

PEPPERWOOD PLAZA

715-825 W BASELINE RD, TEMPE, AZ 85283

±1,213 - ±8,493 SF RETAIL AVAILABLE



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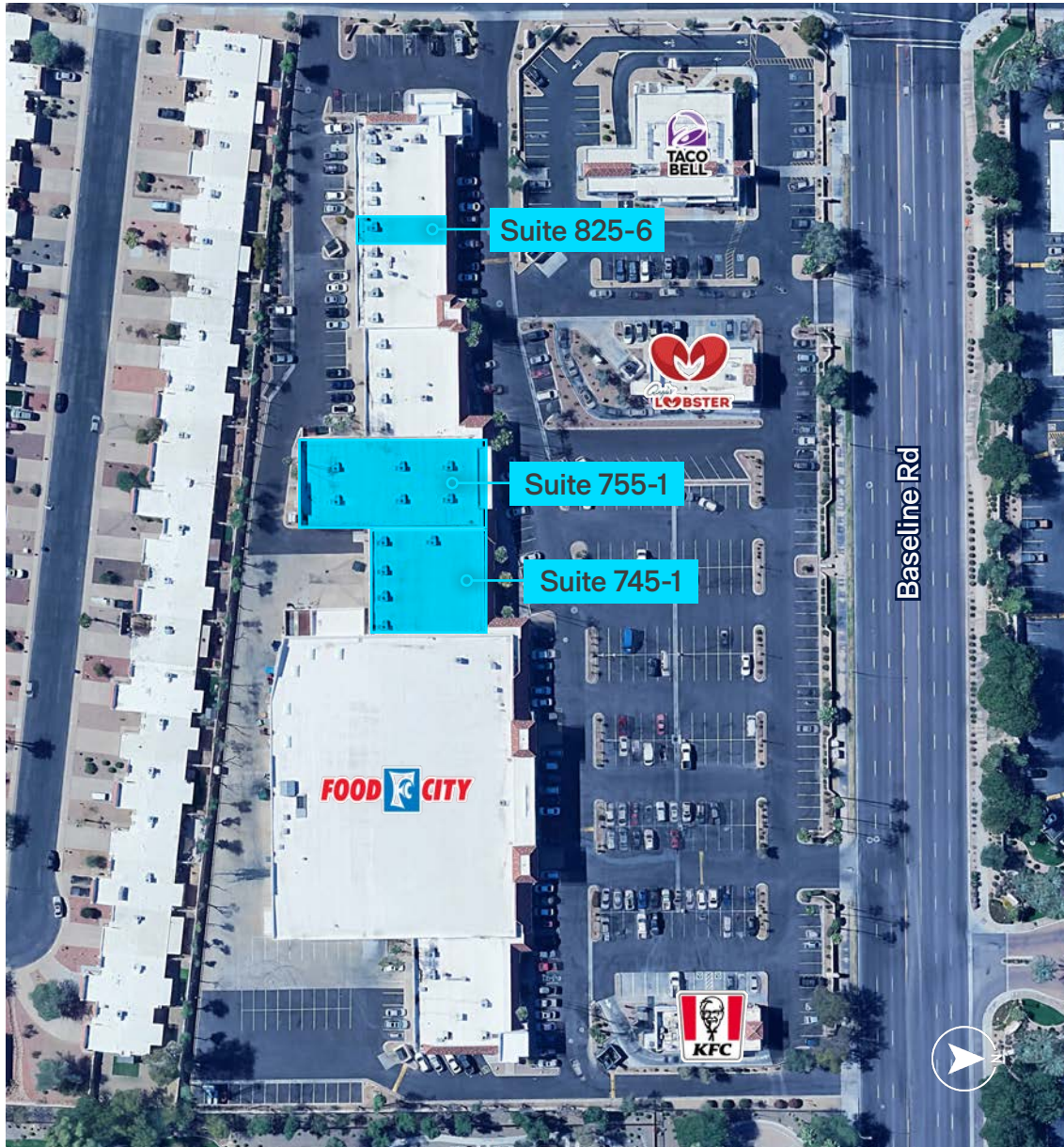
PROPERTY FEATURES

AVAILABLE	Suite 745-1	6,400 SF (divisible to 3,200SF)
	Suite 755-1	8,493 SF
	Suite 825-6	1,213 SF
LOCATION	Less than one mile from I-10 and US60, and close to Arizona Mills Regional Mall.	
CO-TENANTS	Food City, Metro T-Mobile, Jackson Hewitt, Sweet Desert Café, Subway, Soul Bowls, and more	
TRAFFIC	±53,936 VPD on W Baseline Rd ±12,125 VPD on Hardy Dr	

NEARBY RETAIL



SITE PLAN



Ste #	Tenants	SqFt
715-1	Metro T-Mobile	1,328
715-2/3	Sweet Desert Café	1,960
715-4	Massage Therapy	894
715-5	Barbershop	1,393
805-1	Clothing Park	1,328
805-2	Kalki Water & Ice	1,307
805-3	Subway	1,307
805-4	Confie Administrative Services	1,307
825-1	Soul Bowls	2,426
825-3	Dollar Smoke Shop	910
825-4	Wells Fargo Bank	910
825-5	Riley's Nails & Spa	910
825-7	China Jade	910
825-8	Surge Staffing	910
825-9	Jackson Hewitt	1,213
745-1	AVAILABLE (Divisible to 3,200SF)	6,400
755-1	AVAILABLE	8,493
825-6	AVAILABLE	1,213
PAD-1	KFC	
PAD	Taco Bell	
PAD	Angie's Lobster	
PAD-3	Food City	

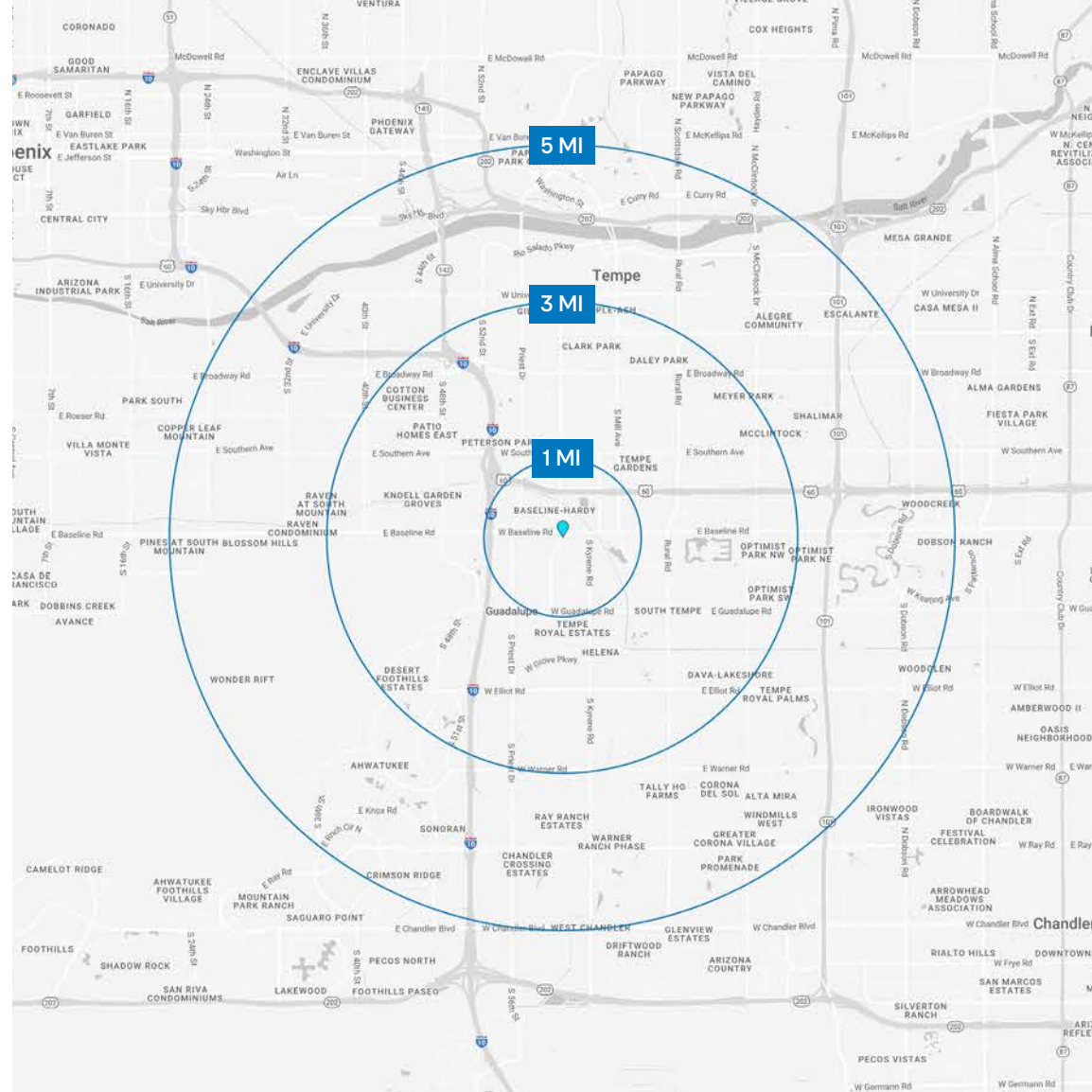


DEMOGRAPHICS

Population	1-Mile	3-Mile	5-Mile
Est. Population	20,635	126,259	309,939
Proj. Pop. (2030)	22,225	135,739	334,141
Daytime Population	6,362	80,034	184,491

Household	1-Mile	3-Mile	5-Mile
Total Households	8,220	50,472	125,914
Proj. Households (2030)	8,865	54,374	136,087
Avg. Household Size	2.5	2.4	2.3

Income	1-Mile	3-Mile	5-Mile
Average HH Income	\$69,146	\$90,500	\$91,570
Med. HH Income	\$58,058	\$70,138	\$70,475



FOR MORE INFORMATION, CONTACT

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