



REIN & GROSSEHME  
COMMERCIAL REAL ESTATE

## KINGS INN PLAZA

SEC 107th Ave. & Grand Ave.  
10659 W. Grand Ave, Sun City, AZ

### FOR LEASE

1,325 - 3,167 SF Available

Located on the Main  
Thoroughfare for  
Sun City / Surprise

Continually Growing  
Demographics in this Area

\$14.00/SF + NNN

Anchored by one of the  
Busiest Fry's Grocery Store  
in Arizona



8767 E. Via de Ventura  
Suite 290  
Scottsdale, AZ 85258  
RGcre.com

## JARED LIVELY

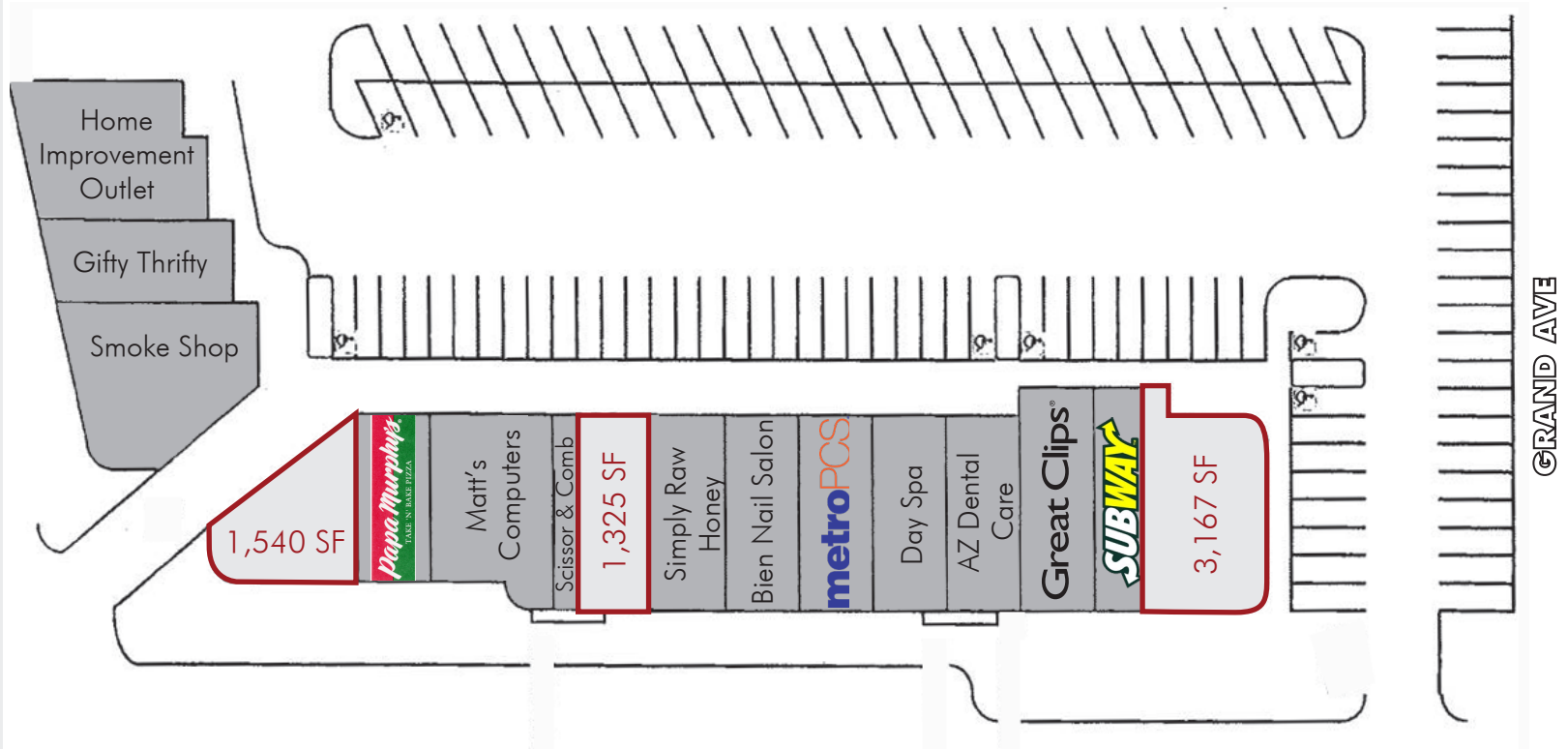
480.214.9411  
Jared@RGcre.com

### AVAILABLE SUITES

Suite A1: 3,167 SF  
High Visibility Space  
Right on Grand Ave

Suite A9: 1,325 SF

Suite A12: 1,540 SF  
Former Restaurant



The information contained herein has been obtained from sources we believe to be reliable, however, Rein & Grossoehme and its agents have not conducted any investigation regarding these matters and make no warranty or representation expressed or implied regarding the accuracy or completeness of the information. Interested parties need to verify any information that is critical to their decision process and bear all risk for inaccuracies. References to square footage or age are approximate.

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## DEMOGRAPHICS

(2018)

### Population Estimates

1 Mile	11,878
3 Mile	108,371
5 Mile	235,874

### Average Household Income

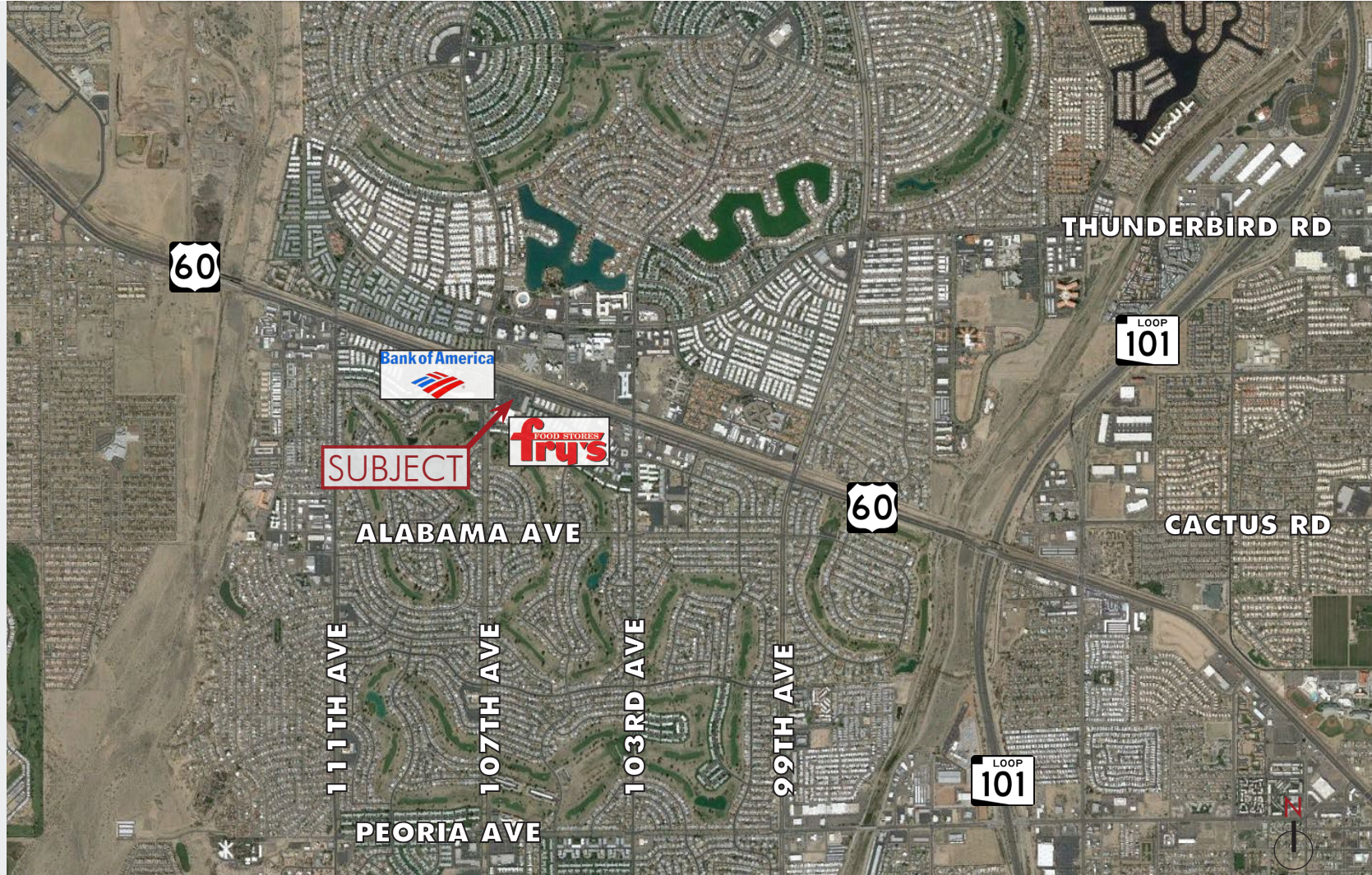
1 Mile	\$44,216
3 Mile	\$54,838
5 Mile	\$64,303

## TRAFFIC COUNT

(2017)

Grand Ave	48,400 VPD
107th Ave	13,096 VPD

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