

AHWATUKEE MERCADO

4747 E. ELLIOT ROAD, PHOENIX AZ 85044
SWC S 48TH STREET / E. ELLIOT ROAD

FOR LEASE

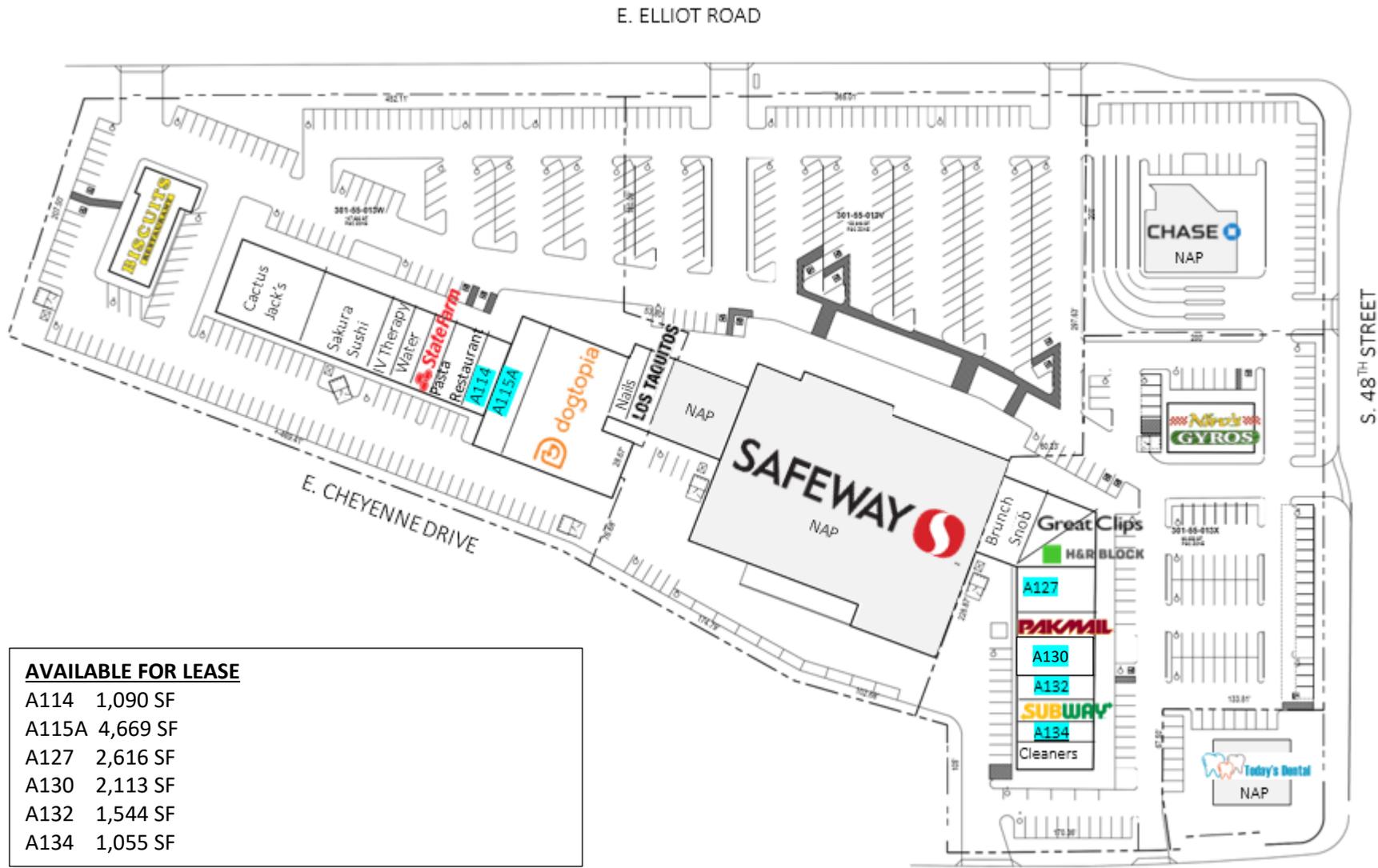
1,045 SF – 5,759 SF AVAILABLE



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4747 E. ELLIOT ROAD, PHOENIX AZ 85044
SWC S 48TH STREET / E. ELLIOT ROAD



INVESTMENT CONCEPTS, INC.
1667 E. LINCOLN AVE., ORANGE CA 92865

WILLIAM SHINEY | (714) 519-6942 | WilliamS@icicorporate.com

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AHWATUKEE MARKET

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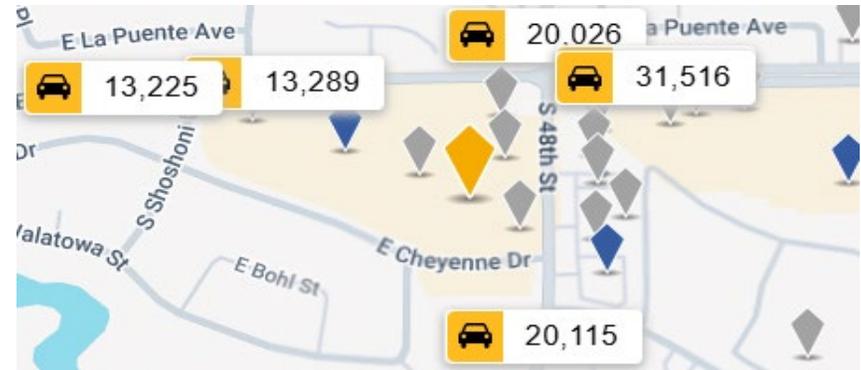
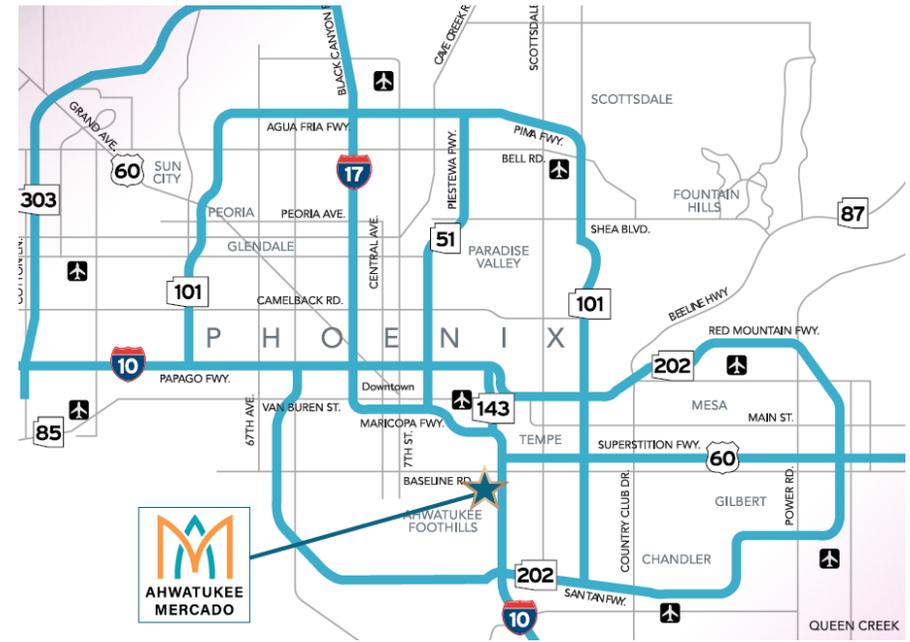
RENT: NEGOTIABLE
 NNN: \$0.65 PSF

Demographics >>

	1 mile	3 miles	5 miles
Population	10,825	93,382	245,027
Households	5,209	37,865	94,293
Average Age	45.70	38.30	38.10
Average HH Income	\$99,824	\$97,675	\$101,714
Daytime Employees	11,217	98,742	254,029

Traffic Count >>

<u>Collection Street</u>	<u>Cross Street</u>	<u>Traffic Volume</u>	<u>Last Measured</u>	<u>Distance</u>
E. Elliot Road	S 46 th Street	13,382	2025	.07
E. Elliot Road	S. Shoshoni Dr.	13,243	2025	.16
S. 48 th Street	E. Elliot Rd.	20,160	2025	.16
E. Elliot Rd.	S. 48 th Street	27,986	2025	.22

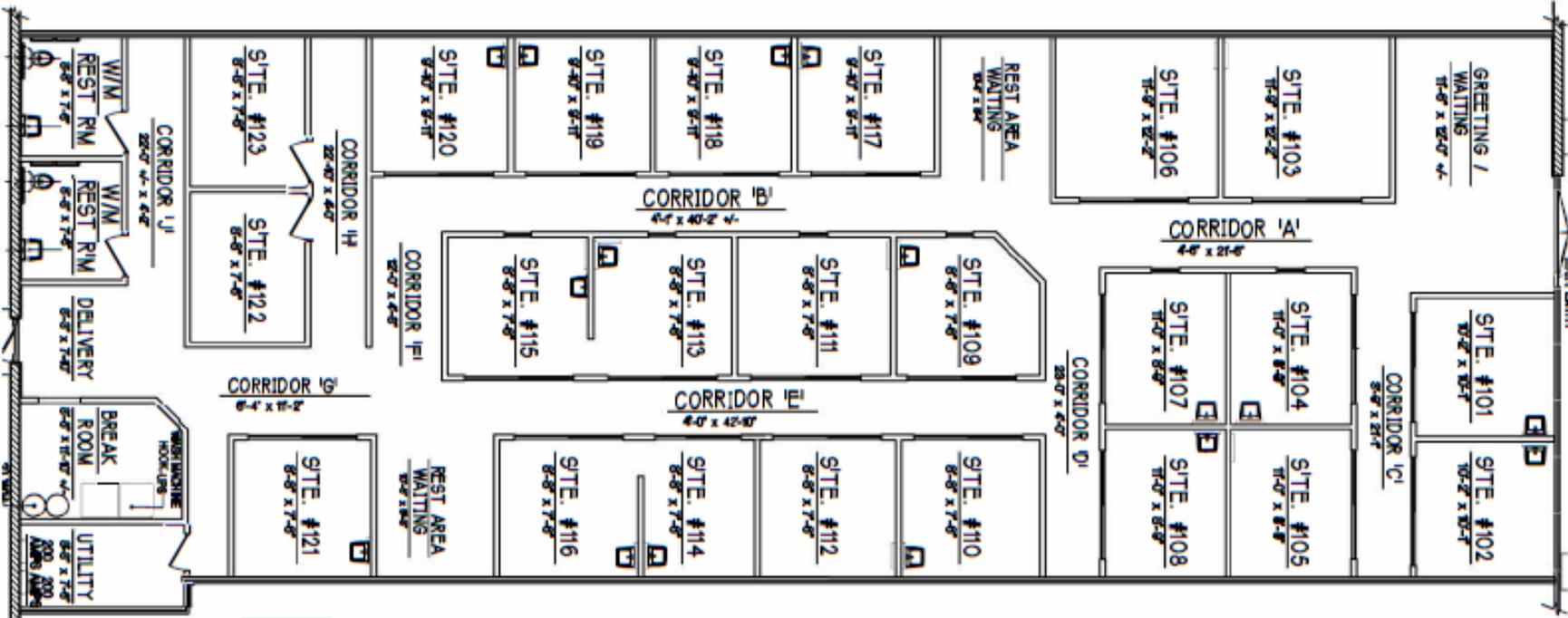


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Suite 115A 4,669 SF



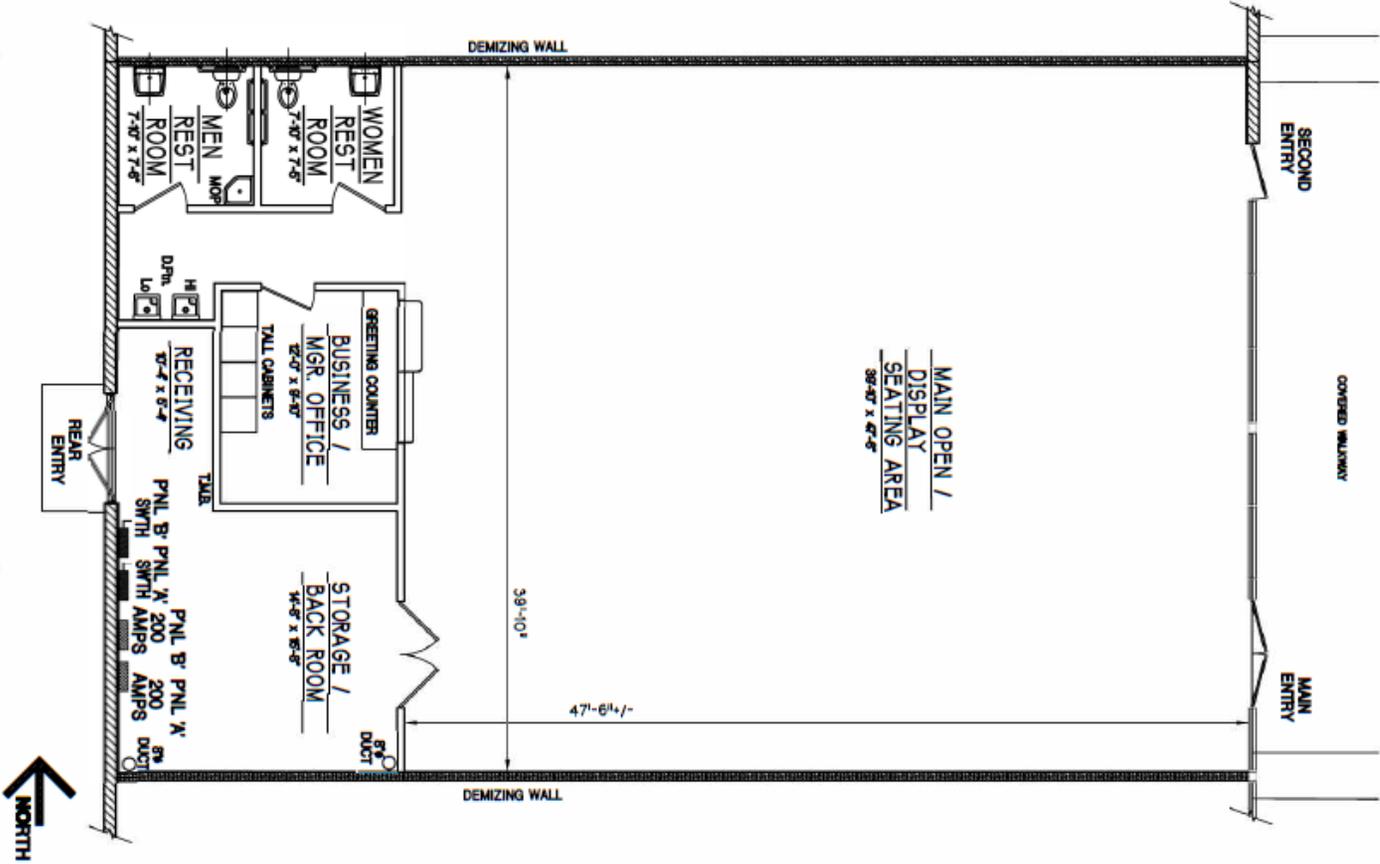
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Suite 127

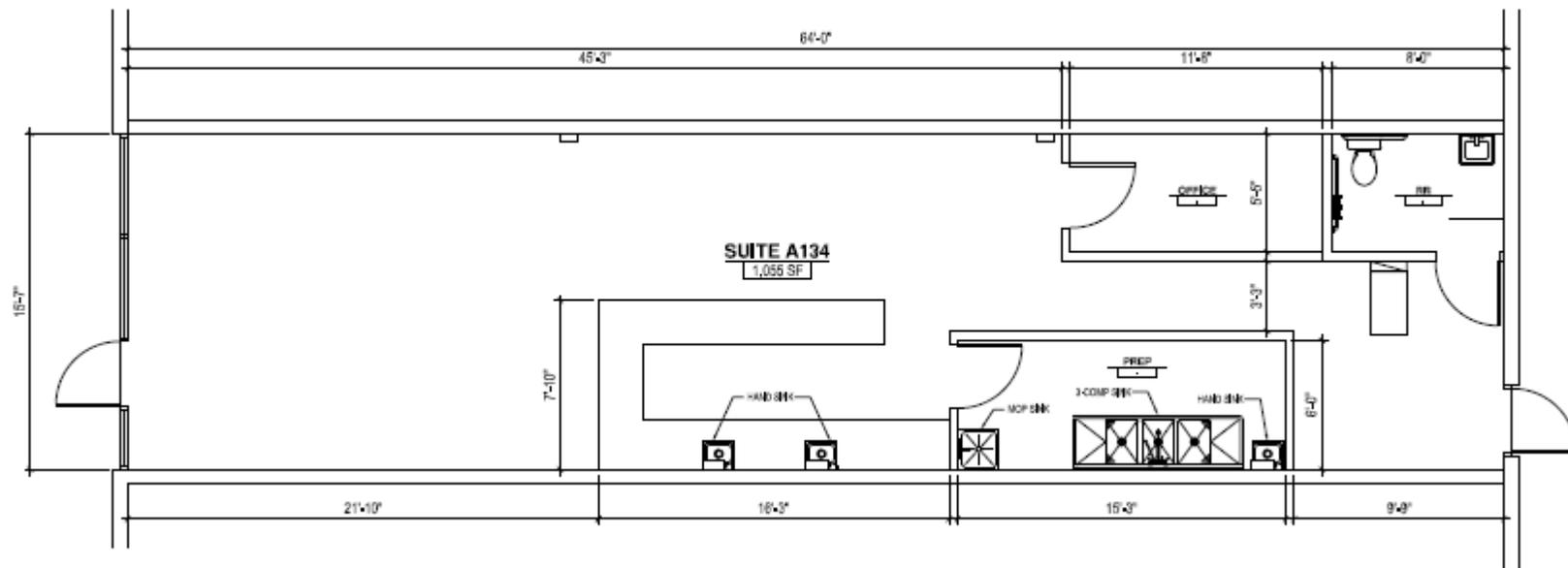
2,616 SF



4747 E. ELLIOT ROAD, PHOENIX AZ 85044
SWC S 48TH STREET / E. ELLIOT ROAD

Suite 134

1,055 SF



4747 E. ELLIOT ROAD, PHOENIX AZ 85044
SWC S 48TH STREET / E. ELLIOT ROAD

Suite 132

1,544 SF

