

FOR SUBLEASE

# 1023 - 1027 W 23RD ST

TEMPE, AZ 85282

SUBJECT  
PROPERTY

INDUSTRIAL PARK AVE

23RD ST

FOR SUBLEASE



### PROPERTY HIGHLIGHTS

Sublease available through  
February 28, 2027

Two suites available,  
±4,800 SF & ±9,800 SF

12'x14' grade level door

12'x14' dock high door

14' clear height and 18' up to ceiling

Signage opportunities

Ample parking

*\$0.90/SF*

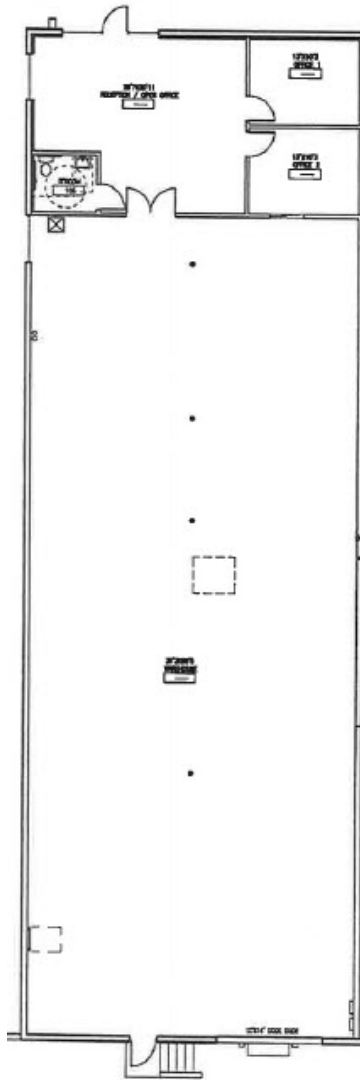
LEASE RATE

*NNN*

LEASE TYPE

FOR SUBLEASE

# FLOOR PLAN



*±4,800 SF*

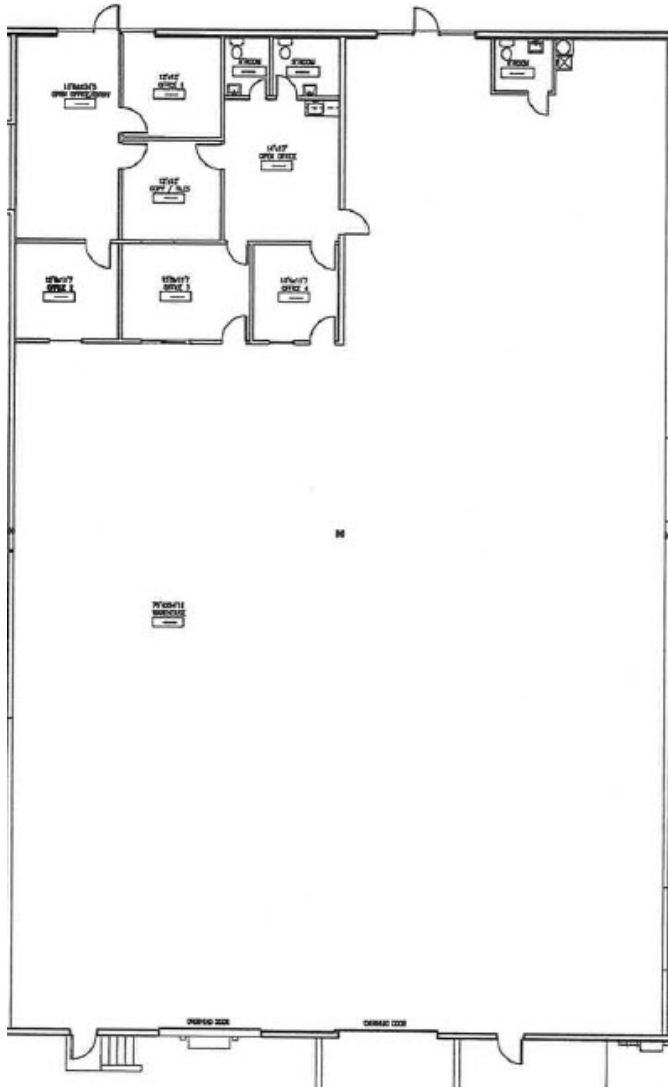
SUITE AVAILABLE

*\$0.90/SF*

LEASE RATE

FOR SUBLEASE

# FLOOR PLAN



*±9,800 SF*

SUITE AVAILABLE

*\$0.90/SF*

LEASE RATE

# DEMOGRAPHICS

## POPULATION

	1 Mile	3 Miles	5 Miles
2024 POPULATION	10,306	130,788	309,948
2029 POPULATION PROJECTION	10,772	132,435	315,502
ANNUAL GROWTH 2024-2029	0.9%	0.3%	0.4%

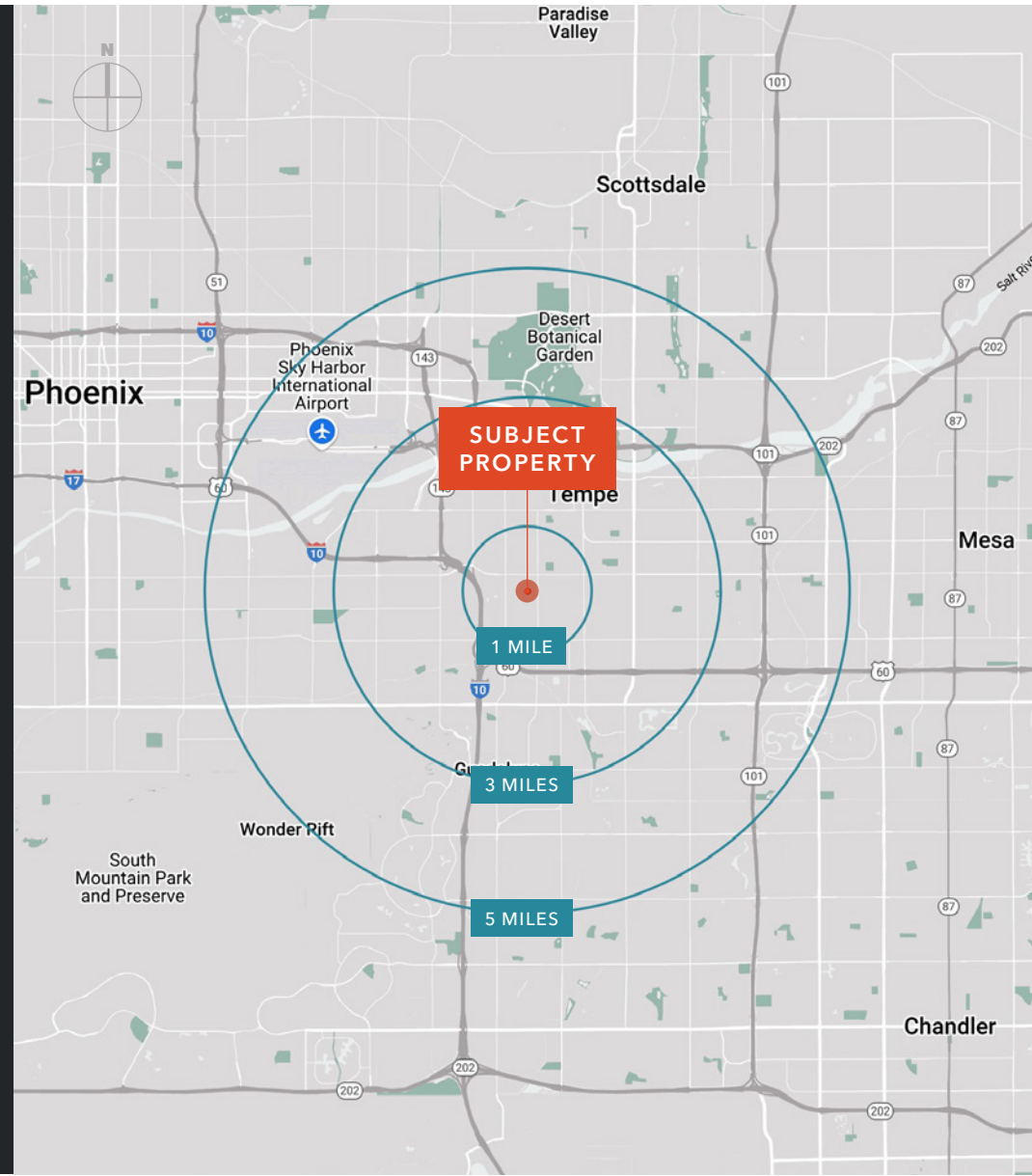
## MEDIAN AGE

	1 Mile	3 Miles	5 Miles
MEDIAN AGE	30.9	29.7	32.6

## HOUSEHOLDS & INCOME

	1 Mile	3 Miles	5 Miles
2024 AVG HOUSEHOLD INCOME	\$97,799	\$95,892	\$104,754
2024 HOUSEHOLDS	4,273	53,796	131,614
2029 PROJECTED HOUSEHOLDS	4,482	55,093	135,358
ANNUAL GROWTH 2010-2024	1.0%	0.5%	0.6%

Data Source: ©2024, Costar





*For more information, contact*

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