

83 MARKETPLACE

24615 N. 82nd Avenue, Peoria, Arizona



Two New Multi-Tenant Retail Buildings
at 83rd Avenue & Happy Valley Road



83 MARKETPLACE

83 Marketplace is an exciting new retail opportunity in the heart of Peoria, Arizona. This development, representing phase II of the project, features two multi-tenant buildings strategically positioned in one of the Valley's most vibrant and rapidly growing communities. Located in a thriving neighborhood with over 25,000 housing units within a 3-mile radius and an impressive median income of \$145,806, 83 Marketplace promises strong consumer demand and high foot traffic.

The property boasts a prime location directly across from the newly established Trailhead Plaza, anchored by Safeway, creating a synergistic retail hub. A full-access site with a dedicated left turn lane on Happy Valley Road, 83 Marketplace presents an unparalleled opportunity for retailers looking to establish or expand their presence in this affluent and dynamic market.

Building 4

- Up to ±2,949 SF & ±1,005 SF patio for restaurant
- 11,519 total SF

Building 5

- Up to ±3,385 SF & ±705 SF patio for restaurant
- 10,195 total SF

83 MARKETPLACE

Phase II Overview



Lot Size:
186,181 SF



Located directly across the street from The Trailhead, anchored by Safeway



Address:
24615 N. 82nd Avenue
Peoria, AZ 85383



Parcel:
201-14-629



Full access site with a dedicated left turn lane on Happy Valley Road



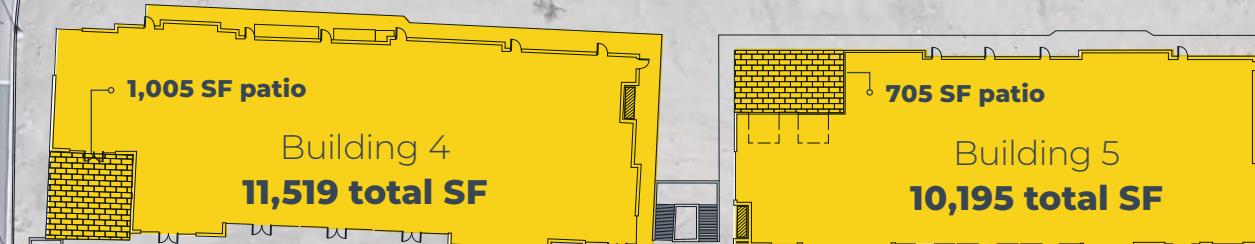
Zoning:
PAD



83 MARKETPLACE

W Happy Valley Rd

dedicated
Left Turn Lane



1,005 SF patio

Building 4

11,519 total SF

705 SF patio

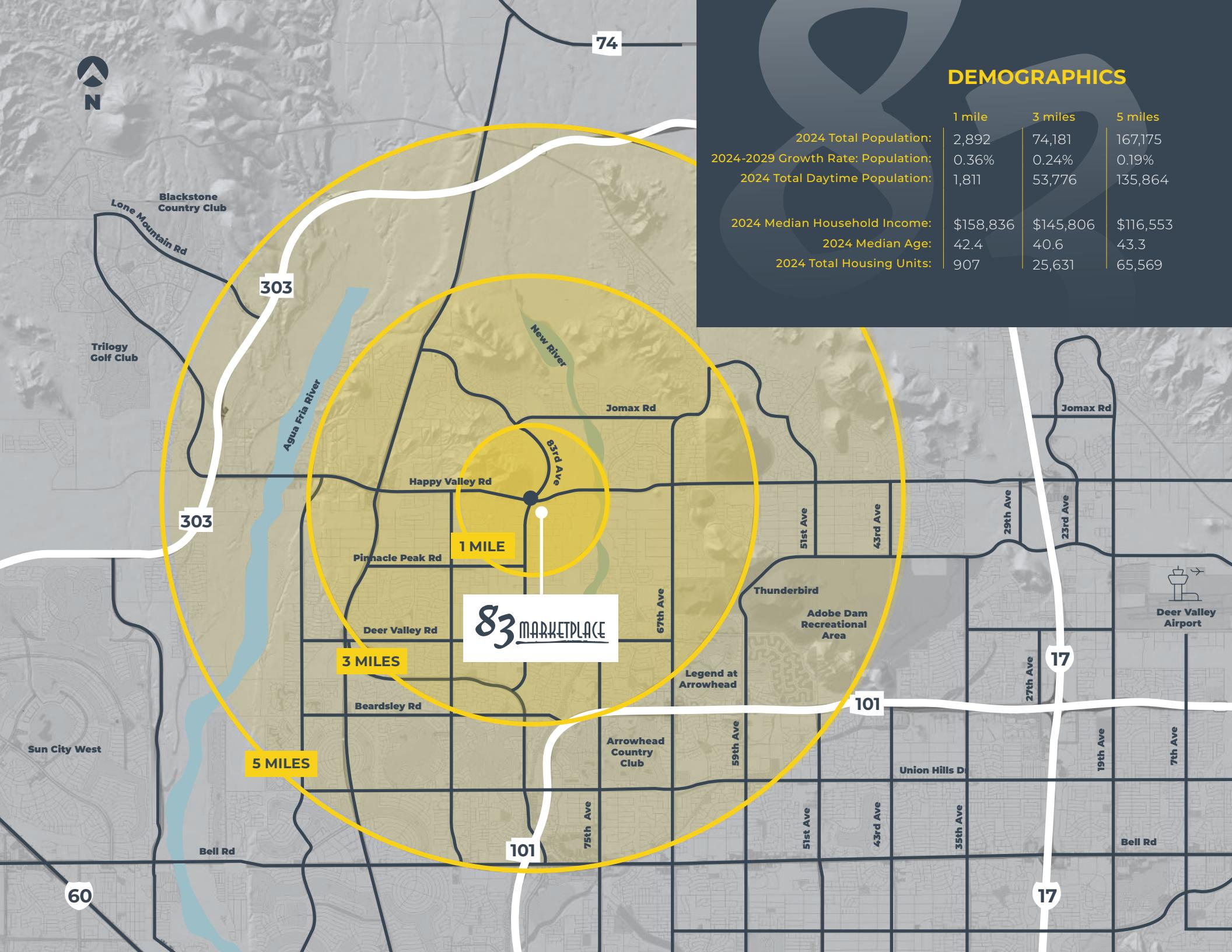
Building 5

10,195 total SF





83 MARKETPLACE



Welcome to Peoria, AZ

Awards & Accolades

No. 1

Economic Development Organization in Arizona - 2024

(ARIZONA ASSOC. FOR ECONOMIC DEVELOPMENT EDDE AWARD WINNER, 2024)

Top 20

Boomtowns in America 2022 Edition

(SMARTASSET, 2022)

No. 1

Master-planned community in Arizona - Vistancia

(RANKING ARIZONA, 2022)

No. 2

Best places to live in Arizona

(RANKING ARIZONA, 2022)

No. 1

City to live, work and play in Arizona

(RANKING ARIZONA, 2021)

No. 1

Private golf course in Arizona
Blackstone Country Club at Vistancia

(RANKING ARIZONA, 2022)



- + Home to Lake Pleasant, Arizona's second largest lake



- + Cactus League Spring Training Baseball



- + Two community theatres and two public libraries



- + 34 neighborhood parks



- + 3 public pools



- + 2 large community parks



- + 5 dog parks



- + more than 26 miles of mountain and multi-use trails.



- + P83 Entertainment District offers a wide variety of local restaurants, shopping, and entertainment options for the whole family



- + Park West shopping center offers a variety of upscale shops and gourmet restaurants

learn more by visiting
visitphoenix.com/greater-phoenix/peoria

83 MARKETPLACE



Regan G. Amato
Managing Director
T +1 602 282 6322
M +1 602 377 5110
Regan.Amato@jll.com

Ryan Tanner
Vice President
T +1 602 282 6318
M +1 520 609 2002
Ryan.Tanner@jll.com

Case Montanile
Associate
T +1 602 282 6257
M +1 602 321 1580
Case.Montanile@jll.com

**24615 N. 82nd Avenue
Peoria, Arizona**

© 2025 Jones Lang LaSalle IP, Inc.
All rights reserved. All information
contained herein is from sources
deemed reliable; however, no
representation or warranty is made to
the accuracy thereof.

The information contained in this
email has been compiled from sources
believed to be reliable. Neither Jones
Lang LaSalle nor any of its affiliates
accept any liability or responsibility for
the accuracy or completeness of the
information contained herein. And
no reliance should be placed on the
information contained in this email.
Jones Lang LaSalle Americas, Inc. | AZ
License #CO508577000