



REDUCED PRICE: \$445,000 ~~\$495,000~~

Property Overview:

Property Type: Land/ Pad Site
 Lot Size: 0.77 Ac
 Zoning: PUD
 Proposed Uses: Retail, Restaurant, Medical, Automotive

Location Overview:

- Lot located adjacent to Primrose, Christian Brothers & car wash
- High traffic intersection
- Numerous national tenants at intersection
- Across from Vasa Fitness

For more information, please contact:

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SE Quadrant of Wadsworth & Church Ranch Blvd

Population

1 mile	12,453
3 mile	89,397
5 mile	263,865

Households

1 mile	4,747
3 mile	36,206
5 mile	104,273

Average HH Income

1 mile	\$123,667
3 mile	\$111,628
5 mile	\$109,320



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