

W Indian School Rd (34,950 VPD)
Construction complete!

NAIHorizon



For Lease

75th Commercial Retail
±792 SF Last Suite Available



3825 N 75th Avenue

Phoenix, Arizona 85033

Property Features

- Brand new 10,656 SF multi-tenant strip center
- Frontage on 75th Avenue
- Monument signage
- Multiple points of ingress/egress and with roll-up door
- Adjacent to Estrella Middle School & QT gas station
- Great parking ratio – 67 parking spaces
- Densely populated trade area
- Zoning: C-2
- Easy access & shared driveway with QT
- Close proximity to: Trevor Browne High School, El Oso Park, I-10 & Loop 101
- Vanilla Shell Delivery



Demographics	1 Mile	3 Miles	5 Miles
Median Age:	28.0	29.1	29.9
Population:	34,418	211,112	422,394
Average HH Income	\$51,978	\$60,605	\$61,437
Daytime Emp. Pop.	3,731	27,320	89,553

Traffic Counts	VPD
N 75th Ave:	38,356
W Indian School Rd:	34,950

**Contact Agent for
Lease Rates**

Matt Harper, CCIM

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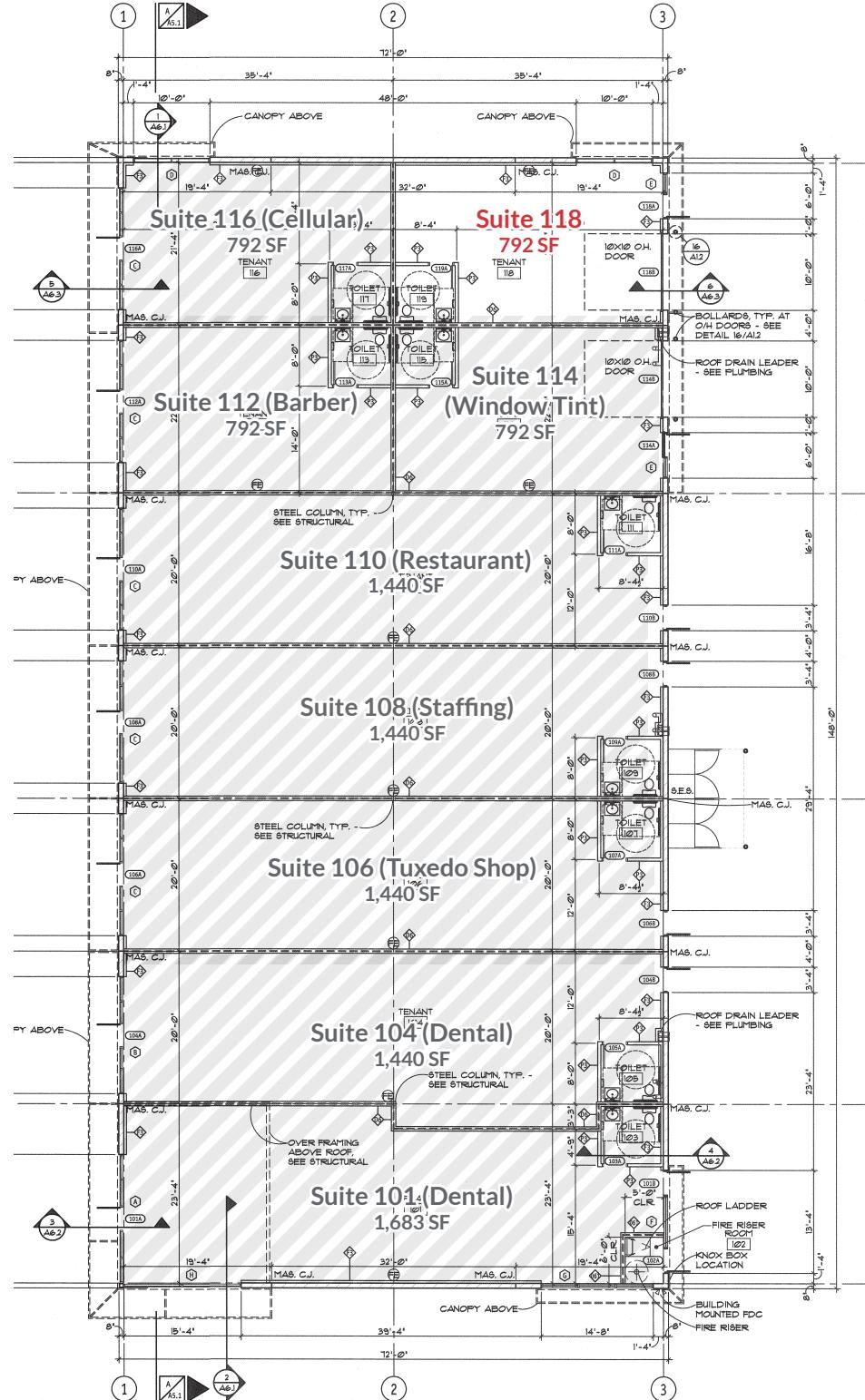
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Floor Plan

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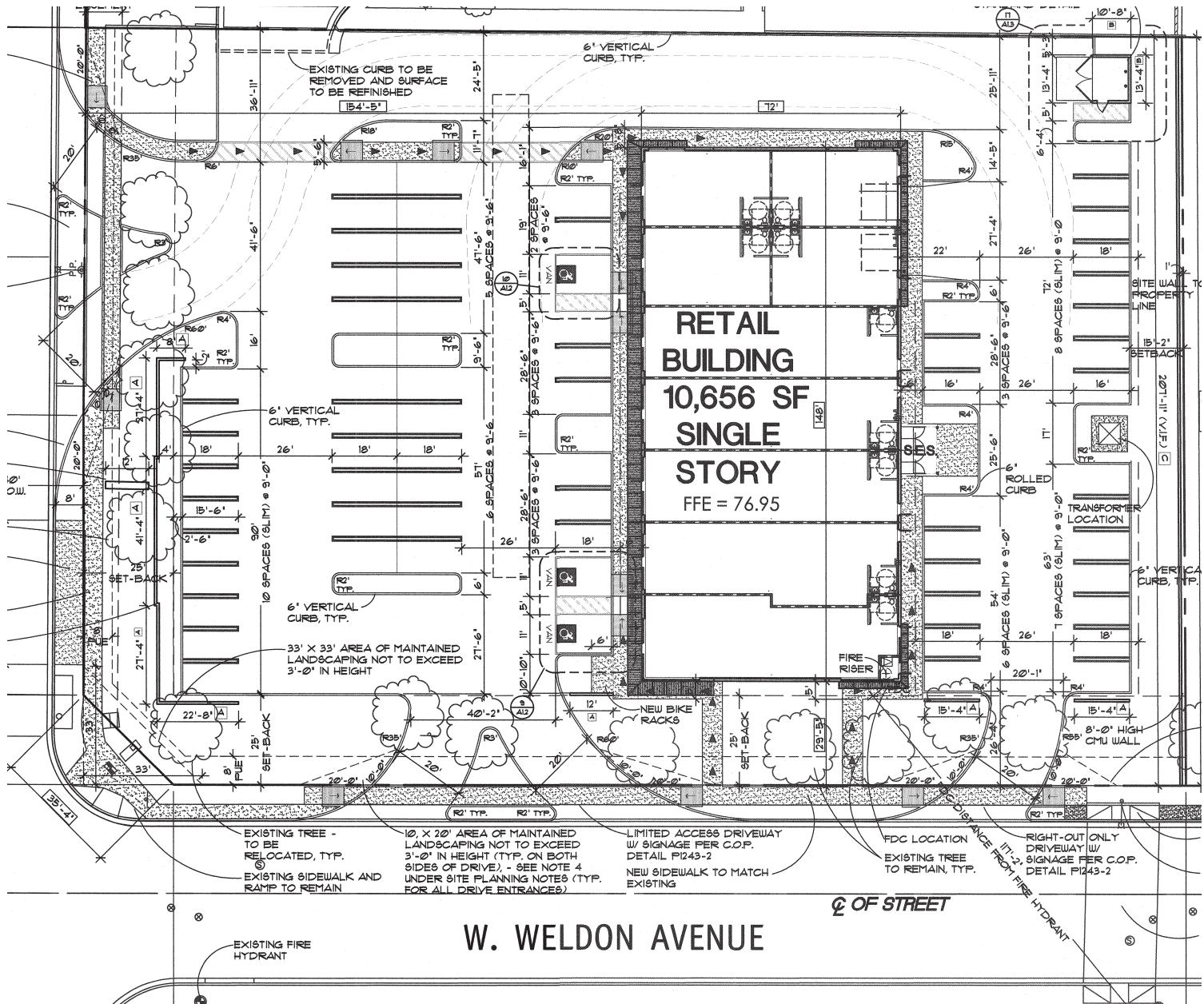
Available

Leased



Site Plan

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Property Photos

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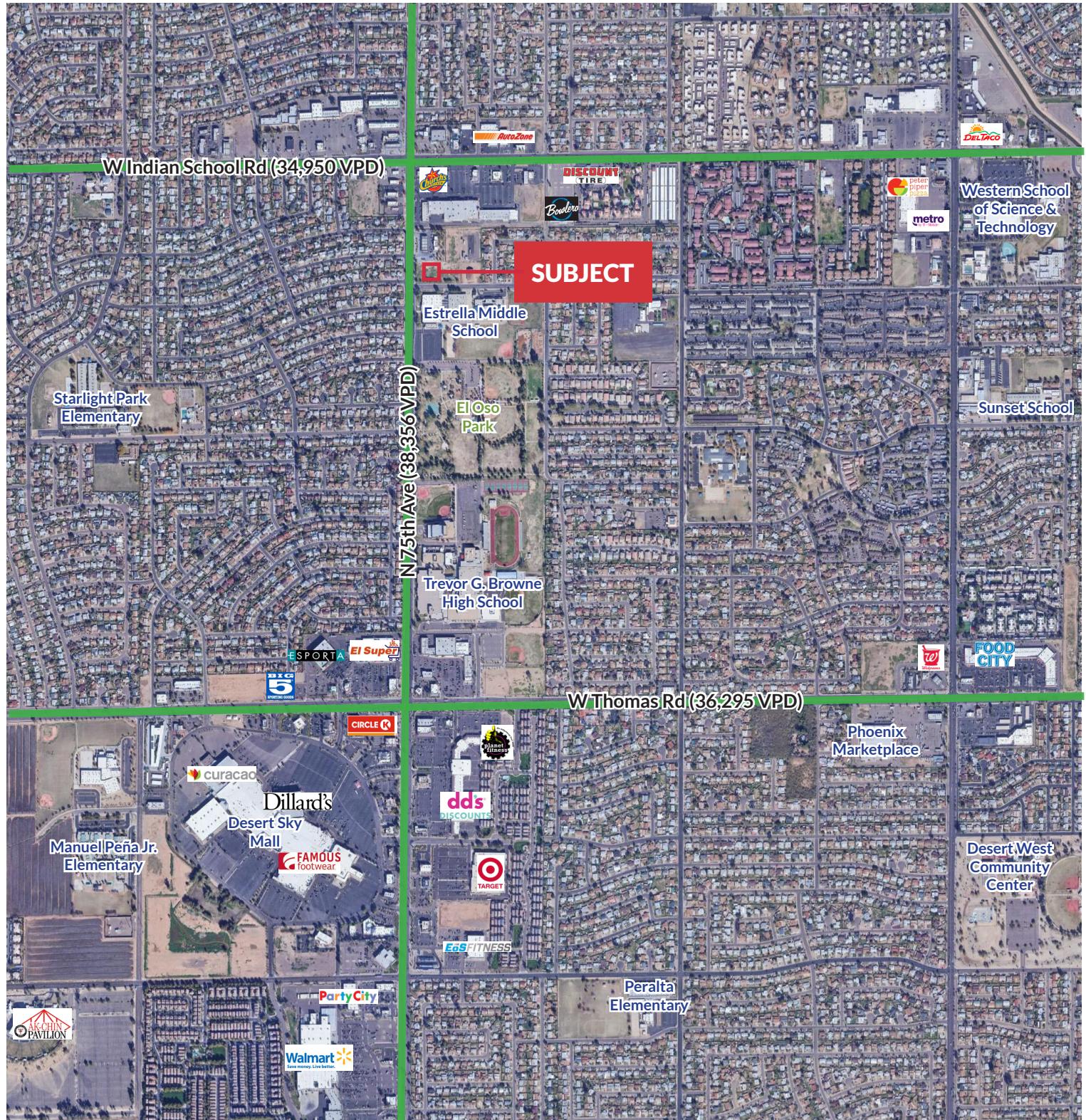


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L 20-04-085

Property **Aerial**

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