

the edge



8842 N. 90TH STREET ◆ SCOTTSDALE, AZ 85258

FOR LEASE: TURNKEY ENDCAP RESTAURANT & PATIO AVAILABLE



Marti Weinstein *Partner*

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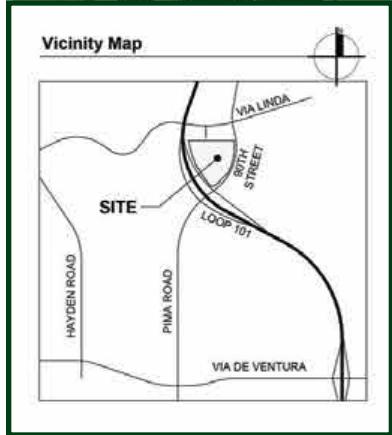
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Highly-visible location,
new mixed-use development
on Scottsdale's 101 Corridor.



POPULATION

	7,887 1 MILE	62,595 3 MILES	156,031 5 MILES
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DAYTIME EMPLOYMENT

	20,846 1 MILE	80,397 3 MILES	203,195 5 MILES
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MEDIAN AGE

	49.8 1 MILE	49.4 3 MILES	47.2 5 MILES
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AVERAGE HOUSEHOLD INCOME

	\$180,750 1 MILE	\$182,713 3 MILES	\$188,192 5 MILES
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the property



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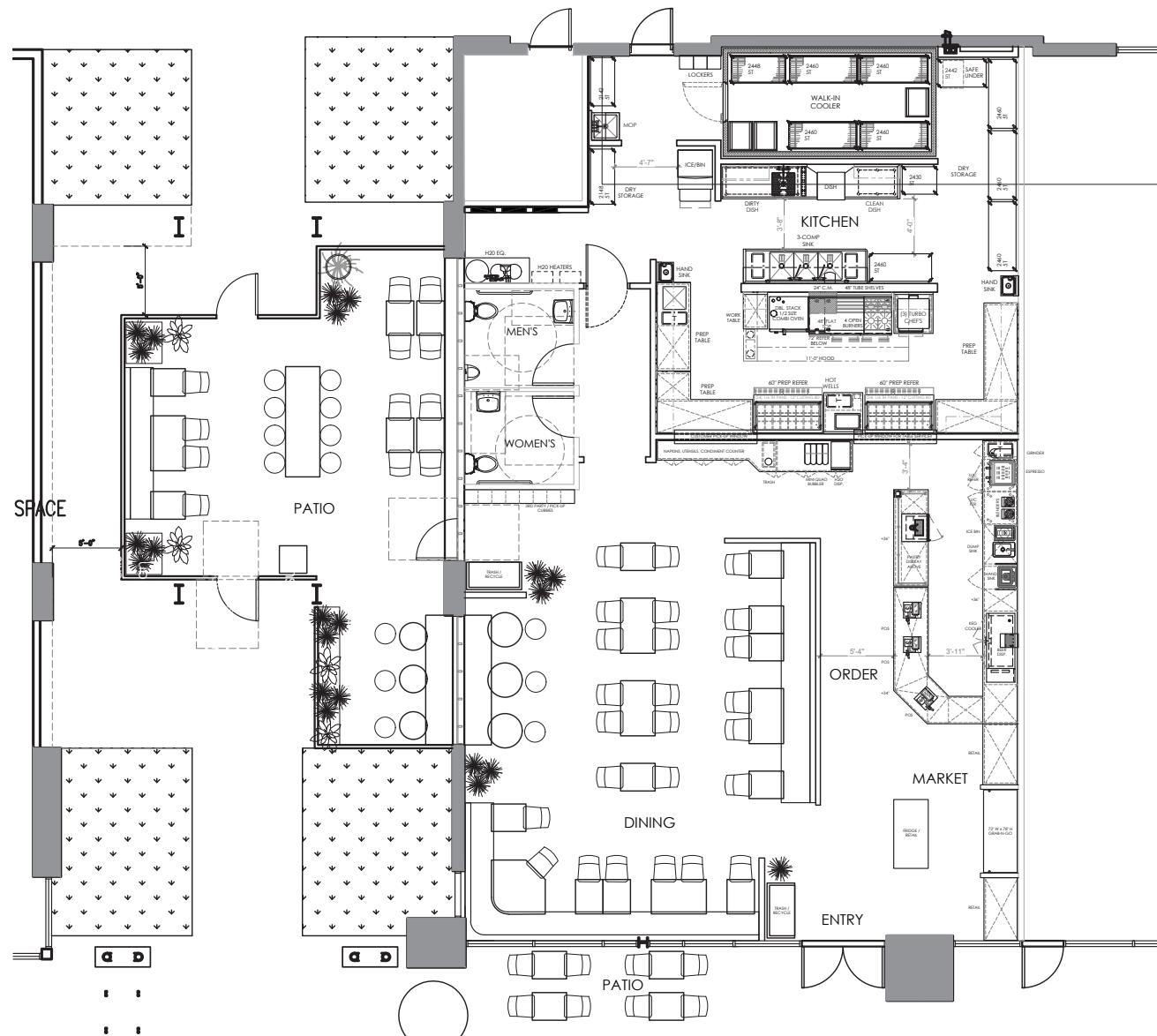
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site plans



property details

Building: ±2,600 SQ FT

Patio: 1,250 SQ FT

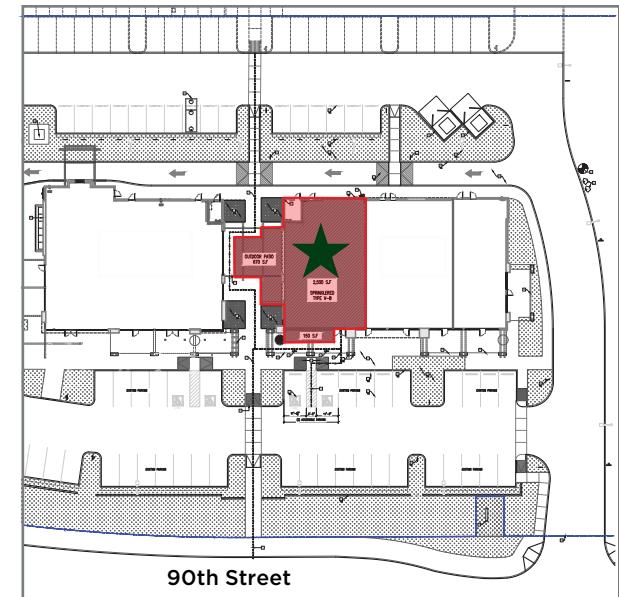
Dedicated parking

Monument signage

existing restaurant configuration

18 Tables/Interior Seating: 46

15 Tables/Patio Seating: 38



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D DIVERSIFIED PARTNERS





Nationwide Real Estate Services

At Diversified Partners, our strength lies in our people. Our team is made up of seasoned professionals all driven by a shared commitment to excellence, innovation, and results.

What sets us apart is the depth of talent we offer in-house. We have our own brokers, developers, architects, property managers, interior designers, home renovation specialists, a construction team, and dedicated legal counsel — all under one roof.

This integrated approach allows us to move quickly, operate efficiently, and maintain the highest standards across every phase of a project. From initial concept to completion, our diverse and experienced team collaborates closely to deliver thoughtful, high-quality commercial real estate solutions that create long-term value for our clients and communities.

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Located Along Scottsdale's Loop 101 Entertainment Corridor!



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Exclusively listed by:



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