

FOR LEASE



825 S. 48th Street

Tempe, AZ · Former Restaurant on 1.70 Acres

Near ASU & Sky Harbor Airport



Heart of Phoenix/Tempe · Immediate Freeway Access · ~1 Mile from Sky Harbor Airport

9,276 SF

Building Size

1.70 Acres

74,052 SF Parcel

~1 Mile

Sky Harbor Airport

4 Freeways

SR-143 · US-60 · I-10 · 202

PROPERTY DETAILS

Building Size **+/- 9,276 SF**

Parcel Size **+/- 74,052 SF (1.70 ac)**

Zoning **GID — General Industrial**

APN **124-56-050-A**

Frontage **~300 ft — University Ave**

Freeway Access **Full Diamond at SR-143**

Prior Use **Restaurant**

LOCATION HIGHLIGHTS

- Heart of Phoenix / Tempe metro
- Approx. 1 mile from Sky Harbor Airport
- ~300 ft frontage on University Avenue
- SR-143, US-60, I-10 & Loop 202 access
- 37,841+ avg daily vehicles on University Dr
- 100,341+ avg daily vehicles on Hohokam
- Minutes from ASU main campus
- Zoned GID — flexible use potential



MARKET DEMOGRAPHICS — 5-MILE RADIUS

332,107

Total Population

5-Mile Radius

238,347

Total Employment

5-Mile Radius

\$92,720

Avg. Household Income

5-Mile Radius

AVERAGE DAILY TRAFFIC COUNTS

100,341+

vehicles / day

Hohokam Expressway

37,841+

vehicles / day

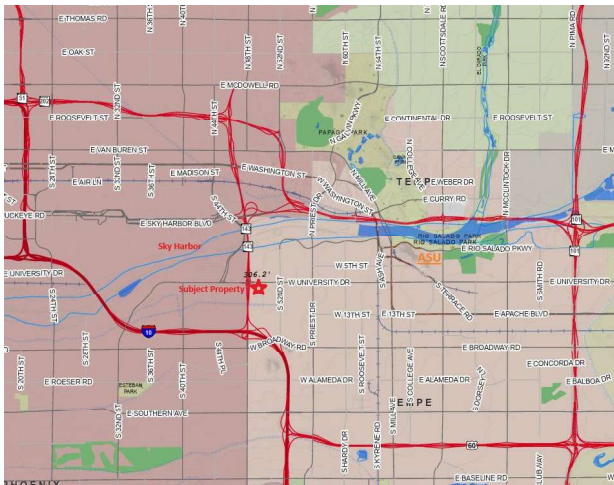
University Drive

ADDITIONAL PROPERTY PHOTOS





REGIONAL LOCATION MAP



QUICK FACTS

Address	825 S. 48th St, Tempe AZ
Building	+/- 9,276 SF
Land	+/- 1.70 Ac (74,052 SF)
Zoning	GID — General Industrial
APN	124-56-050-A
Note	Call to Tour

CONTACT THE LISTING BROKERS

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