



6601 WEST INDIAN SCHOOL ROAD

PHOENIX, ARIZONA 85033

Suites A101 & A103

Strong Area Demographics

High Traffic Counts

Dynamic West Valley Trade Area

Signalized Intersection

Excellent Area Co-Tenancies

Easy Access to I-10 & Loop 101

Densely Populated Area

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
AVERAGE AGE:	28.4	29.5	30.2
POPULATION:	29,453	218,943	445,604
AVERAGE HH INCOME:	\$77,411	\$77,899	\$80,074
TRAFFIC COUNTS	VPD		
N 67TH AVENUE:	37,608		
W INDIAN SCHOOL ROAD:	36,978		
YEAR BUILT	1999		
ZONING	PSC		
PRIMARY USE	Retail		
APN	131-01-0	087 & 103-01-	085

Close Proximity to Grand Canyon University, Desert Sky Mall, Talking Stick Ampitheater

Matt Harper, CCIM

Leah Motsinger

Senior Vice President

Senior Associate

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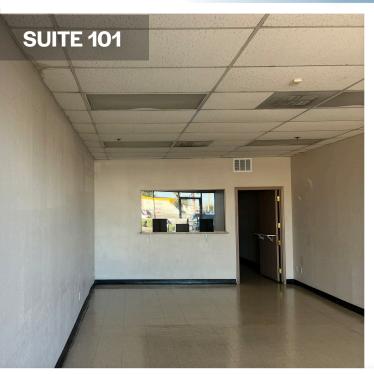
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SUITE	TENANT	SF

A-101	AVAILABLE	1,075 SF
A-102	VINA NAILS	870 SF
A-103	FORMER BARBERSHOP - AVAILABLE W NOTICE	1,120 SF
A-104/105	EL TACO LOKO	4,283 SF
B-106	GG&D FINANCIAL	5,200 SF
B-107	MIN'S SMOKE & WATER SHOP	975 SF
B-108	JOYERIA	975 SF
B-109	MJ'S BARBERSHOP	1,000 SF
B-110	CRICKET WIRELESS	1,150 SF
B-111	PIZZA HUT	1,500 SF
B-112	CASH TIME TITLE LOANS	1,700 SF

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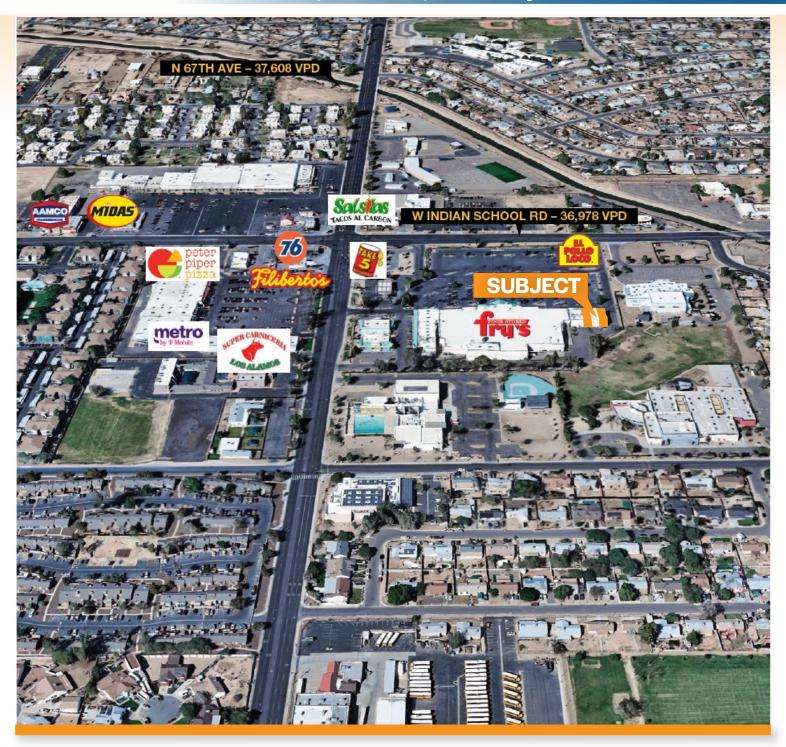
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