

For Lease

Broadway Plaza
510 West Broadway Road

TEMPE, AZ 85282

JACOB RAY

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PROPERTY SUMMARY

510 WEST BROADWAY ROAD



Property Summary

Available SF: 1,000-1,600
Zoning: CSS

Property Overview

The property features excellent exposure on Broadway Road, below market rental rates, newly renovated suites, and planned exterior improvements. Tenant improvement money is available for qualified Tenants.

Location Overview

Tempe is a highly desirable Trade Area with dense Residential and Daytime Population. The site is within close proximity to Downtown Tempe and ASU, which are highly notable employment hubs. The project is in close proximity to several major highways, and Sky Harbor Airport.

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MPB REALTY SERVICES, INC
1450 E. Indian School Rd, Suite 104
Phoenix, AZ 850014



AVAILABLE SPACES

510 WEST BROADWAY ROAD



RETAIL

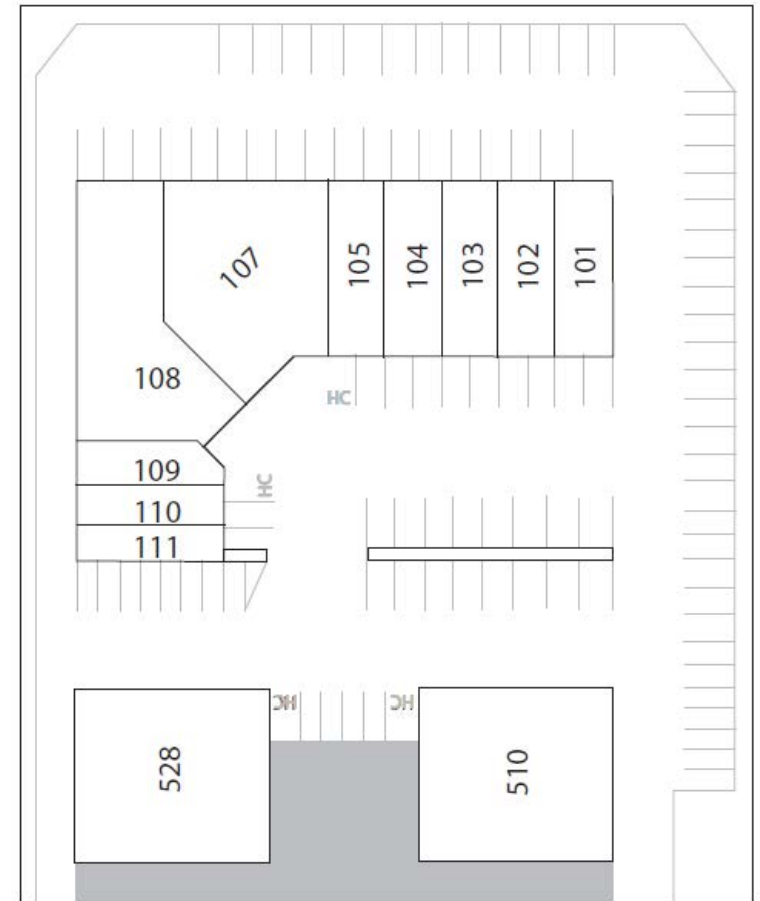
FOR LEASE



Highlights

- Below Market Rental Rates
- Newly Renovated Suites
- Planned Exterior Improvements
- Tenant Improvement Money Available
- Close Proximity to ASU & Downtown Tempe
- Monument Signage Available

Space	Size
101	1,300
102	1,300
103	1,300
104	1,300
105	1,300
110	1,000
111	1,000



Broadway Road



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PROPERTY PHOTOS

510 WEST BROADWAY ROAD



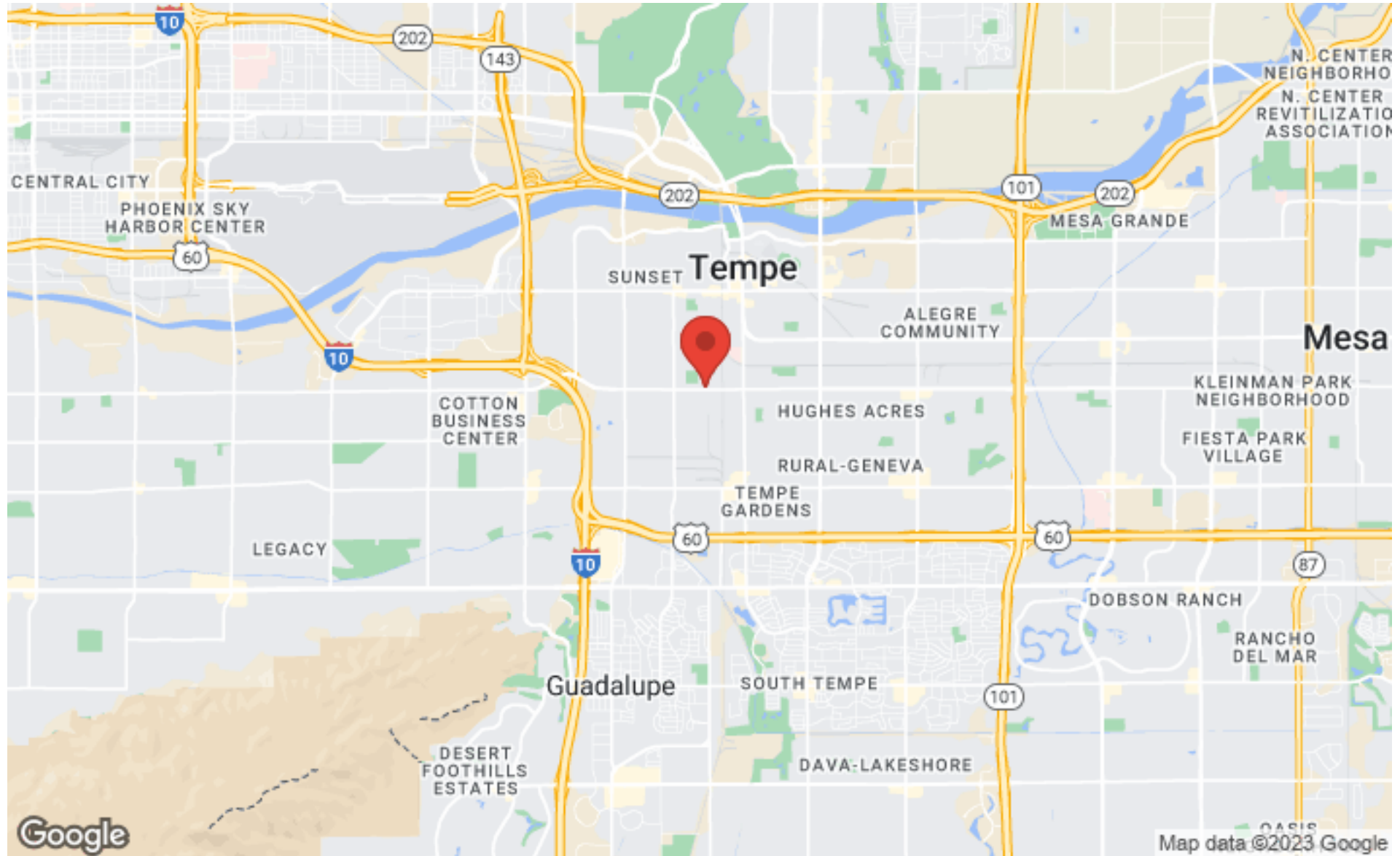
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REGIONAL MAP

510 WEST BROADWAY ROAD



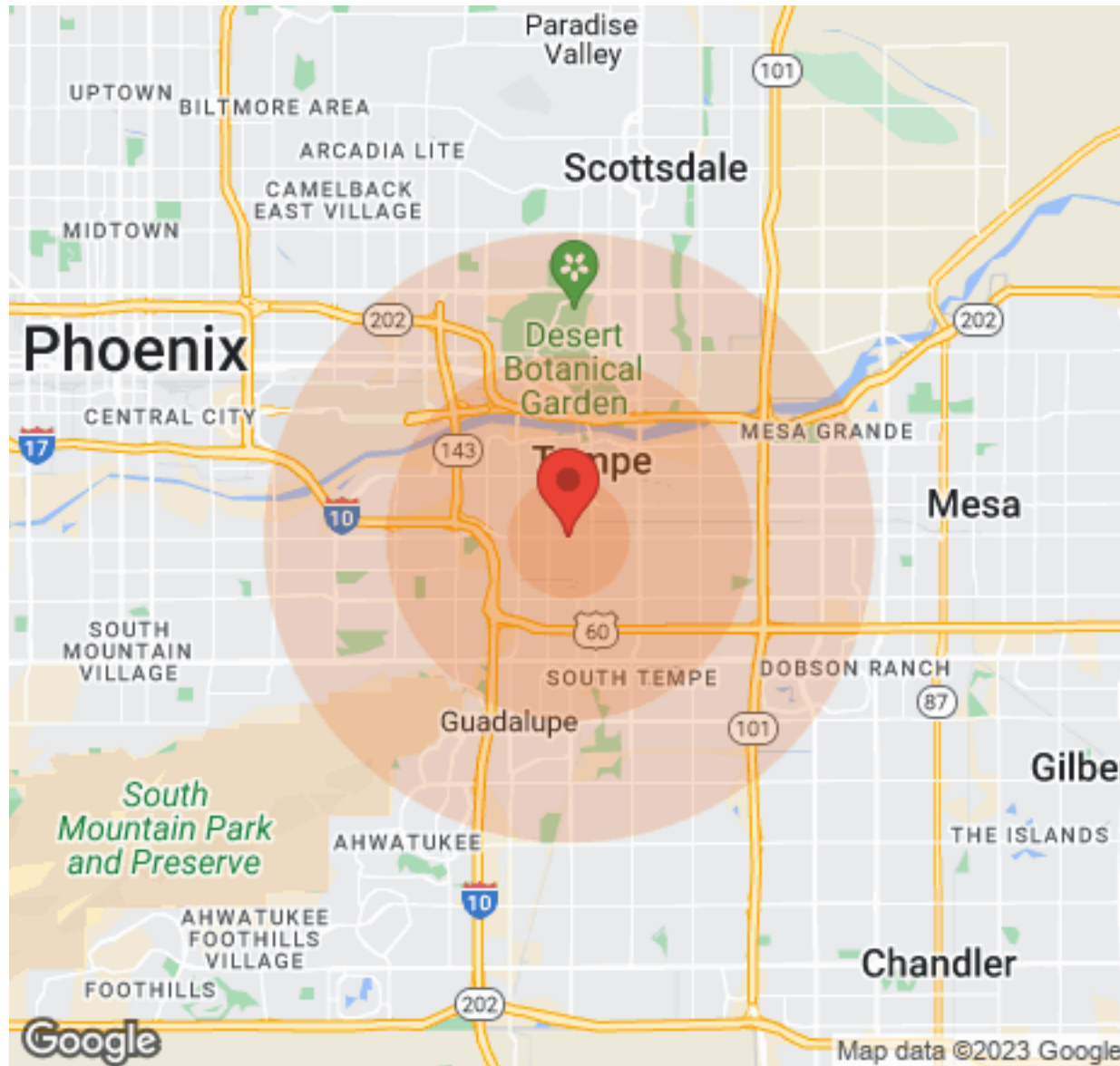
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DEMOGRAPHICS

510 WEST BROADWAY ROAD



	1 Mile	3 Miles	5 Miles
Population			
Male	9,775	65,748	151,747
Female	7,965	60,232	144,881
Total Population	17,740	125,980	296,628
Age			
Ages 0-14	2,613	22,912	57,883
Ages 15-24	1,796	12,845	32,793
Ages 25-54	10,051	66,391	141,220
Ages 55-64	1,648	11,227	29,344
Ages 65+	1,632	12,605	35,388
Race			
White	14,257	84,461	200,164
Black	772	8,574	21,594
Am In/AK Nat	334	4,759	10,601
Hawaiian	80	299	541
Hispanic	3,600	39,411	98,015
Multi-Racial	3,832	44,094	106,800
Income			
Median	\$44,263	\$44,979	\$45,112
< \$15,000	808	8,690	19,389
\$15,000-\$24,999	715	5,981	14,204
\$25,000-\$34,999	743	5,650	14,322
\$35,000-\$49,999	997	8,908	20,900
\$50,000-\$74,999	1,178	9,083	22,335
\$75,000-\$99,999	680	4,960	12,622
\$100,000-\$149,999	621	4,162	11,066
\$150,000-\$199,999	387	1,041	2,965
> \$200,000	72	730	2,564
Housing			
Total Units	7,001	57,252	140,543
Occupied	6,404	50,326	123,946
Owner Occupied	2,742	18,270	54,787
Renter Occupied	3,662	32,056	69,159
Vacant	597	6,926	16,597



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DISCLAIMER

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PRESENTED BY:

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