

904 N SCOTTSDALE ROAD
TEMPE, AZ 85288

FOR LEASE

RETAIL CENTER

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OFFERING DETAILS

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LEASE RATE

Call Broker for Details

AVAILABILITY

±950 SF - ±6,150 SF

BUILDING SIZE

±8,406 SF

PROPERTY HIGHLIGHTS:

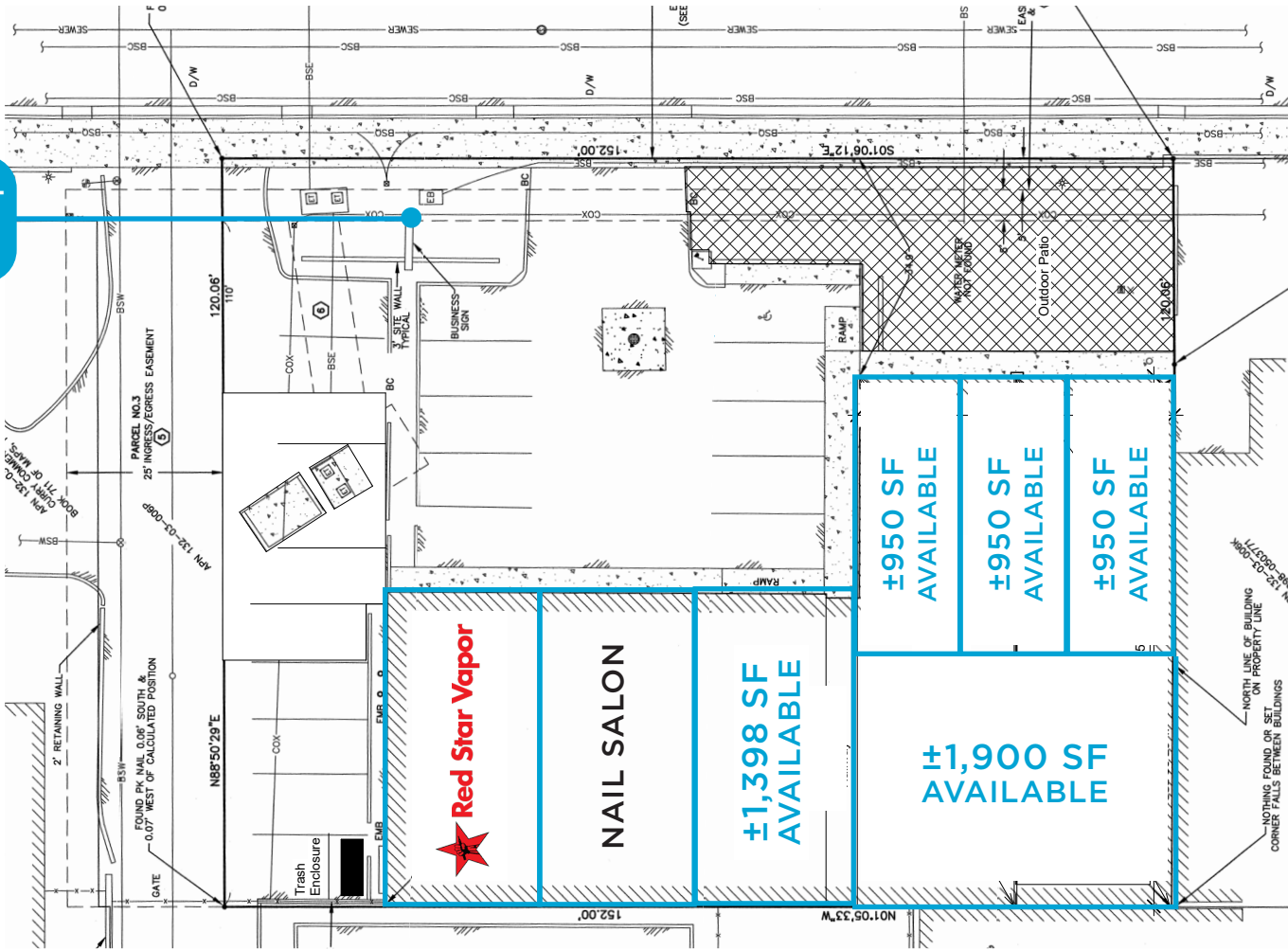
- Highly Visible from Scottsdale Road
- Located right next to the Loop 202 Freeway
- Close proximity to ASU Campus and Sky Harbor Airport
- Renovations underway and completed July 2025



SITE PLAN | OPTION 1

NEW LIGHTING
NEW DESIGN
FOR FACADE

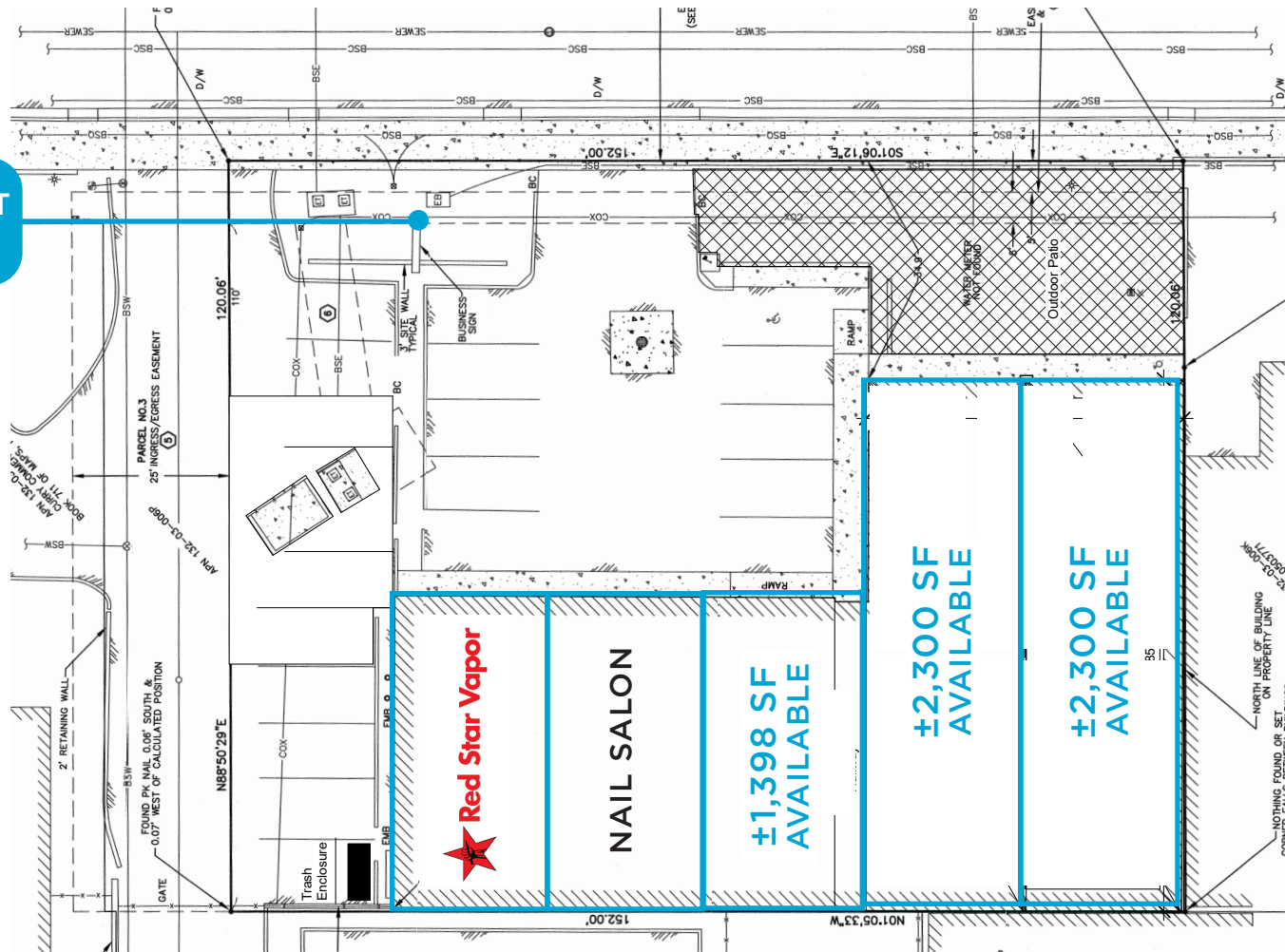
NEW MONUMENT
SIGNAGE



SITE PLAN | OPTION 2

NEW LIGHTING
NEW DESIGN
FOR FACADE

NEW MONUMENT SIGNAGE



AERIAL



DEMOGRAPHICS



POPULATION

	1 MILE	3 MILES	5 MILES
2024	12,892	129,820	346,266
2029	14,319	141,143	377,028



HOUSEHOLDS

	1 MILE	3 MILES	5 MILES
2024	5,802	57,855	151,226
2029	6,472	63,169	165,292



AVERAGE INCOME

	1 MILE	3 MILES	5 MILES
2024	\$94,268	\$80,388	\$85,303



EMPLOYMENT

	1 MILE	3 MILES	5 MILES
2024	6,636	105,351	253,627



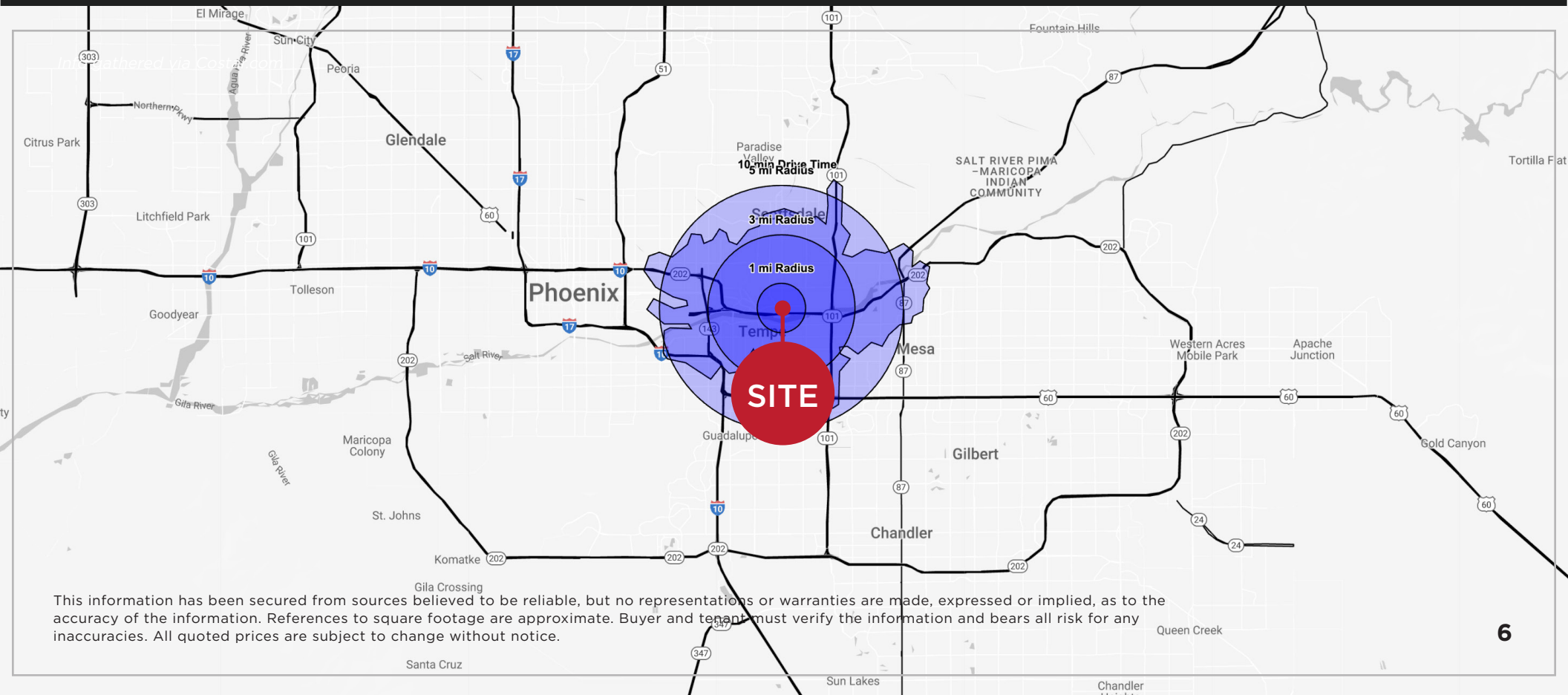
BUSINESSES

	1 MILE	3 MILES	5 MILES
2024	731	6,783	21,591



HOME VALUE (MEDIAN)

	1 MILE	3 MILES	5 MILES
2024	\$368,013	\$372,183	\$389,594



This information has been secured from sources believed to be reliable, but no representations or warranties are made, expressed or implied, as to the accuracy of the information. References to square footage are approximate. Buyer and tenant must verify the information and bears all risk for any inaccuracies. All quoted prices are subject to change without notice.



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