

NEW 14.4 ACRE RETAIL PROJECT COMING SOON

NEC Loop 202 & Dobbins Rd | Phoenix, AZ



D **DIVERSIFIED
PARTNERS**
Nationwide Real Estate Services

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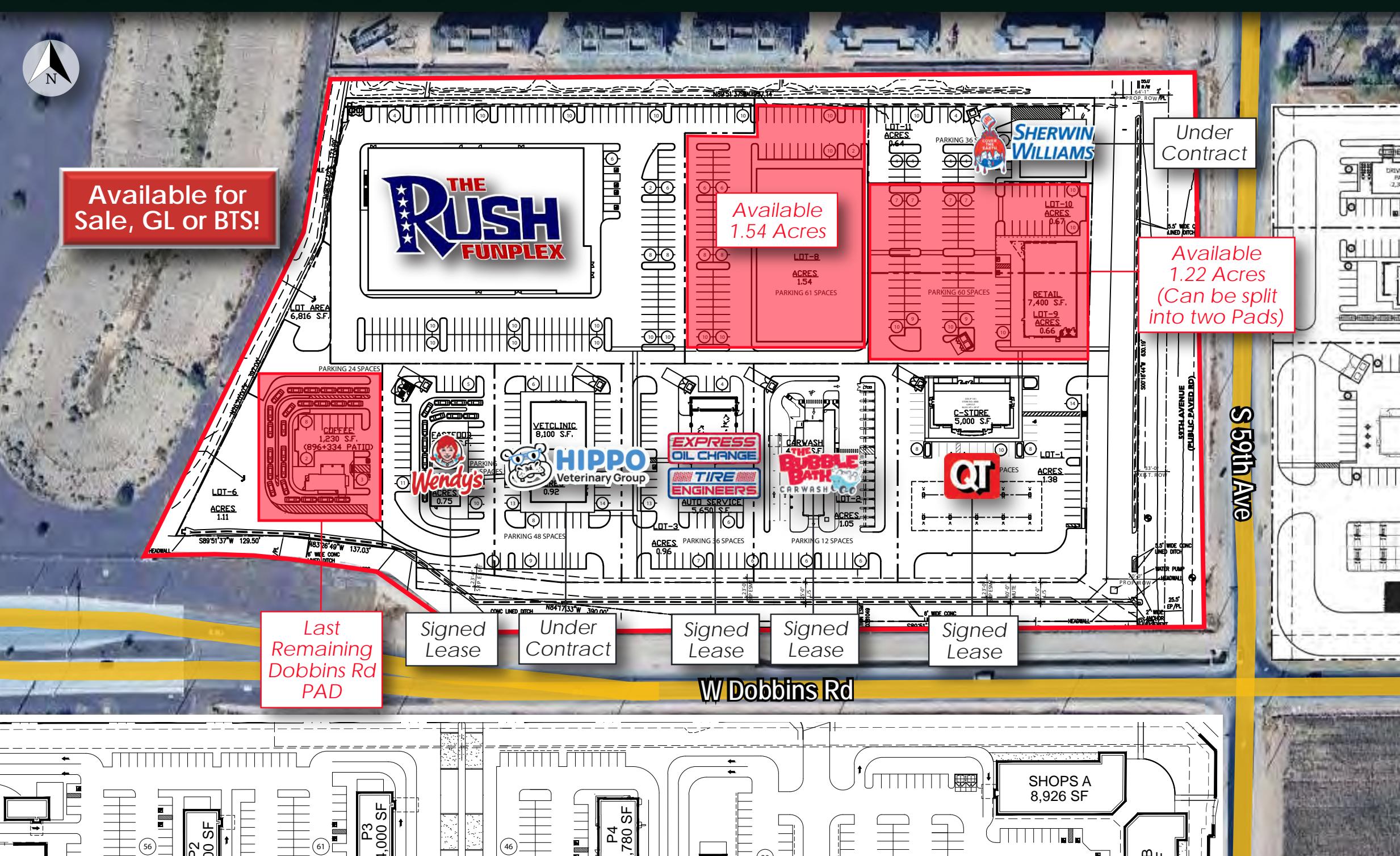
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conceptual site plan



property highlights & demographics

- Shops, PADs and Anchors available for purchase, GL or BTS
- Adjacent to the South Mountain Loop 202 Freeway with a full-diamond interchange on Dobbins Rd and nearly 50,000 VPD
- Major Retail, Medical, Multifamily and Industrial projects slated for the corridor
- Located near strong retail including Sam's Club (proposed), Walmart (proposed), Sprouts Farmers Market, EoS Fitness, T.J. Maxx, Michael's, ALDI, Harkins Theather, and numerous shops & restaurants like In N Out, Chick-Fil-A, and Raising Cane's
- Over 200,000 employees within 10 miles
- Over 600 feet of freeway frontage



	1 Mile	3 Mile	5 Mile
POPULATION 2024	4,504	52,042	106,524
POPULATION 2029	6,237	57,654	116,334



	1 Mile	3 Mile	5 Mile
DAYTIME POPULATION	1,397	17,165	39,458
DAYTIME EMPLOYEES	402	4,680	14,181



	1 Mile	3 Mile	5 Mile
HOUSEHOLDS 2024	1,308	14,667	29,741
HOUSEHOLDS 2029	1,825	16,426	32,765



	1 Mile	3 Mile	5 Mile
HH INCOME 2024	\$148,392	\$140,719	\$128,383
HH INCOME 2029	\$155,617	\$149,827	\$136,483

macro aerial



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