

NWC 16th St & Glendale Ave • Phoenix, Arizona



16TH STREET



DEMOGRAPHICS

(Source: Sites USA)

Estimated Population (2023)
Projected Population (2028)
Estimated Avg. Household Income (2023)
Projected Avg. Household Income (2028)
Average Household Size
Total Daytime Employees
Median Age

1 Mile

16,021
16,545
\$154,856
\$153,827
2.8
11,208
43.4

3 Mile

111,176
115,823
\$137,085
\$134,789
3.0
73,948
41.4

5 Mile

363,206
379,897
\$117,275
\$114,891
3.3
199,755
37.4

TRAFFIC COUNTS

16th Street (N/S) 21,900 vpd
Glendale Avenue (E/W) 25,900 vpd
Total Vehicles per Day 47,800 vpd



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The information provided is gathered from sources deemed reliable. However, De Rito Partners makes no representations, warranties or guarantees as to its accuracy. The information has not been independently verified or confirmed by De Rito Partners. The information provided should not be relied upon to make any leasing or purchasing decisions. This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through De Rito Partners.

SQUAW PEAK PROMENADE

Northwest Corner of 16th Street and Glendale Avenue | Phoenix, Arizona

± 2,334 SF END CAP • ± 1,920 to 4,560 SF SUITES AVAILABLE

FOR LEASE



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PROJECT HIGHLIGHTS

- Under-served retail market
- Affluent trade area - average family income of \$154,856 within a 1-mile radius
- 1/3 mile west of State Route 51
- Over 47,800 vehicles per day at intersection
- National co-tenants include:
 - Walgreens
 - The UPS Store
 - PAPA JOHN'S
 - JJ
 - EL PASO EXPRESS
- Major office buildings within 1-mile: 1,477,124 SF
- Tenants at intersection:



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