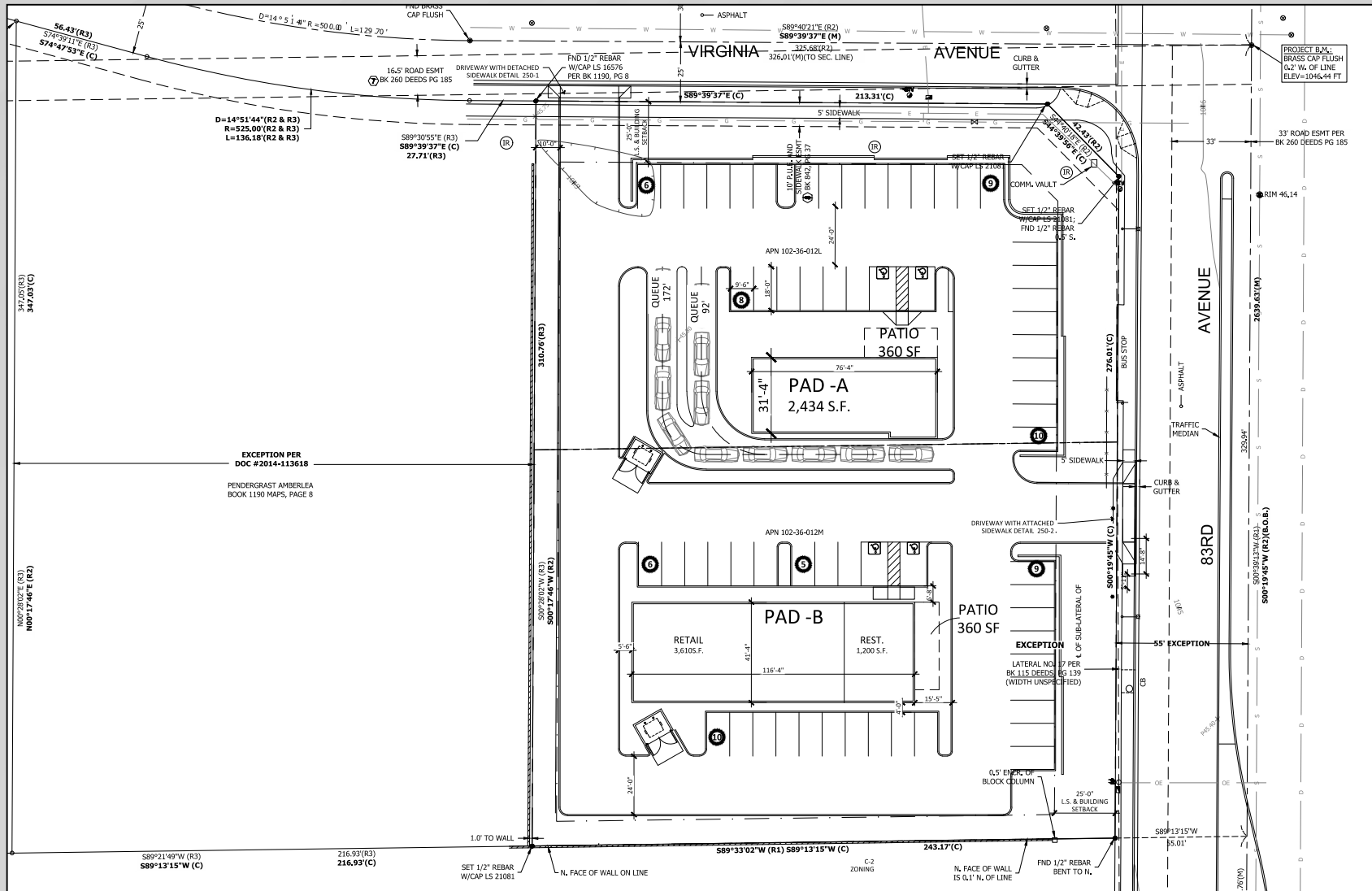


Zoning

C-2

- Approximately 300 feet of frontage on 83rd Avenue
- Located less than 1 mile from Interstate 10
- 1.5 miles east of Loop 101
- Close proximity to Westridge Mall and Banner Medical
- Surrounded by dense single family residential.





PROPERTY OVERVIEW

1.71 ACRES | FOR SALE



DESERT SKY MALL

Bath & Body Works®
T-Mobile cricket wireless
Burlington
IHOP
Red Lobster
Hooters
Wendy's

BIG 5 SPORTING GOODS
H&R BLOCK
T-Mobile SUBWAY
PANDA EXPRESS
COMBI CHINESE RESTAURANT

SKECHERS
Conn's
McDonald's
planet fitness
Applebee's GRILL + BAR
dd's DISCOUNTS
SALLY BEAUTY

Banner Health

LifeStorage

THOMAS RD

CIRCLE K
Walgreens

VIRGINIA AVE

N 9TH AVE

75TH AVE

SITE

Target

RACEWAY CARWASH

ENCANTO BLVD

83RD AVE

W PALM LN

cricket wireless
JCPenney
Starbucks
BIG LOTS!
WHATABURGER
TACO BELL
ROSS DRESS FOR LESS
TEXAS ROADHOUSE
LOWE'S
DOLLAR TREE
Walmart

Jack in the box
WAFFLE HOUSE

BURGER KING
Sams CLUB

MCDOWELL RD

QT QuikTrip

Public Storage

THE HOME DEPOT
Denny's



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DEMOGRAPHICS

1.71 ACRES | FOR SALE

DEMOGRAPHICS	1-MILE	3-MILE	5-MILE
2024 Population	24,115	158,251	400,617
2024 Households	6,968	45,372	116,554
2024 Average HH Income	\$96,604	\$84,760	\$89,634



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