

PEDREGAL POINTE PLAZA FOR LEASE

RETAIL SPACE AVAILABLE

3145 E Chandler Blvd | Phoenix, AZ 85048



±18,060 SF



RETAIL STRIP
CENTER

LOOP
202 & I10

EASY ACCESS
TO 101 FREEWAY
& INTERSTATE 17



ZONING
C-1

Eric Butler
D: 480.522.2813
M: 602.809.6570
ebutler@cpiaz.com



COMMERCIAL PROPERTIES INC.

Locally Owned. Globally Connected. CORFAC INTERNATIONAL

TEMPE: 2323 W University Drive, Tempe, AZ 85281 | 480.966.2301
SCOTTSDALE: 8767 E Via de Commercio, Suite 101, Scottsdale, AZ 85258 | www.cpiaz.com

The information contained herein has been obtained from various sources. We have no reason to doubt its accuracy; however, J & J Commercial Properties, Inc. has not verified such information and makes no guarantee, warranty or representation about such information. The prospective buyer or lessee should independently verify all dimensions, specifications, floor plans, and all information prior to the lease or purchase of the property. All offerings are subject to price change, prior sale, lease, or withdrawal from the market without prior notice. Effective: 10/30/25

PEDREGAL POINTE PLAZA FOR LEASE

RETAIL SPACE AVAILABLE

3145 E Chandler Blvd | Phoenix, AZ 85048

PROPERTY HIGHLIGHTS

- Turn-key suites available
- Frontage on Chandler Blvd
- Plenty of parking available 6:1,000 ratio
- Minutes to Ahwatukee Foothills Towne Center
- C-1 Zoning, City of Phoenix



Eric Butler
D: 480.522.2813
M: 602.809.6570
ebutler@cpiaz.com

 **COMMERCIAL PROPERTIES INC.**
Locally Owned. Globally Connected. CORFAC INTERNATIONAL

TEMPE: 2323 W University Drive, Tempe, AZ 85281 | 480.966.2301
SCOTTSDALE: 8767 E Via de Commercio, Suite 101, Scottsdale, AZ 85258 | www.cpiaz.com

The information contained herein has been obtained from various sources. We have no reason to doubt its accuracy; however, J & J Commercial Properties, Inc. has not verified such information and makes no guarantee, warranty or representation about such information. The prospective buyer or lessee should independently verify all dimensions, specifications, floor plans, and all information prior to the lease or purchase of the property. All offerings are subject to price change, prior sale, lease, or withdrawal from the market without prior notice.

Effective: 10/30/25

PEDREGAL POINTE PLAZA FOR LEASE

RETAIL SPACE AVAILABLE

3145 E Chandler Blvd | Phoenix, AZ 85048

SUITE	TENANT	SIZE	DESCRIPTION	PHOTOS	RATE PSF
101	Pizza Hut				
102	Kumon	1,500 SF	Open Retail		
104	Verbena Hair Salon				
106	Vacant	1,940 SF	Open Retail	View Here	\$15.00 NNN
107	Vacant	1,500 SF	Turnkey Cafe	View Here	\$17.00 NNN
108	Nail Salon	1,500 SF	Nail Spa		
109	Foot Spa				
110	The UPS Store				
112	Hospitality Supplier	3,750 SF	Showroom		

Suite 106



Suite 108



Suite 107



Suite 107



Eric Butler
D: 480.522.2813
M: 602.809.6570
ebutler@cpiaz.com

 **COMMERCIAL PROPERTIES INC.**
Locally Owned. Globally Connected. CORFAC INTERNATIONAL

TEMPE: 2323 W University Drive, Tempe, AZ 85281 | 480.966.2301
SCOTTSDALE: 8767 E Via de Commercio, Suite 101, Scottsdale, AZ 85258 | www.cpiaz.com

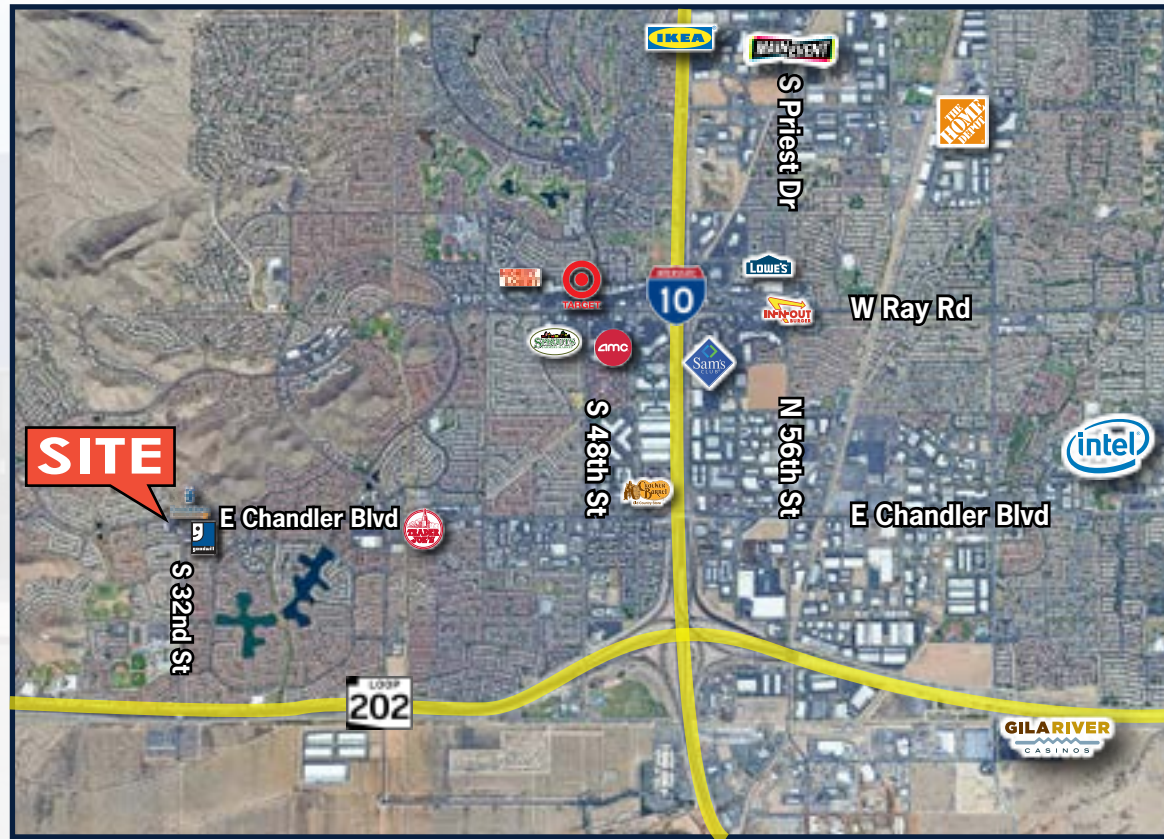
The information contained herein has been obtained from various sources. We have no reason to doubt its accuracy; however, J & J Commercial Properties, Inc. has not verified such information and makes no guarantee, warranty or representation about such information. The prospective buyer or lessee should independently verify all dimensions, specifications, floor plans, and all information prior to the lease or purchase of the property. All offerings are subject to price change, prior sale, lease, or withdrawal from the market without prior notice. Effective: 10/30/25

PEDREGAL POINTE PLAZA FOR LEASE

RETAIL SPACE AVAILABLE

3145 E Chandler Blvd | Phoenix, AZ 85048

MAPS



Eric Butler
D: 480.522.2813
M: 602.809.6570
ebutler@cpiaz.com

 **COMMERCIAL PROPERTIES INC.**
Locally Owned. Globally Connected. CORFAC INTERNATIONAL

TEMPE: 2323 W University Drive, Tempe, AZ 85281 | 480.966.2301
SCOTTSDALE: 8767 E Via de Commercio, Suite 101, Scottsdale, AZ 85258 | www.cpi.az.com

The information contained herein has been obtained from various sources. We have no reason to doubt its accuracy; however, J & J Commercial Properties, Inc. has not verified such information and makes no guarantee, warranty or representation about such information. The prospective buyer or lessee should independently verify all dimensions, specifications, floor plans, and all information prior to the lease or purchase of the property. All offerings are subject to price change, prior sale, lease, or withdrawal from the market without prior notice.
Effective: 10/30/25