

SEC

ELLSWORTH RD & RITTENHOUSE RD

QUEEN CREEK, AZ

FULLY BUILT OUT RESTAURANT - 4,434 SF



CORNERSTONE
at Queen Creek



site plan overview

PROPERTY TYPE: FULLY BUILT OUT RESTUARANT

AVAILABLE: ±4,434 SF

PROPERTY SIZE: 1.13 AC

ZONING: Pad

PRICING: CALL FOR PRICING

property highlights

- » Only Vacancy in Cornerstone at Queen Creek!
- » 2nd Gen Restaurant Space
- » Fronting over 40,000 Cars Per Day

neighboring tenants



traffic count

Ellsworth Rd

N ±46,227 VPD (NB & SB)
S ±41,362 VPD (NB & SB)

ADOT 2024

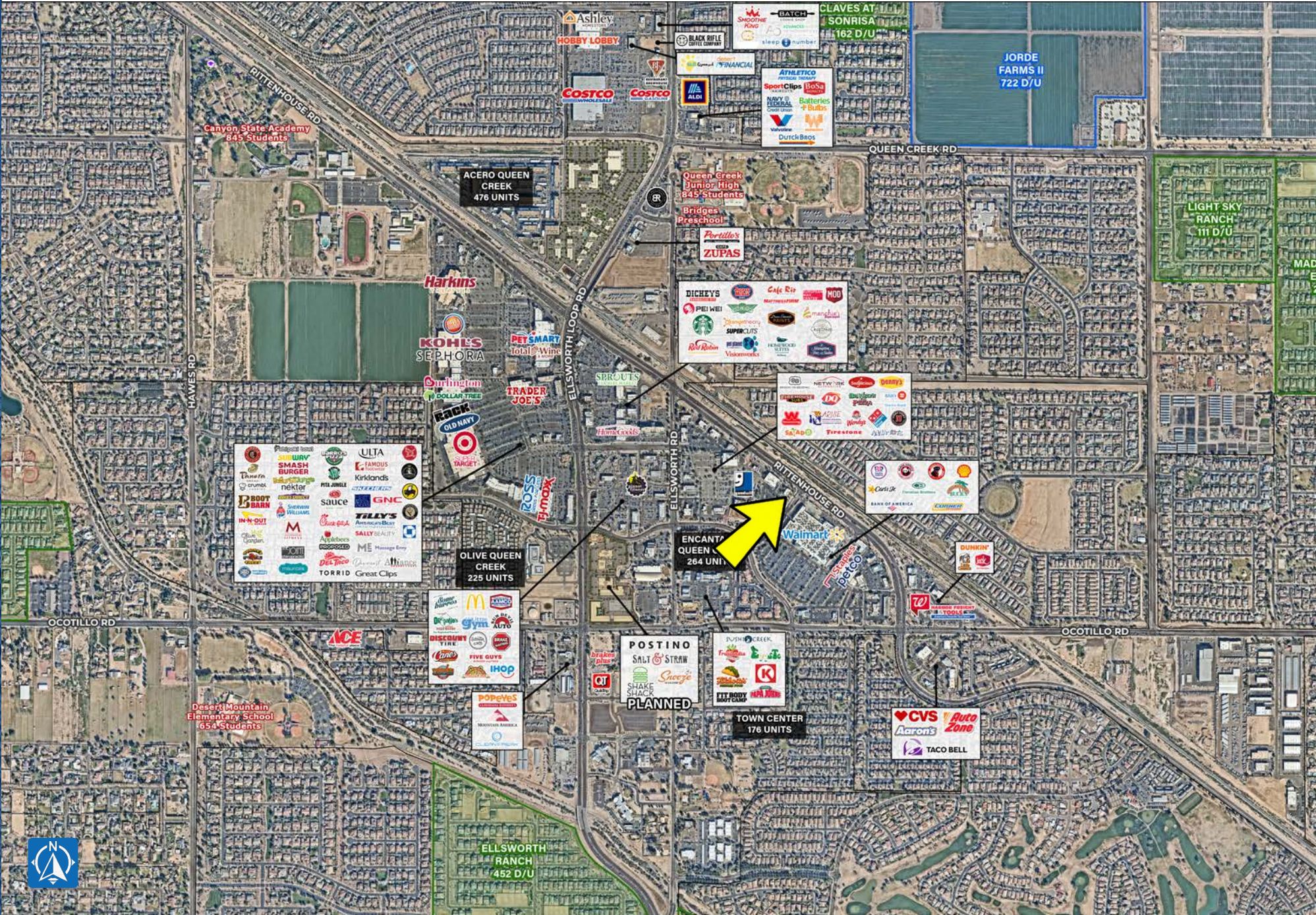
Rittenhouse Rd

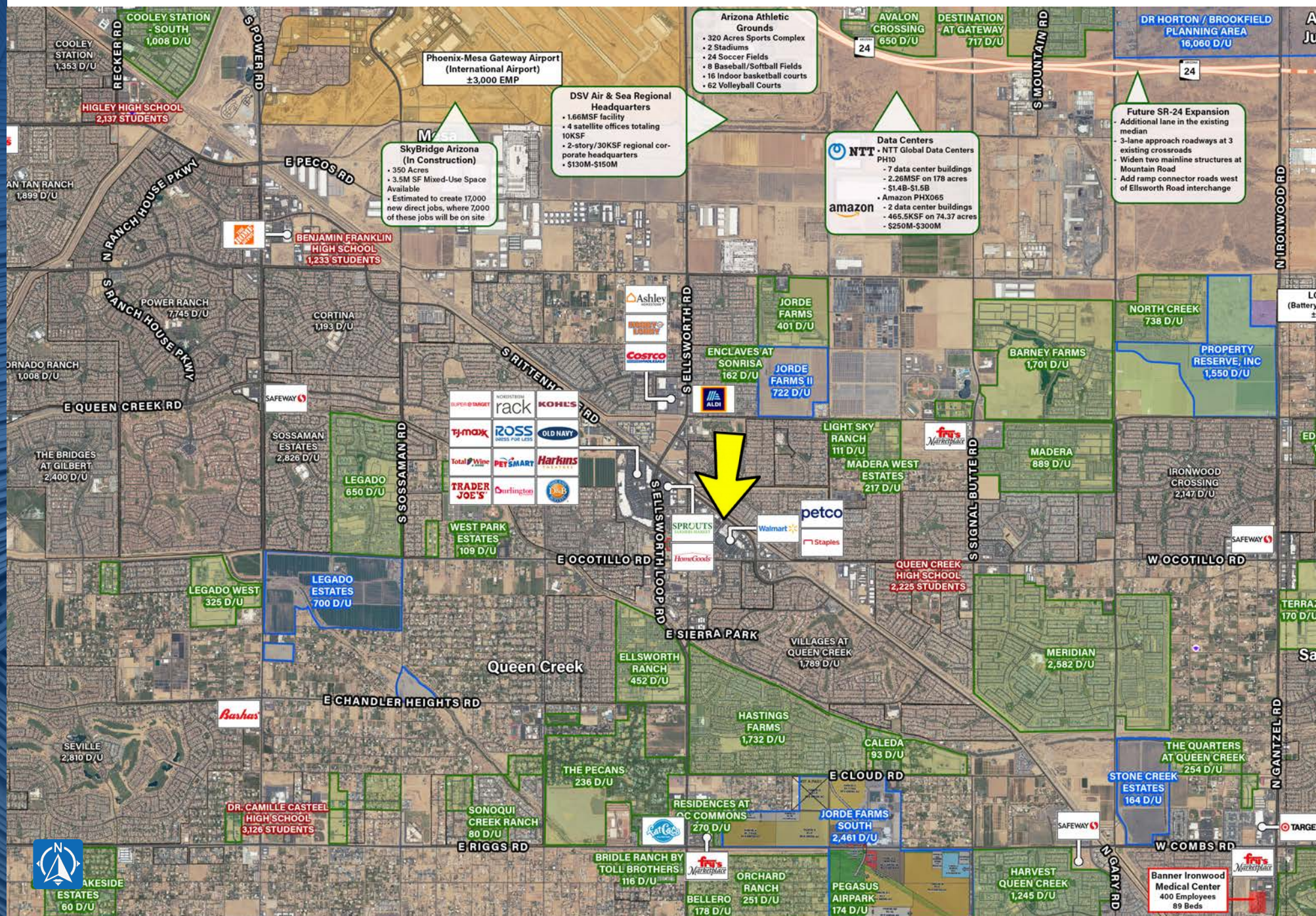
E ±49,041 VPD (EB & WB)
W ±49,041 VPD (EB & WB)

	1-Mile	3-Mile	5-Mile
2025 Total Daytime Pop.	14,668	52,686	137,822
Median HH Income	\$158,729	\$153,578	\$141,950



zoom aerial

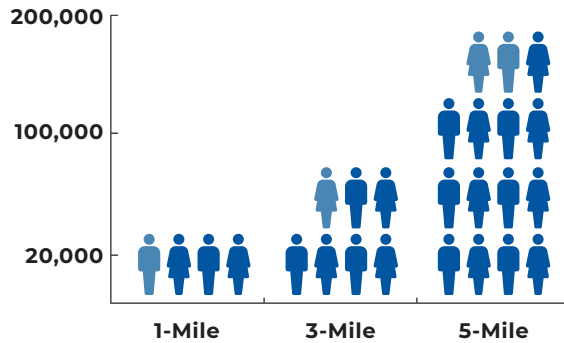




demographics overview

ESRI 2025

Total Population

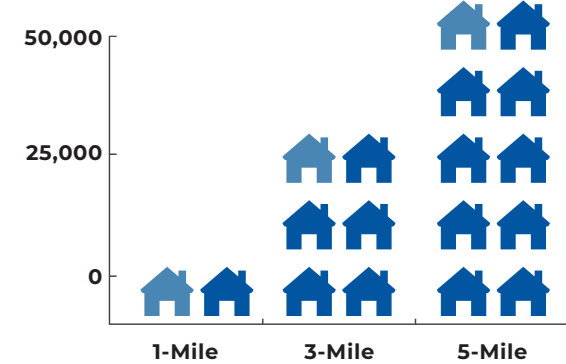


Income

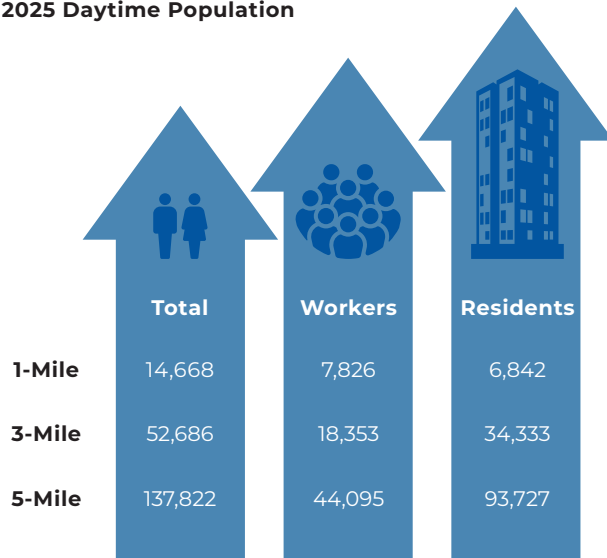


	Median HH Income	Average HH Income	Per Capita Income
1-Mile	\$158,729	\$195,799	\$58,812
3-Mile	\$153,578	\$190,288	\$56,176
5-Mile	\$141,950	\$175,072	\$55,223

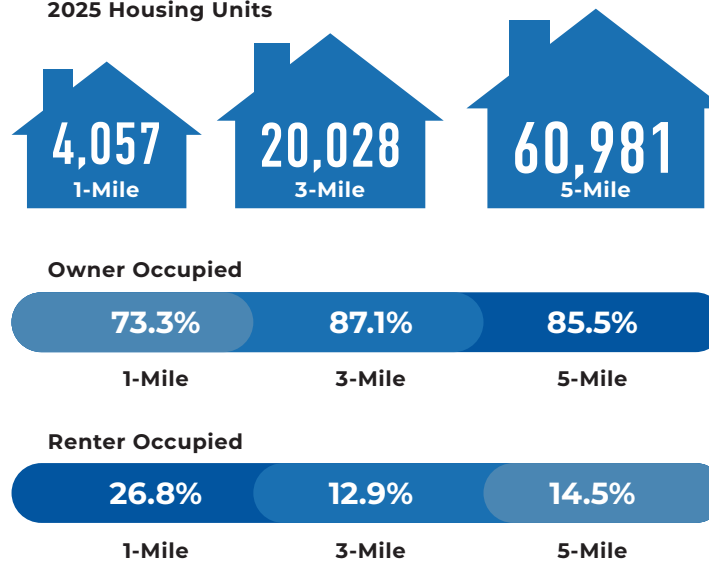
2025 Households



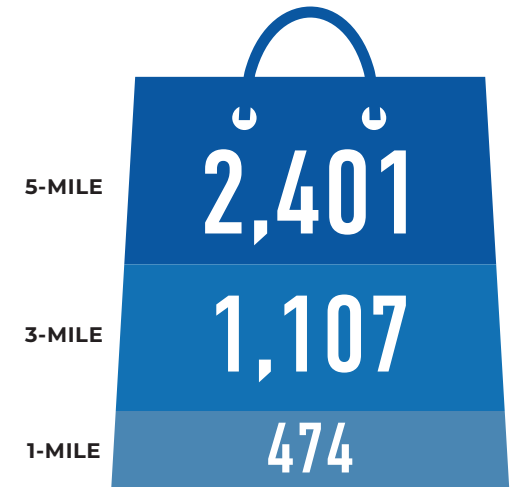
2025 Daytime Population



2025 Housing Units



2025 Businesses





PHOENIX COMMERCIAL ADVISORS

A MEMBER OF CHAINLINKS RETAIL ADVISORS

EXCLUSIVELY LISTED BY

NICK DEDONA

(602) 734.7208

ndedona@pcaemail.com

ZACHARY PACE

(602) -734-7212

zpace@pcaemail.com

PHOENIX COMMERCIAL ADVISORS

3131 East Camelback Road, Suite 340

Phoenix, Arizona 85016

P. (602) 957-9800

F. (602) 957-0889

phoenixcommercialadvisors.com

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