



THE PLAZA

SCOTTSDALE ROAD SHOP SPACE FOR LEASE

SWC Scottsdale Rd & Thunderbird Rd | Scottsdale, AZ

LEASING TEAM

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PHOENIX COMMERCIAL ADVISORS

A MEMBER OF CHAINLINKS RETAIL ADVISORS

PROPERTY SUMMARY

PROPERTY SIZE ± 73,000 SF

AVAILABLE
 ± 1,009 SF
 ± 1,056 SF
 ± 1,351 SF
 ± 2,415 SF
 ± 3,444 SF

ZONING C-2, City of Phoenix

LOCATION HIGHLIGHTS

- ✓ Signalized intersection
- ✓ Dense employment corridor with over 204,770 daytime employees within 5-miles of the property
- ✓ Average household income within 5-miles exceeds \$151,190
- ✓ Strong traffic at the intersection

JOIN



TRAFFIC COUNTS

ADOT 2024

Scottsdale Rd

N ±45,172 VPD (NB & SB)

S ±58,647 VPD (NB & SB)

Thunderbird Rd

E ±16,903 VPD (EB & WB)

W ±14,858 VPD (EB & WB)



SITE PLAN

SWC SCOTTSDALE RD & THUNDERBIRD RD | SCOTTSDALE, AZ



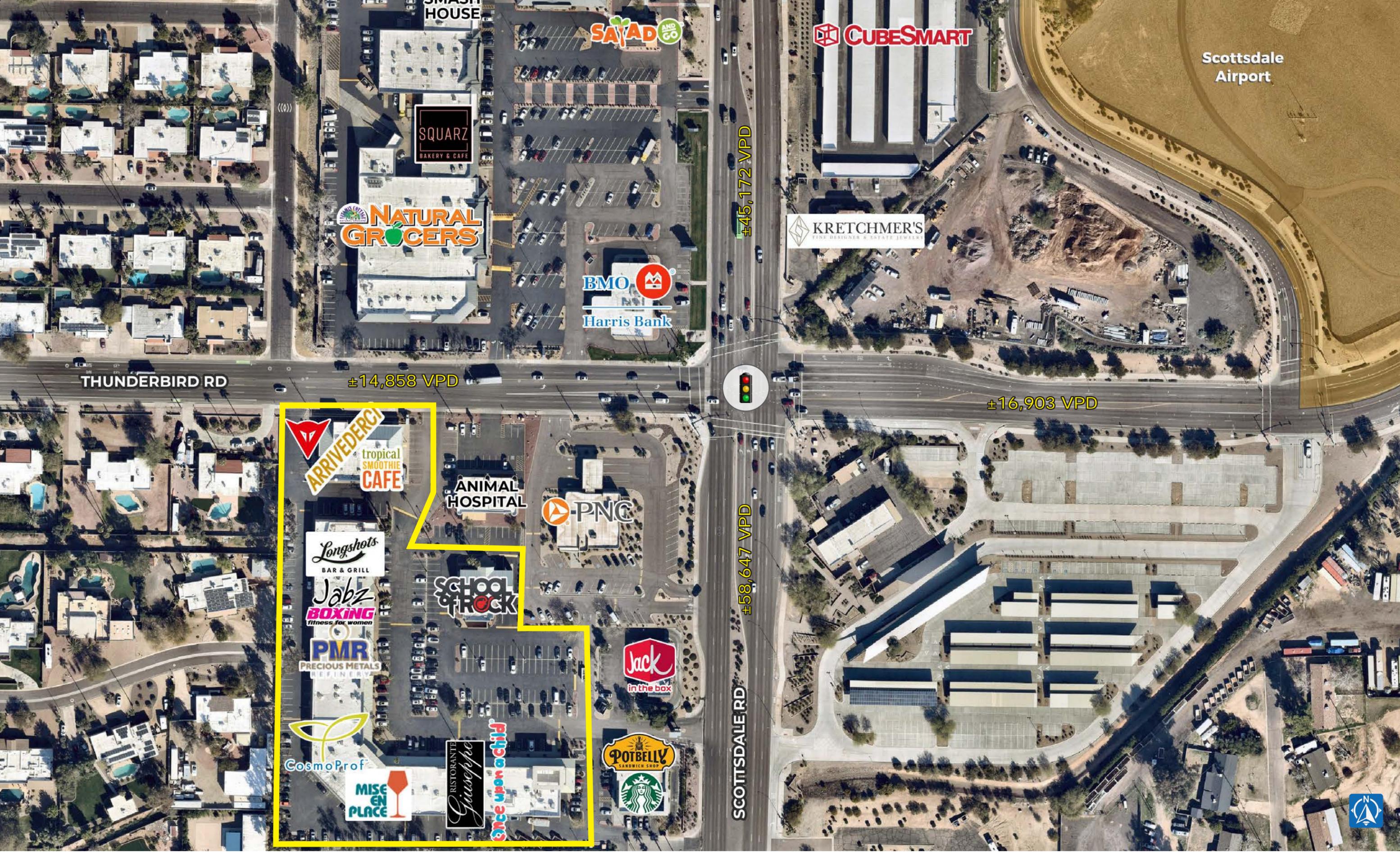
SUITE	TENANT	SF
1	AVAILABLE	2,415
3	Best Brains Learning Center	1,350
4	Sharkey's Cuts for Kids	1,120
5, 6, 7	Once Upon a Child	3,828
8	AVAILABLE	1,056
9	Guissepe's	1,488
10	AVAILABLE	1,009
11	Abundant Yoga	1,351
12	Arizona Tailors	1,120
13	Salt and Sugar Massage & Head Spa	1,350
14	Mise En Place Wine Bar	1,120
15-16	Phenix Salon Suites	7,421
17	Cosmo Prof	2,451
18	The Hair Shop	2,451
20	AVAILABLE	3,444
22	Precious Metals Refinery	1,346
23	The Botanist	1,618
24	Yogurtini / Rocky Mountain Chocolate Factory	1,343
25	Croque	1,120
26	Scottsdale Nails	1,585
27	Oggies Cigars	1,120
28-31	BT's Sports Pub	5,584
101-102	Dainese	3,790
103	Arrivederci	1,900
104	Tropical Smoothie Cafe	1,563
Pad	School of Rock	2,879



not to scale

AVAILABLE

COMING AVAILABLE



THUNDERBIRD RD

±14,858 VPD

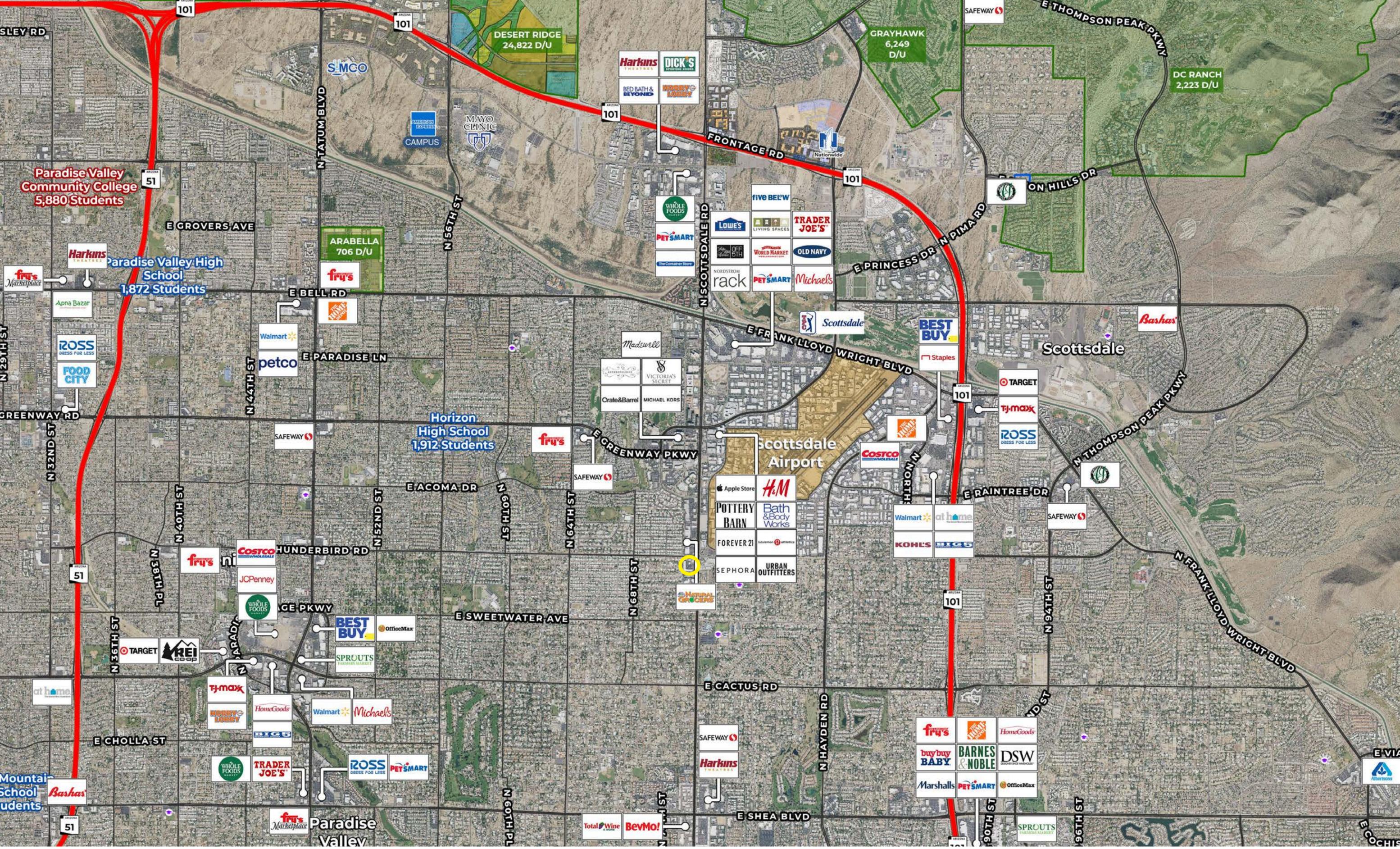
±45,172 VPD

±16,903 VPD

±58,647 VPD

SCOTTSDALE RD

Scottsdale Airport



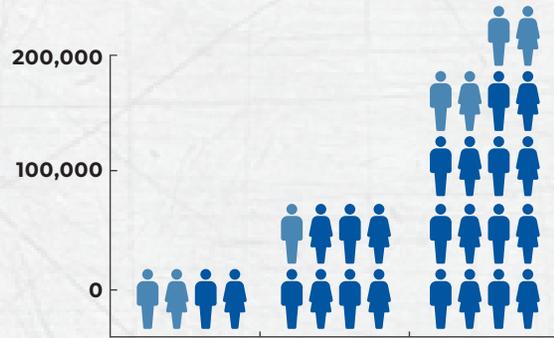
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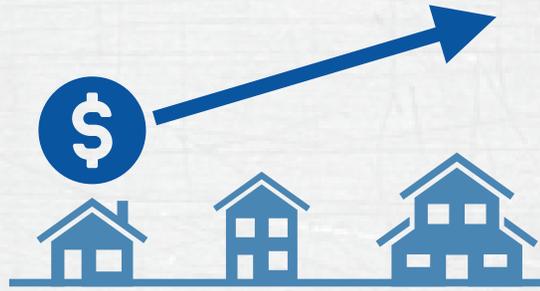
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DEMOGRAPHICS

2025 ESRI



	1-Mile	3-Mile	5-Mile
2025 Total Population	7,107	83,367	205,748
2030 Total Population	8,947	88,608	212,659

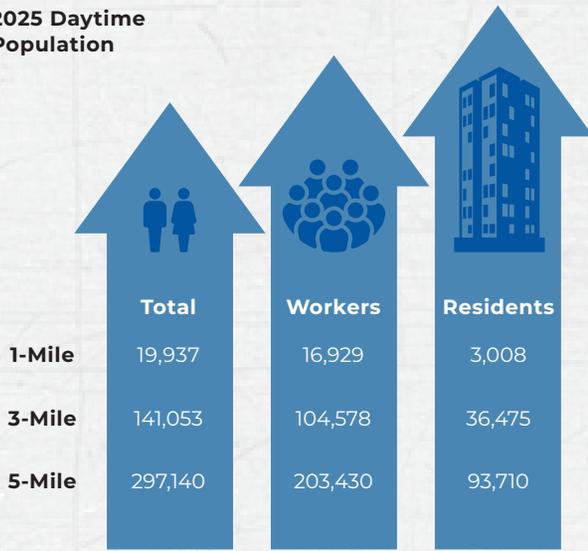


	Median HH Income	Average HH Income	Per Capita Income
1-Mile	\$145,935	\$199,712	\$86,546
3-Mile	\$123,029	\$180,599	\$82,468
5-Mile	\$121,798	\$182,855	\$82,087

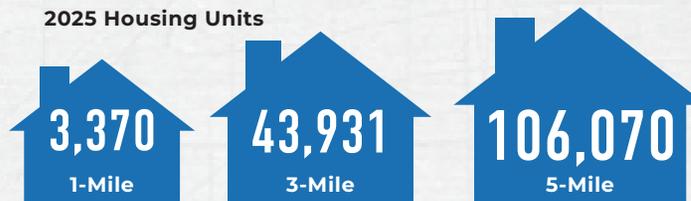


	1-Mile	3-Mile	5-Mile
2025 Households	2,787	38,059	92,352
2030 Households	3,613	41,243	97,253

2025 Daytime Population



2025 Housing Units



Owner Occupied



Renter Occupied



2025 Businesses



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