

NEW DRIVE-THRU PAD IN WEST VALLEY

SWC of Indian School and Dysart Rd
Avondale, Arizona

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DRIVE THRU PAD IN WEST VALLEY



◆ MULTIPLE PADS AVAILABLE! ZONED PAD

Property Highlights

- Two PADS available for lease; one Drive-Thru
- Highly affluent area with average income over \$110,000.
- Over 54,000 cars per day travel in front of the site
- Excellent visibility from the intersection
- Just 3 miles to the north of Interstate-10

Traffic Counts

Indian School Rd	25,900 VPD
Dysart Rd	28,960 VPD
Total	54,860 VPD

Demographics

	1 mi	3 mi	5 mi
Estimated Population	15,322	91,302	193,587
Estimated Households	5,030	30,506	64,398
Average Household Income	\$134,306	\$127,663	\$117,220
Daytime Population	2,931	17,729	48,666

Source: SitesUSA

Nearby Tenants

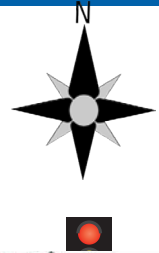


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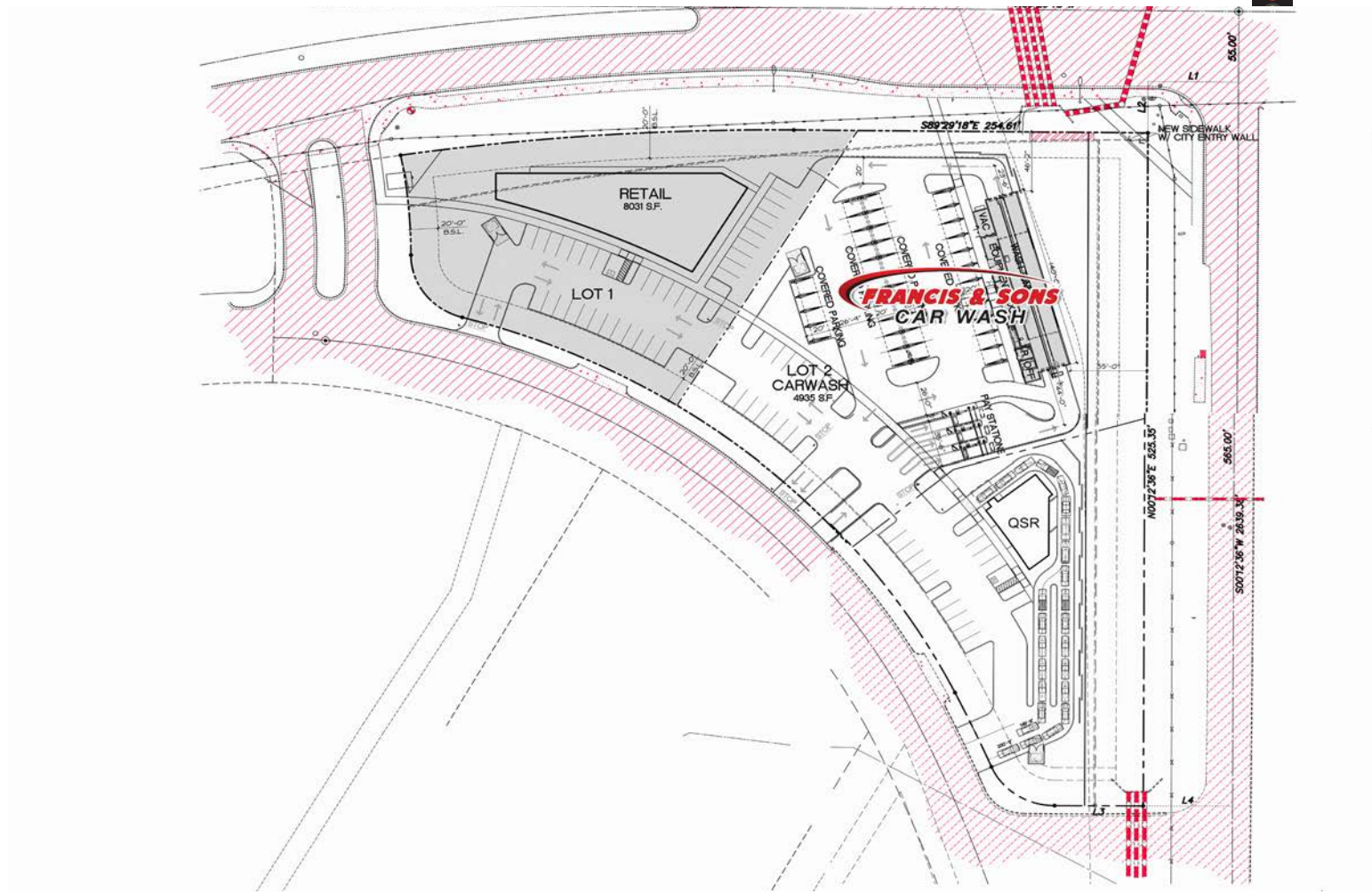
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INDIAN SCHOOL RD



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Luke Air Force Base

Tanger Outlets
 OshKosh B'gosh
 carter's

Cabela's
 WESTGATE
 Tanger Outlets

Glendale Municipal Airport

Bashas'

Walmart

SAFeway

LOOP 303

SUBJECT



McDowell Rd & Pebble Creek Pkwy
 Bashas' PETCO
 TJ-maxx OLD NAYT
 Cera's SPORT CHALET
 STAPLES WinCo FOODS

McDowell Rd & Litchfield Rd
 TARGET
 Pet Supplies Plus Michaels
 BARNES & NOBLE ROSS

McDowell Rd & Dysart Rd
 Lowe's KROGER
 JO-ANN
 Walmart frys
 LA FITNESS OfficeMax PETSMART

McDowell Rd & 99th Ave
 Costco
 Pet Supplies Plus
 PETCO
 Ross
 BED BATH & BEYOND OLD NAYT

LOOP 101

DESERT SKY MALL
 Sears Dillard's TARGET ROSS
 FOOD CITY FALLS LA FITNESS Durlington

INTERSTATE 10

CAMPING WORLD
 of Avondale

Estrella Pkwy

Bullard Ave

Van Buren St

Van Buren St & Dysart Rd
 Home Depot
 ASHLEY
 FOOD CITY
 HARBOR FREIGHT

Avondale Municipal Complex

107th Ave

99th Ave

91st Ave

83rd Ave

75th Ave

Buckeye Rd

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DEMOGRAPHICS



2023 POPULATION

1 MILE: 15,322
3 MILES: 91,302
5 MILES: 193,587



MEDIAN HOUSEHOLD INCOME

1 MILE: \$134,306
3 MILES: \$127,663
5 MILES: \$117,220



POPULATION GROWTH PROJECTION 2023 - 2028

1 MILE: 0.9%
3 MILES: 1.4%
5 MILES: 1.6%



TOTAL BUSINESSES

1 MILE: 516
3 MILES: 2,803
5 MILES: 5,999



2023 TOTAL HOUSEHOLDS

1 MILE: 5,030
3 MILES: 30,506
5 MILES: 64,398



NUMBER OF EMPLOYEES

1 MILE: 2,931
3 MILES: 17,729
5 MILES: 48,666



MEDIAN HOME VALUE

1 MILE: \$366,519
3 MILES: \$367,921
5 MILES: \$354,904

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