

# Peoria Station

6811 W Peoria Ave, Peoria, AZ 85345



## Property Info

- + Highly trafficked community center surrounded by well-established neighborhoods in all directions
- + Shop space and ground lease PADs available
- + Join Mega Furniture, Rush Fun Park, Phoenix Fitness, Peter Piper Pizza, Tutor Time, O'reilly Auto Parks, Discount Tire, KFC, Taco Bell, and Jiffy Lube
- + Traffic Counts:

Peoria Ave: 25,100 VPD  
 67th Ave: 23,400 VPD  
 Source: City of Glendale, 2023

## Demographics

Source: ESRI, 2024	1 mile	3 miles	5 miles
2023 Population	20,318	149,833	411,919
2028 Population	19,957	149,007	412,078
Daytime Population	14,300	125,332	367,887
Avg. Home Value	\$264,214	\$299,801	\$294,579
Avg. HH Income	\$85,302	\$87,868	\$83,547



# Site Plan

For Lease



AVAILABLE

SUITE	TENANT	±SF
149	Peter Piper Pizza	11,067
<b>101</b>	<b>VACANT</b>	<b>2,400</b>
<b>105</b>	<b>VACANT</b>	<b>1,760</b>
C109	Rent a Center	4,197
PAD K2	Rush Fun Park	25,767
PAD K1	Mega Furniture	35,024
D101	Great Clips	1,200
D102	Carniceria	4,163
D109	Lotus Nails	900
<b>D111</b>	<b>VACANT</b>	<b>900</b>
D115	T-Mobile	2,700
<b>D117</b>	<b>VACANT</b>	<b>1,800</b>
D119	H&R Block	1,800
<b>D121</b>	<b>VACANT</b>	<b>1,800</b>
109	Checkmate	1,720
PAD F	China Place	1,885
	Banquet Hall	12,350
PAD J	Turtor Time	11,752
PAD I	Phoenix Fitness	40,916
<b>A111</b>	<b>VACANT</b>	<b>1,455</b>
<b>A112</b>	<b>VACANT</b>	<b>1,580</b>
	Centria Healthcare	12,000

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## Contact Us

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