

RETAIL SUITES & PAD AVAILABLE



PARK PINEWAY PLAZA

4411-4481 S. WHITE MOUNTAIN ROAD, SHOW LOW, ARIZONA 85901



PROPERTY SUMMARY



SPACES AVAILABLE:

- Suite C 6/7: ±2,658 SF Available for Lease
- Suite C 9: ±1,092 SF Available for Lease
- ±2,400 SF (±0.37 AC) Pad for Sale
 - Price: \$600,000
 - City will allow drive-thru

PROPERTY HIGHLIGHTS

- Recently remodeled
- Zoning: C2, General Commercial
- Excellent visibility from State Highway 260, a major thoroughfare to NE Arizona (the White Mountains)
- As the regional commercial and service hub, Show Low is the economic center for a 50-mile radius with a population over 83,000
- Other co-tenants: Harbor Freight Tools, GameStop, Boot Barn, Aaron's, Verizon and more

TRAFFIC COUNTS

WHITE MOUNTAIN ROAD

N: ±14,881 VPD

S: ±14,705 VPD

PROPERTY PHOTOS



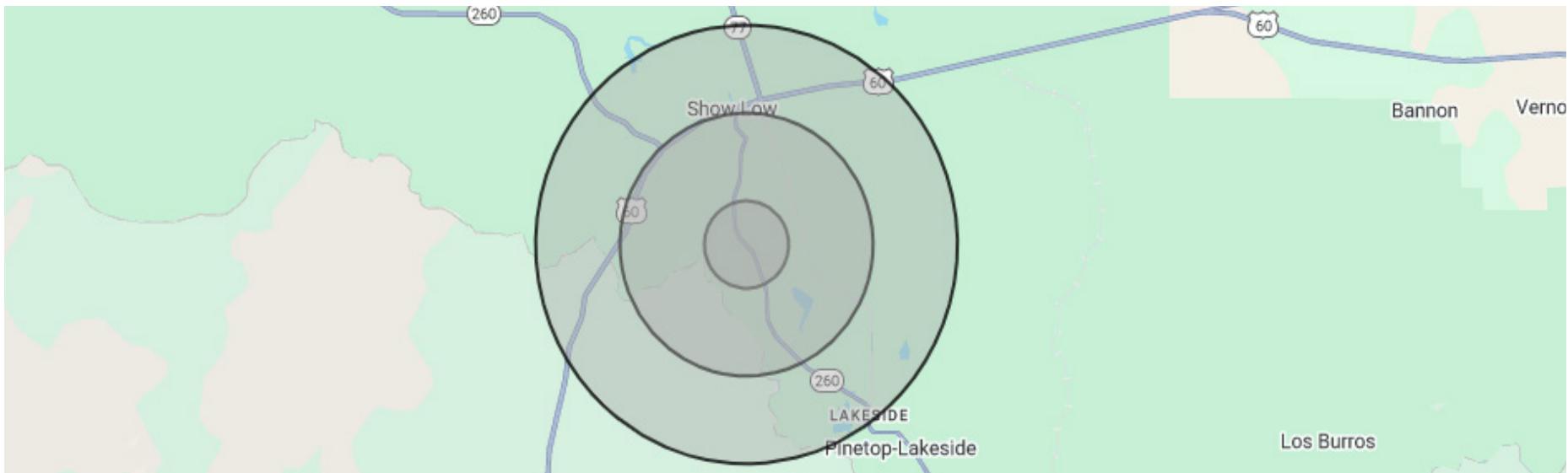
NEARBY RETAIL MAP



SITE PLAN



DEMOGRAPHICS



POPULATION	1-MILE	3-MILE	5-MILE
2029 Projection	3,351	10,822	25,573
Current Year	3,017	9,920	23,509
2020 Population	1,871	7,170	17,417
Growth Current Year - 2029	2.2%	1.8%	1.8%
Growth 2020 - Current Year	15.3%	9.6%	8.7%
HOUSEHOLDS	1-MILE	3-MILE	5-MILE
2029 Projection	1,335	4,421	10,341
Current Year	1,203	4,058	9,510
2020 Population	770	3,027	7,201
Growth Current Year - 2029	2.2%	1.8%	1.7%
Growth 2020-Current Year	4.3%	3.9%	2.3%
INCOME	1-MILE	3-MILE	5-MILE
Avg Household Income	\$79,433	\$77,374	\$71,688
Median Household Income	\$54,849	\$55,378	\$55,214

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CONTACT BROKER FOR MORE INFORMATION



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