

GROUND LEASE

SEC Pebble Creek Parkway & Virginia Ave

Goodyear, AZ 85395 | +1.28 Acres



Gabe Ortega
480 561 0189
gortega@camcre.com

Chris Gerow
602 491 1041
cgerow@camcre.com

Shelby Tworek
602 491 1030
stworek@camcre.com

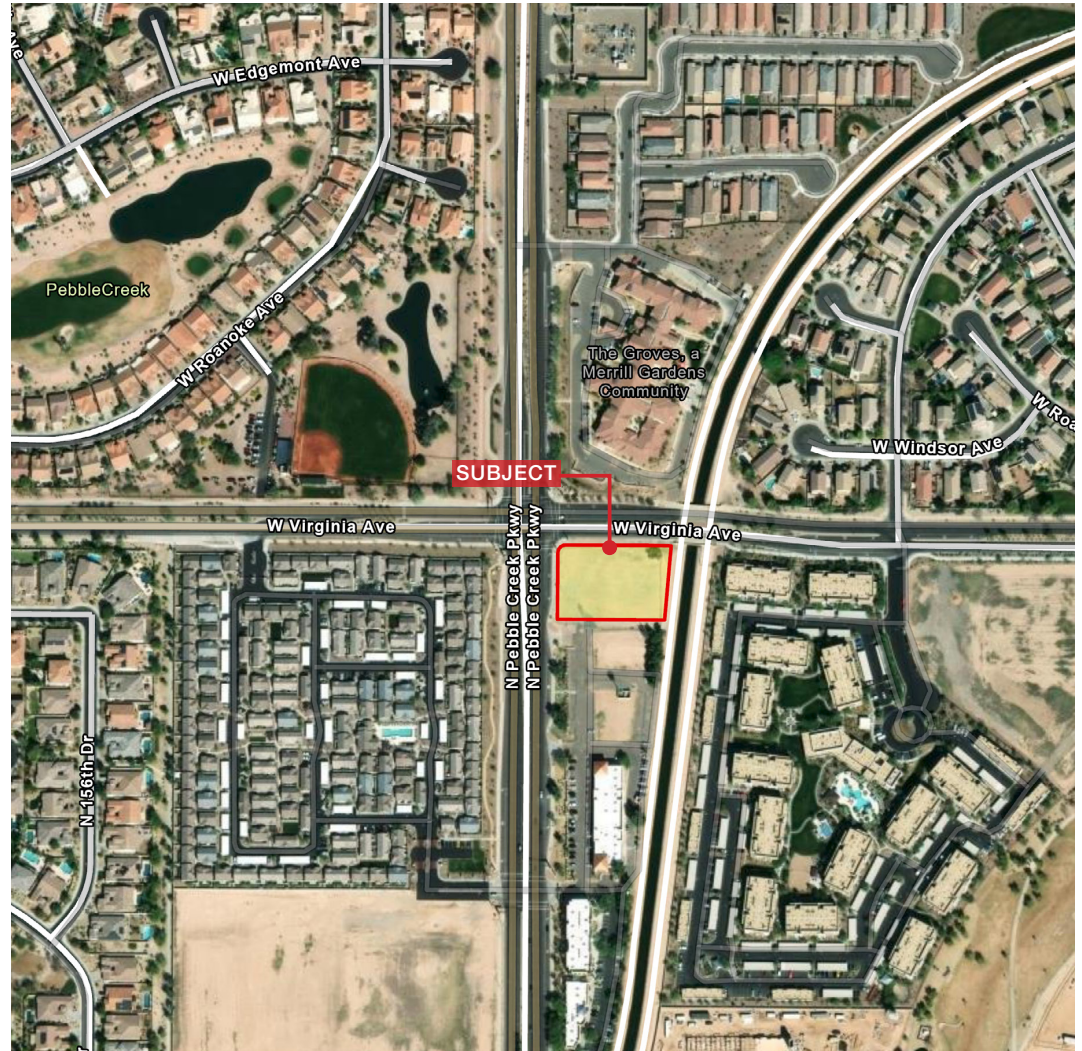
GROUND LEASE

SEC Pebble Creek Parkway & Virginia Ave

Goodyear, AZ 85395 | +1.28 Acres

Site Info

- Zoning: C-2, Goodyear
- APN #: 501-69-964 & 501-69-976A
- Hard corner Pad
- Approximately 207' of frontage on Pebble Creek Parkway
- Approximately 270' of frontage on Virginia Avenue
- Available for ground lease: \$90,000/year



Gabe Ortega
480 561 0189
gortega@camcre.com

Chris Gerow
602 491 1041
cgerow@camcre.com

Shelby Tworek
602 491 1030
stworek@camcre.com

GROUND LEASE

SEC Pebble Creek Parkway & Virginia Ave

Goodyear, AZ 85395 | +1.28 Acres

Demographics



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,302	57,892	150,870
Average Age	52.7	40.4	36.2
Average Age (Male)	53.8	39.6	35.4
Average Age (Female)	51.9	40.9	36.4



AVG. HH INCOME	1 MILE	3 MILES	5 MILES
Average HH Income	\$93,000	\$93,592	\$87,394
Average House Value	\$372,385	\$328,026	\$275,531



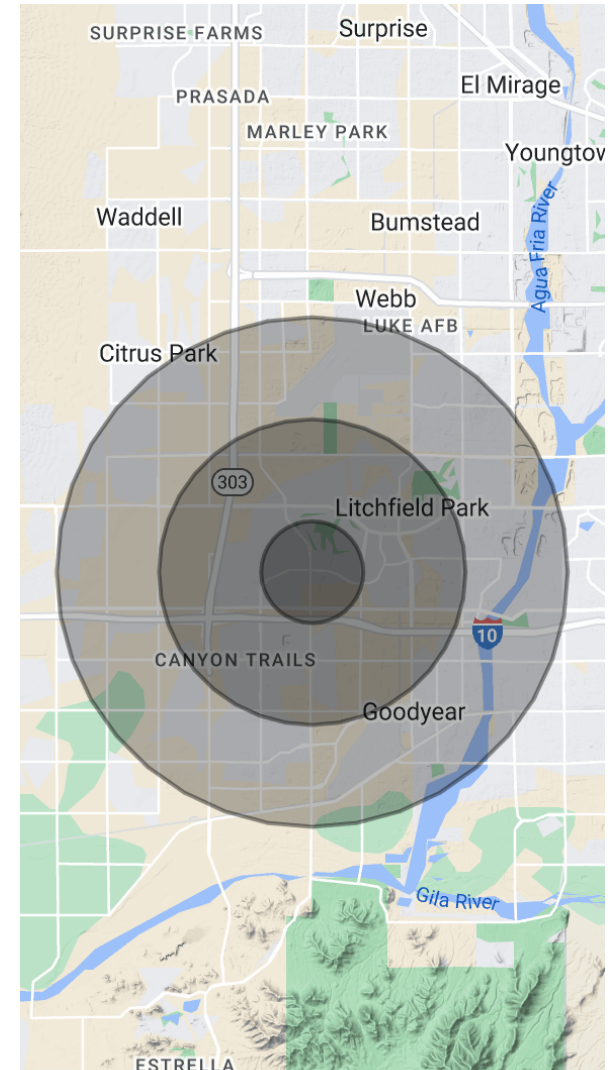
HH UNITS	1 MILE	3 MILES	5 MILES
# of Persons per HH	1.7	2.6	2.9



DAYTIME POPULATION	1 MILE	3 MILES	5 MILES
Total Daytime Employee Population	1,273	19,239	39,219
Total Businesses	148	2,632	4,506



HOUSEHOLDS	1 MILE	3 MILES	5 MILES
2010 Households	2,172	16,047	40,741
2023 Households	4,051	24,061	57,554



Gabe Ortega
480 561 0189
gortega@camcre.com

Chris Gerow
602 491 1041
cgerow@camcre.com

Shelby Tworek
602 491 1030
stworek@camcre.com