

Ground Lease Available

Porter Rd & Maricopa-Casa Grande Hwy / NWC

Maricopa, AZ



**+1.21 AC
Parcel Area**



JOIN:

**Walmart Supercenter,
Big 5, Tractor Supply,
McDonalds, Slim
Chickens, Walgreens**

- * 50-acre Mixed-use Project: Anchored by strong performing Walmart Supercenter
- * Parcel Approved for Drive-thru Restaurant
- * Minutes from City Hall and future growth eastward for Maricopa
- * 11-Acre Multi-family (300+ Units) and 4+ Acre (41,000 SF) Banner Health Center
- * More than 1,800 New Homes Built and Permitted FY 2021 with 2,500 Units Sold

FRONTERA
DEVELOPMENT

For Leasing Information Contact:
Steve Lenz
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For Ground Lease
Porter Rd & Maricopa-Casa Grande Hwy NWC, Maricopa, AZ



Frontera Development, LLC
2850 E. Camelback Rd, Ste 180
Phoenix, AZ 85016
480-315-9600
www.fronteradevelopment.com

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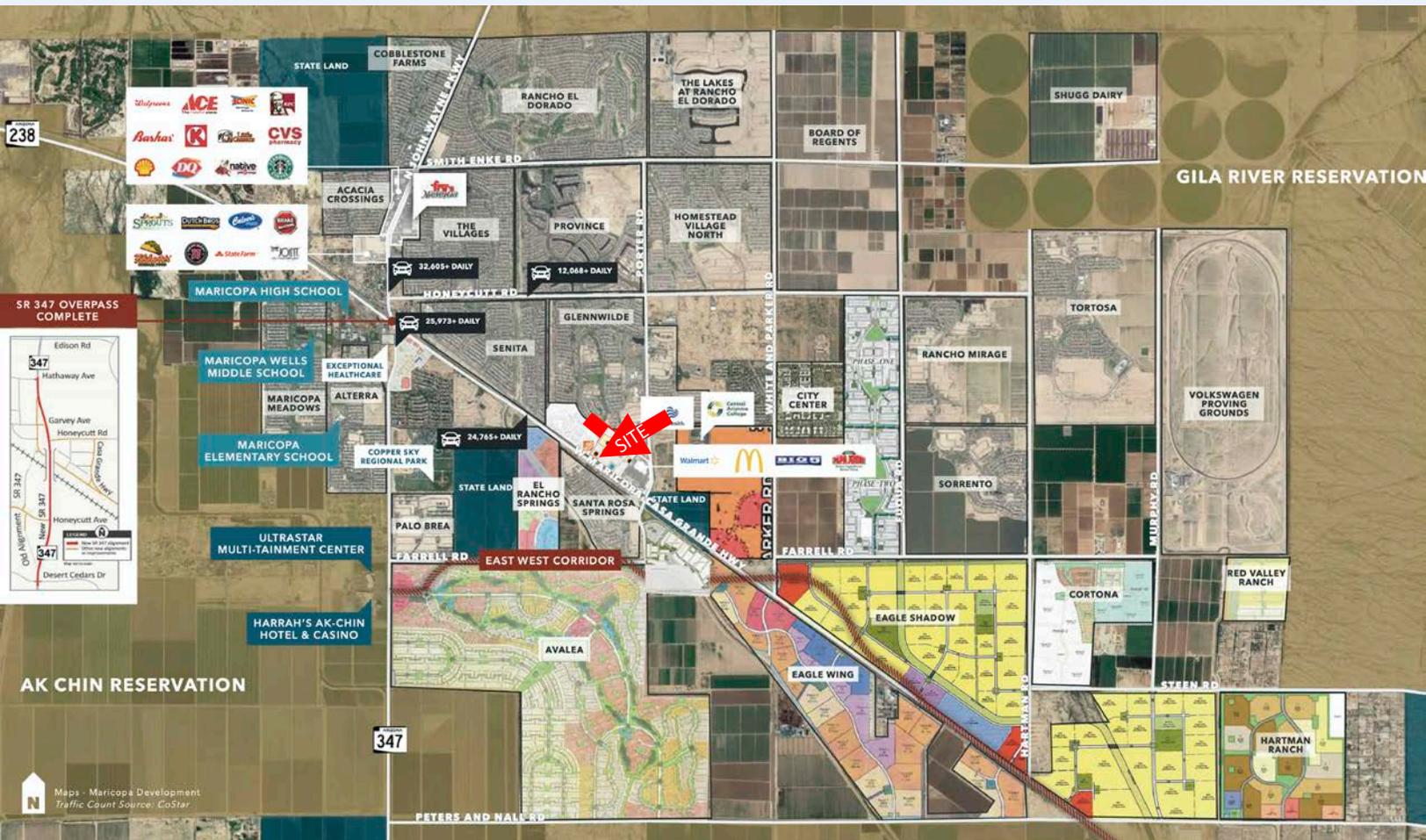


SITE



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DEMOGRAPHICS 2026

	1 Mile	3 Miles	5 Miles
Population	6,274	51,257	74,461
Households	2,087	17,276	25,058
Median HH Income	\$119,272	\$116,812	\$117,691
Median Home Value	\$371,022	\$372,101	\$374,172
Total Employees	63	742	1,091
Total Businesses	189	4,724	12,762

TRAFFIC COUNTS

Vehicles Per Day

Maricopa-Casa Grande Hwy	14,200
Porter Rd	9,100
Total	23,300

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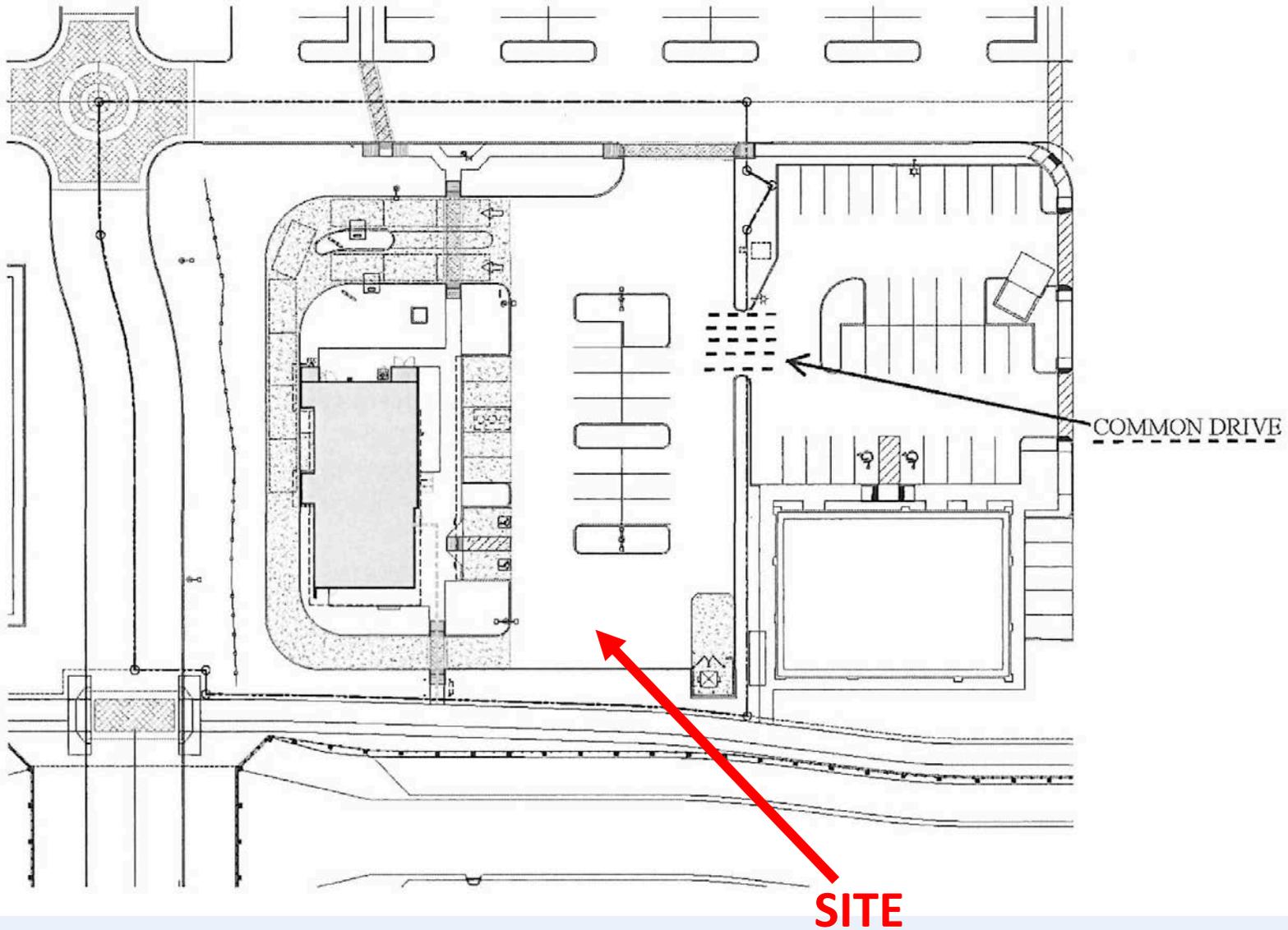
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