

SmartStop
Self Storage

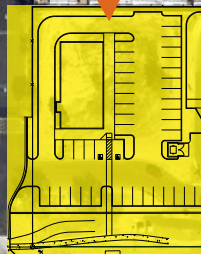


Proximity
16th
80 Units

JOIN



QuikTrip®



±26,415 VPD

±40,415 VPD

±53,633 VPD



±8,488 VPD



PAD AVAILABLE | FOR SALE, LEASE, OR BTS



16TH ST &
BASELINE RD

PHOENIX, AZ



property summary

AVAILABLE

±33,385 SF + drive-thru opportunity

LEASE RATE

Call for Rate

LOCATION HIGHLIGHTS

- » Zoning: C-2, City of Phoenix.
- » Over ±6,600 businesses within 5-miles.
- » Along busy Baseline Road corridor of South Mountain community (over ±50,000 vehicles per day).
- » Within a mile of South Mountain Community College (over ±5,000 students).
- » Adjacent to Quik Trip and Cobblestone Auto Spa.
- » Over ±30,000 households within 3-miles.

TRAFFIC COUNTS

16th ST

N ±26,415 VPD (NB & SB)

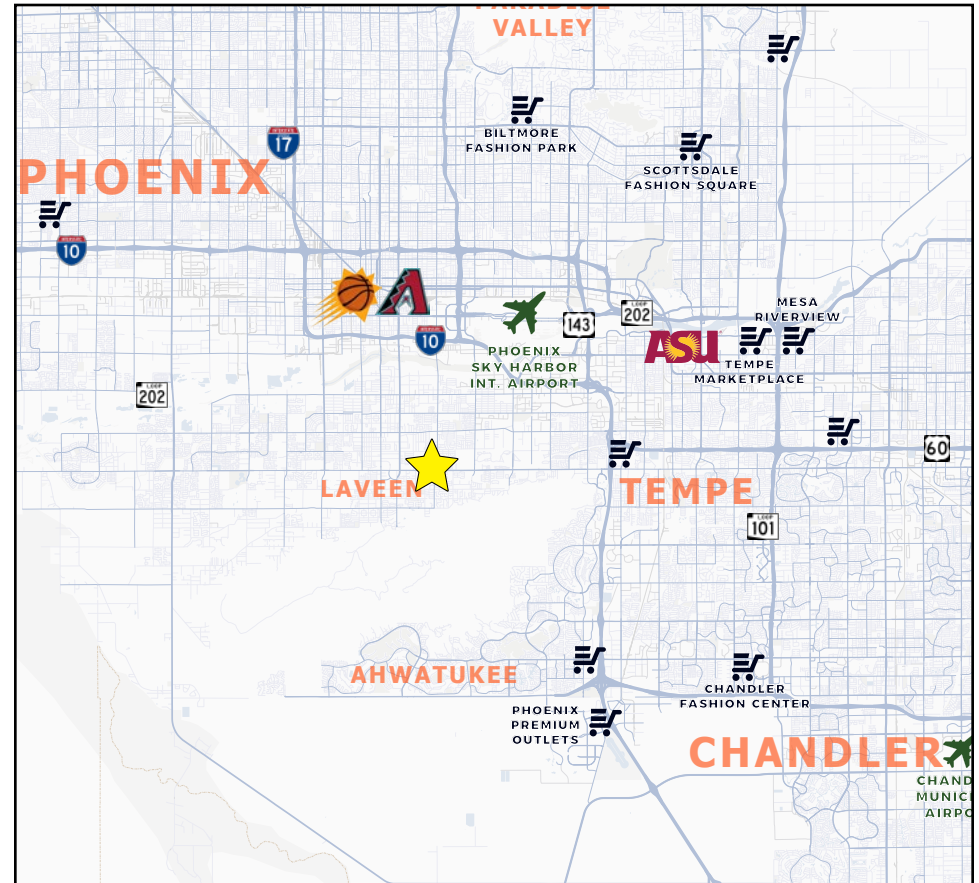
S ±8,488 VPD (NB & SB)

ADOT 2023

Baseline Rd

E ±53,633 VPD (EB & WB)

W ±40,415 VPD (EB & WB)



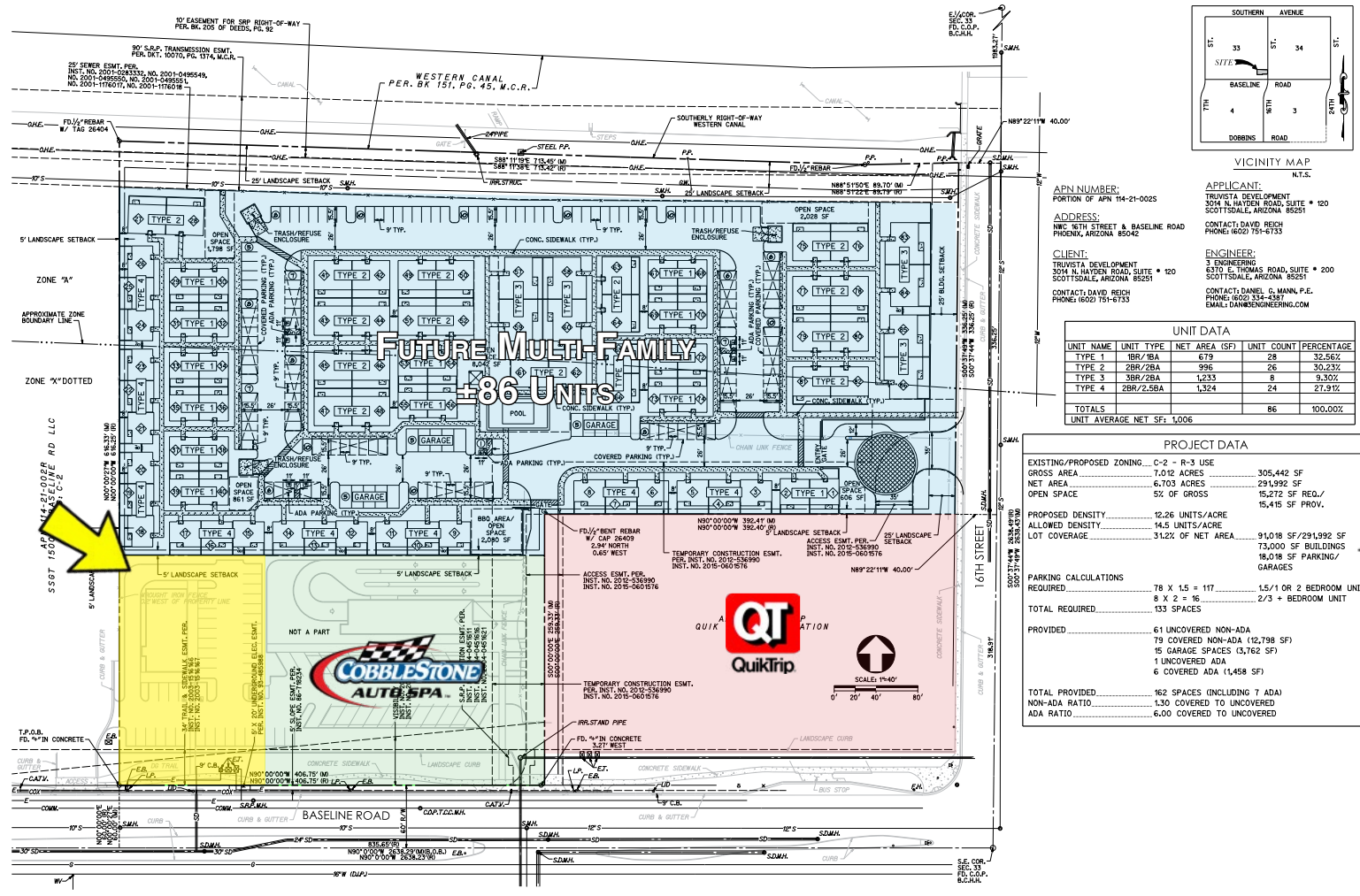
W
NWC

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16th ST & BASELINE RD



site plan



W
NWC

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zoom aerial



W
NWC

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wide aerial



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demographics

2024 ESRI ESTIMATES



2024 Total Daytime Pop

Workers

Residents

	1-Mile	3-Mile	5-Mile
2024 Total Daytime Pop	13,006	90,071	257,672
Workers	4,575	38,286	155,268
Residents	8,431	51,785	102,404



2024 Housing Units

Owner Occupied

Renter Occupied

	1-Mile	3-Mile	5-Mile
2024 Housing Units	5,456	32,595	71,141
Owner Occupied	74.2%	61.0%	61.0%
Renter Occupied	21.5%	33.6%	33.4%



2024 Total Population

2029 Total Population

	1-Mile	3-Mile	5-Mile
2024 Total Population	16,365	95,654	196,921
2029 Total Population	16,883	98,442	204,115



2023 Households

2028 Households

	1-Mile	3-Mile	5-Mile
2023 Households	5,222	30,866	67,188
2028 Households	5,481	32,392	71,148



2024 INCOMES

Median HH Income

Average HH Income

Per Capita Income

	1-Mile	3-Mile	5-Mile
Median HH Income	\$104,005	\$72,700	\$78,554
Average HH Income	\$128,897	\$96,410	\$107,169
Per Capita Income	\$41,440	\$31,176	\$36,457



2023 Businesses

	1-Mile	3-Mile	5-Mile
2023 Businesses	251	1,848	6,883

W
NWC

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Exclusively listed by

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