

EQUESTRIAN CENTRE

12020 S. WARNER-ELLIOT LOOP, PHOENIX, ARIZONA



LAST SUITE REMAINING!
PET MEDICAL CENTER & CHIROPRACTOR COMING SOON

1,227 SF
AVAILABLE



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PROPERTY SUMMARY

AVAILABLE 1,227 SF

PROPERTY HIGHLIGHTS

- New, highly motivated ownership
- Monument signage available
- Ideally situated to serve the affluent and dense surrounding community
- Easy access to shops
- Strong Southeast Valley demographics

TENANTS



TRAFFIC COUNTS

N Warner Elliot-Loop: 20,547 VPD **E** Warner Rd: 30,347 VPD
S Warner Elliot-Loop: 12,920 VPD **W** Warner Rd: 13,238 VPD



SITE PLAN



Suite	Tenant	SF
101	Tree of Life Exotic Pet Medical Center	3,200
102	Domino's Pizza	1,200
104	E-migos Bike Co.	1,233
105-106	E-migos Bike Co.	1,908
107-111	Phoenix Dance Cooperative	5,398
112-113	The Farmer's Daughter	2,454
114	Farmer's Insurance	1,227
115	AVAILABLE	1,227
116	Jola's Hair Gallery	1,489
117	Reacting Studio	1,988
118	Ahwatukee Barbers	655
119-120	Super Cleaners	1,700
121	Express Shoe Repair	850
122	Designs by Manross	850
123-124	Chiropractor	2,100

AERIAL MAP



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DEMOGRAPHICS



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	9,722	68,793	215,577
Average Age	47.0	38.3	36.7
Average Age (Male)	44.3	36.5	35.8
Average Age (Female)	49.2	39.8	37.7



AVG. HH INCOME	1 MILE	3 MILES	5 MILES
Average HH Income	\$115,263	\$97,354	\$93,003
Average House Value	\$500,604	\$393,072	\$328,087



HH UNITS	1 MILE	3 MILES	5 MILES
# of Persons per HH	2.3	2.4	2.5



DAYTIME POPULATION	1 MILE	3 MILES	5 MILES
Total Employees	1,436	48,018	129,678
Total Businesses	305	4,597	12,000



HOUSEHOLDS	1 MILE	3 MILES	5 MILES
2023 Households	4,824	38,387	92,472
2028 Households	5,232	41,442	100,390

