



MARKETPLACE AT LINCOLN

Northwest Corner of Lincoln Road & Scottsdale Road
Scottsdale, Arizona

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◆ ±3,100 SF FORMER RESTAURANT SPACE

Property Highlights

- Signage & Patio on Scottsdale Road for former restaurant space
- Adjacent to the \$2 Billion “Dwell Arizona” residential development & Ritz Carlton Paradise Valley (Under Construction)
- Lincoln Drive is the main road in & out of Paradise Valley, home of the highest Household Incomes in the Phoenix MSA
- Center of “Hotel Row” catering to Scottsdale’s approximately 9 Million annual visitors

Traffic Counts

Lincoln Drive	27,617 CPD
Scottsdale Road	39,700 CPD
Total	67,317 CPD

Demographics:	1 mi	3 mi	5 mi
Estimated Population	6,233	67,661	183,727
Estimated Households	3,384	35,431	91,589
Med Household Income	\$216,121	\$204,806	\$184,565
Daytime Population	8,729	69,870	150,527

Source: SitesUSA

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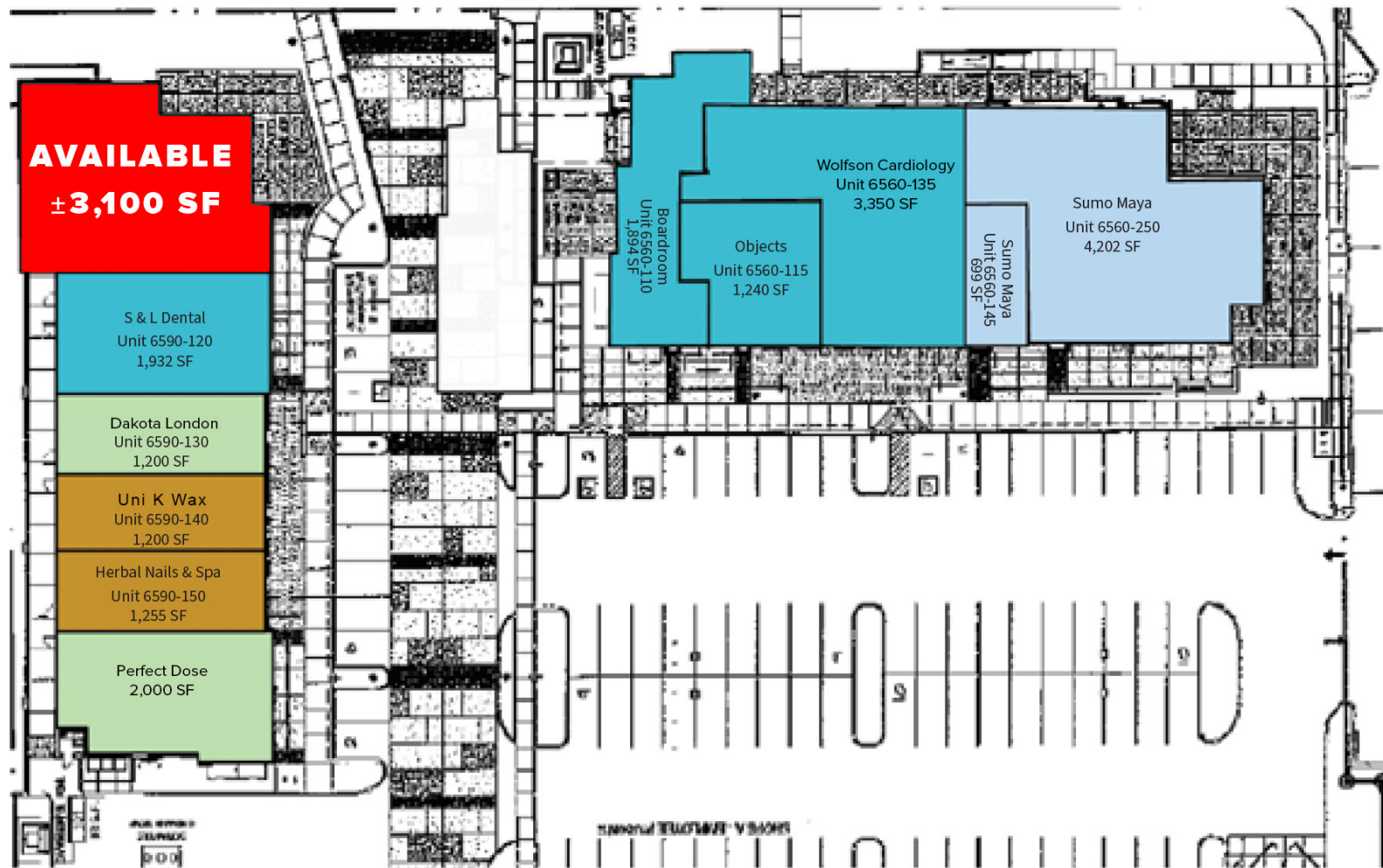
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CONCEPTUAL SITE PLAN



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DEMOGRAPHICS



2024 POPULATION

1 MILE: 6,233
3 MILES: 67,661
5 MILES: 183,727



MEDIAN HOUSEHOLD INCOME

1 MILE: \$216,121
3 MILES: \$204,806
5 MILES: \$184,565



2024 TOTAL HOUSEHOLDS

1 MILE: 3,438
3 MILES: 35,473
5 MILES: 90,556



TOTAL BUSINESSES

1 MILE: 1,123
3 MILES: 8,667
5 MILES: 19,844



MEDIAN HOME VALUE

1 MILE: \$969,072
3 MILES: \$948,879
5 MILES: \$869,844



NUMBER OF EMPLOYEES

1 MILE: 8,729
3 MILES: 69,870
5 MILES: 150,527

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