

**AVAILABLE
3,498 SF
W/ DRIVE-THRU**

**AVAILABLE
2,236 SF**

**Existing
Drive-Thru**

**CAN BE COMBINED
FOR UP TO ±5,734 SF**

RETAIL PROPERTY FOR LEASE

SHEASCOTT PLAZA

7337 E Shea Blvd Scottsdale, AZ 85260

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SHEASCOTT PLAZA

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LOCATION DESCRIPTION

SEC Scottsdale & Shea

PROPERTY HIGHLIGHTS

- 3,498 SF DRIVE THRU RESTAURANT & 2,236 SF RESTAURANT SPACES AVAILABLE
- CAN BE COMBINED FOR UP TO +/-5,734 SF
- Upscale North Scottsdale location
- Parking and entry at front and rear of building
- Retail shops within walking distance

AREA CO-TENANTS



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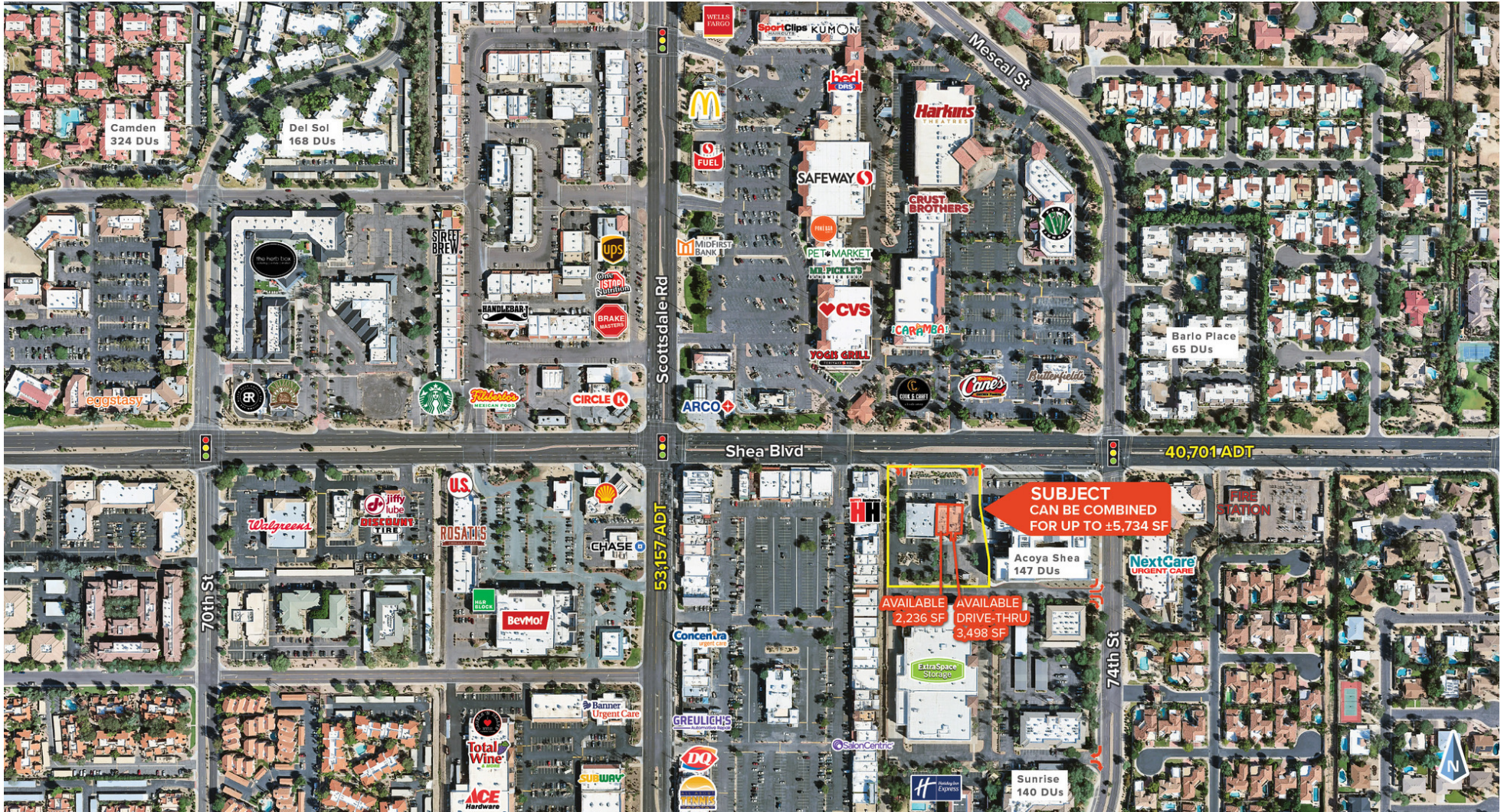
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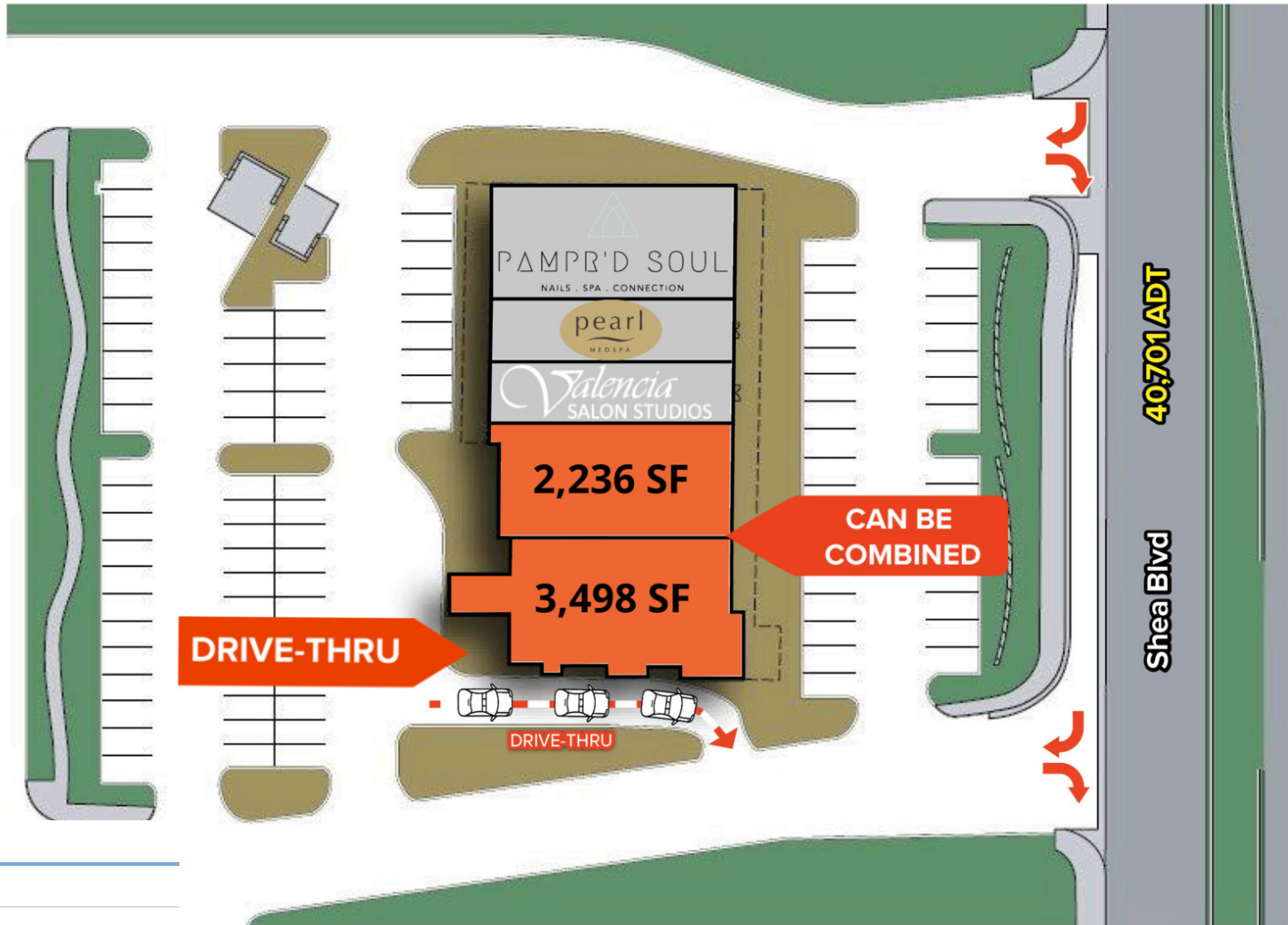
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LEGEND

Available

Unavailable

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LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	2,236 - 3,498 SF	Lease Rate:	Negotiable

AVAILABLE SPACES

SUITE	SIZE	TYPE	RATE	DESCRIPTION
NAIL BAR ON SHEA - PAMPR'D SOUL	2,860 SF	NNN	-	-
PEARL MEDSPA	330 SF		-	-
VALENCIA SALON STUDIOS	4,122 SF		-	-
RESTAURANT SPACE AVAILABLE	2,236 SF	NNN	CONTACT FOR PRICING	CAN BE COMBINED
DRIVE THRU RESTAURANT SPACE AVAILABLE	3,498 SF	NNN	CONTACT FOR PRICING	CAN BE COMBINED

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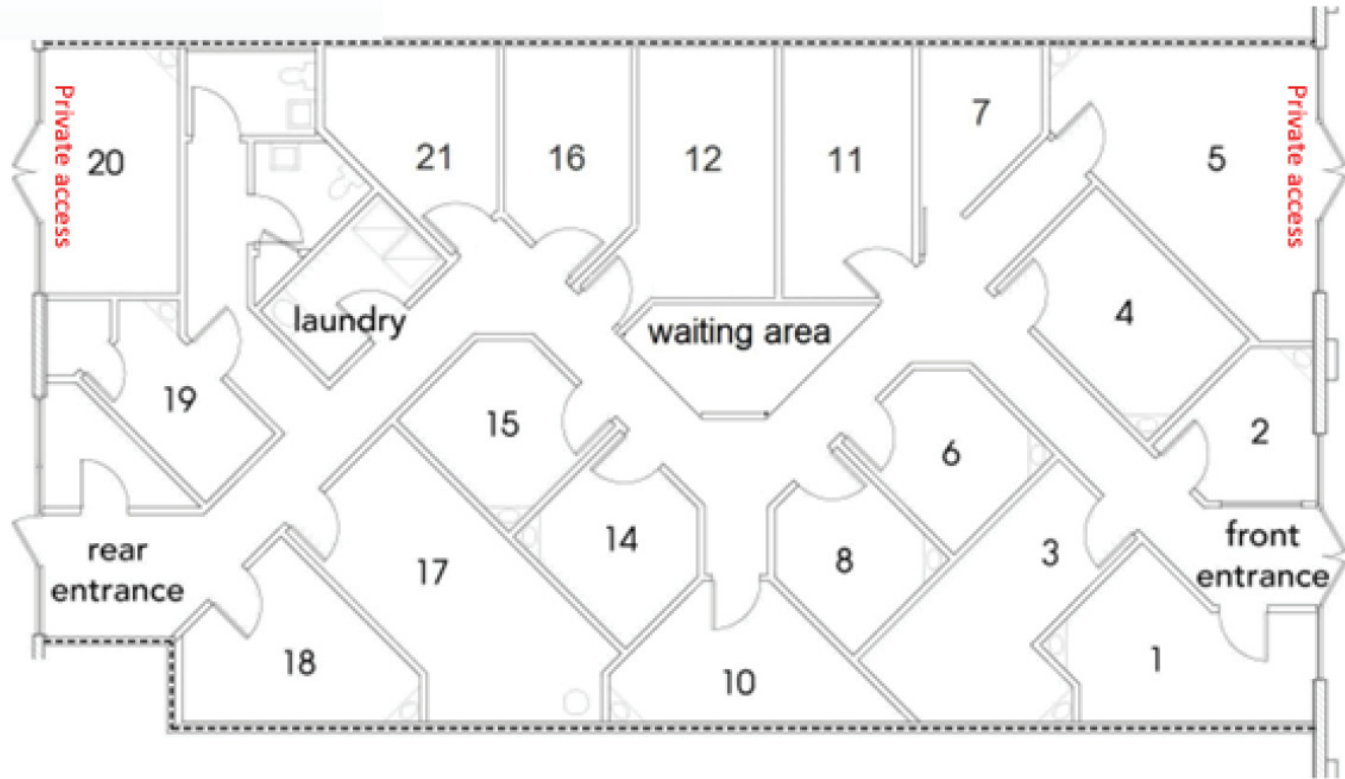
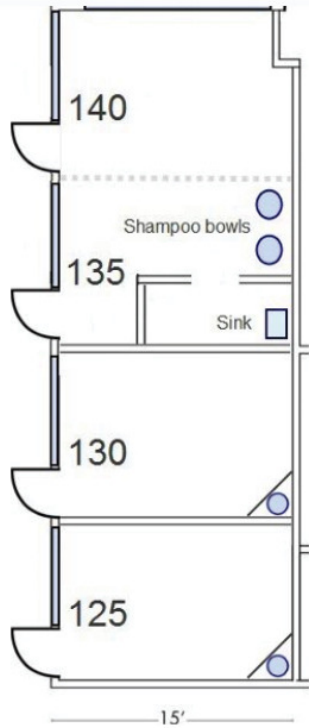
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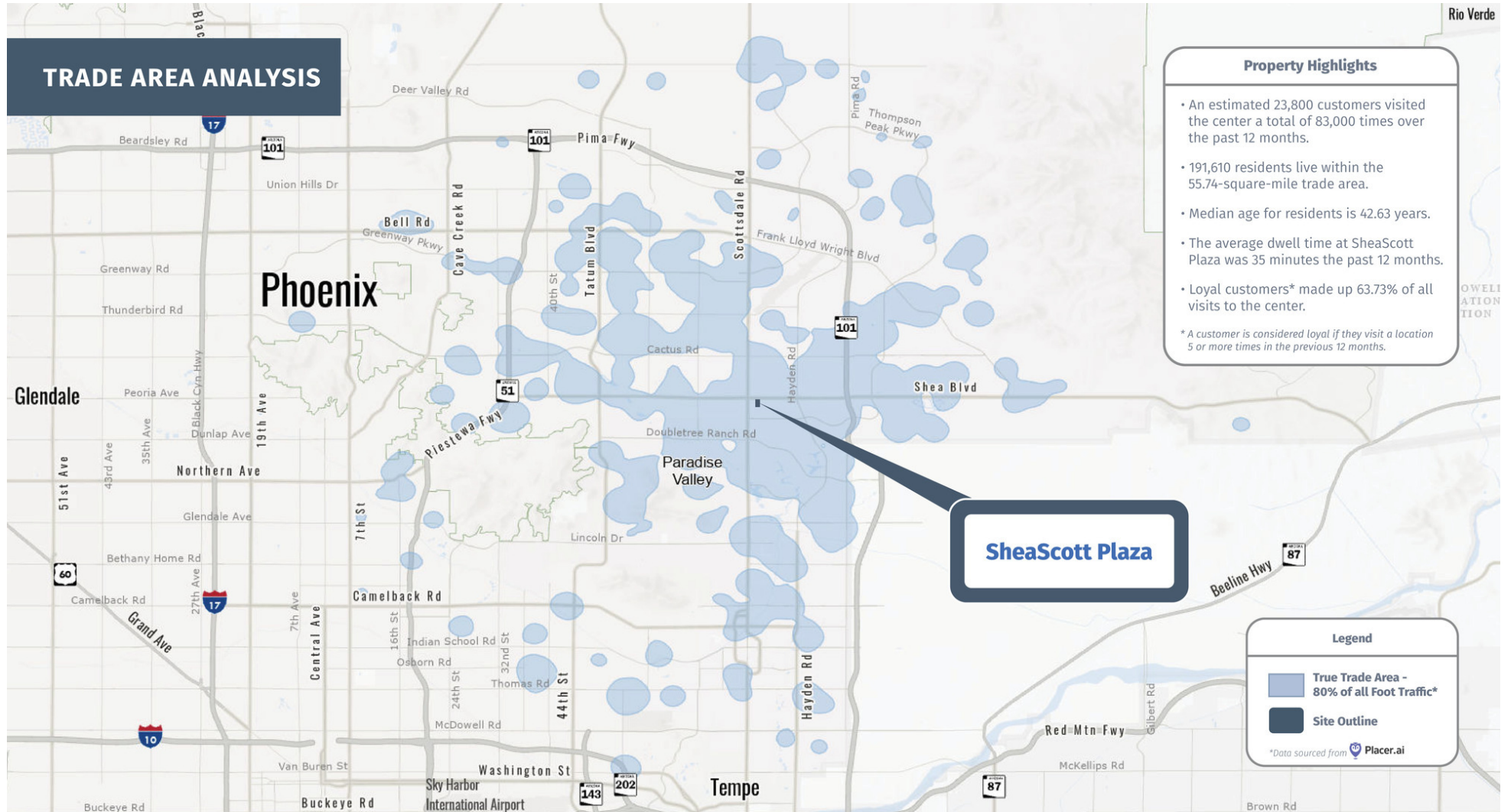
Valencia



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POPULATION

	1 MILE	3 MILES	5 MILES
Area Total	7,329	60,011	183,829
Median Age	7,329	60,011	183,829



HOUSEHOLD INCOME

	1 MILE	3 MILES	5 MILES
Median	\$104,730	\$138,306	\$120,411
Average	\$193,974	\$211,287	\$185,210



DAYTIME WORKFORCE

	1 MILE	3 MILES	5 MILES
Total Businesses	922	6,932	14,304
Employees	8,220	74,337	163,620
Daytime Population	14,002	114,616	282,024



EDUCATION

	1 MILE	3 MILES	5 MILES
Percentage with Degrees	67.2%	71.0%	68.5%



EMPLOYMENT

	1 MILE	3 MILES	5 MILES
White Collar	78.6%	82.8%	80.7%
Services	7.9%	8.3%	10.5%
Blue Collar	13.5%	8.9%	8.8%



HOUSEHOLD STATISTICS

	1 MILE	3 MILES	5 MILES
Households	3,653	26,736	84,565
Median Home Value	\$835,480	\$798,810	\$703,921

*2025 Demographic data derived from ESRI

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