

Freestanding Retail Building

1055 E Riggs Rd., Chandler, AZ 85249

Available For Lease

±16,000 SF Retail Opportunity



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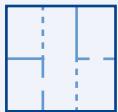
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2390 E Camelback Rd, Ste 100
Phoenix, AZ 85016
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±16,000 SF Freestanding Retail Building

PROPERTY HIGHLIGHTS



Dollar Tree layout—
plug-and-play format



2.27 acres with
80 parking spaces



Drive Thru
(former Walgreens)



Zoned for a variety of
retail & service uses



Prime visibility along
Riggs Rd (28K+ VPD)



Located in the Chandler
submarket



Ideal for medical, fitness,
discount, or service tenants



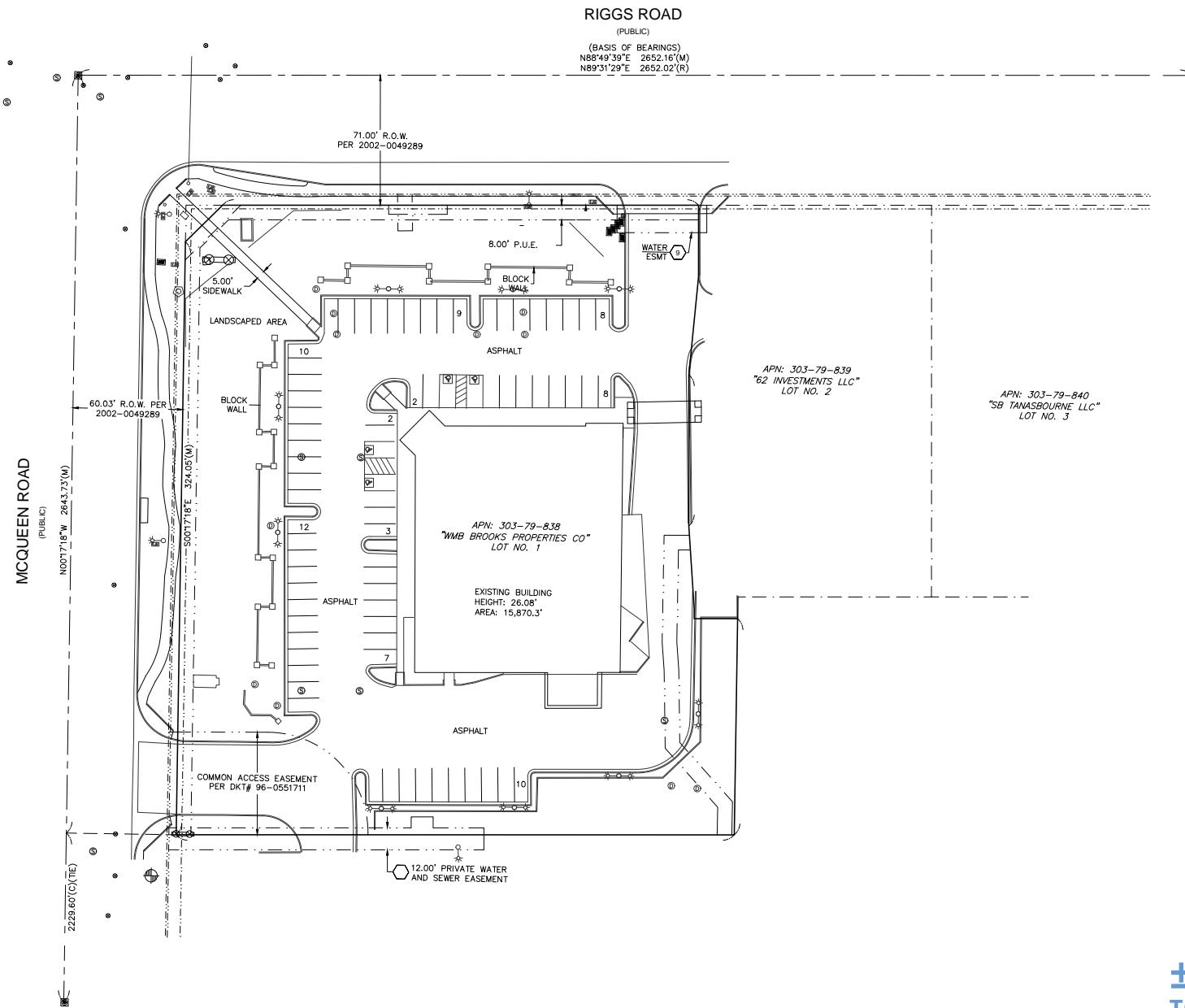
Property Expenses Summary:

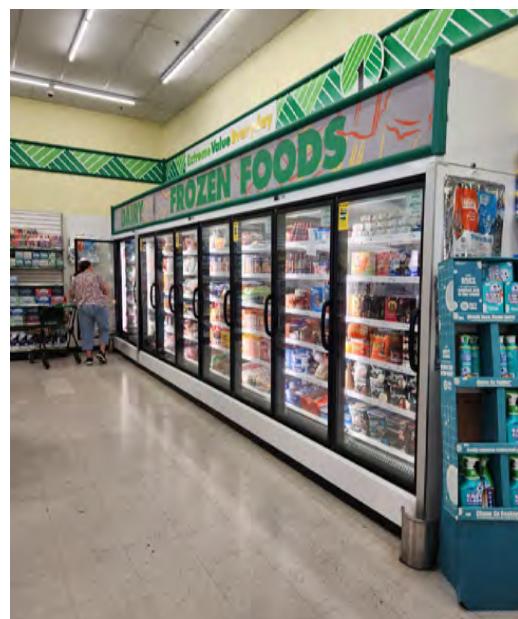
R.E. Taxes - \$52,228 (2025)

R.E. Taxes \$3.46 (PSF)

Parcel Number(s) 303-79-838

Site Plan





Located in Chandler's thriving submarket



3-MILE DEMOGRAPHICS

\$142,888



2025 Median Household Income

\$599,196



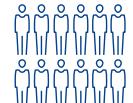
2025 Average Home Value

56,395



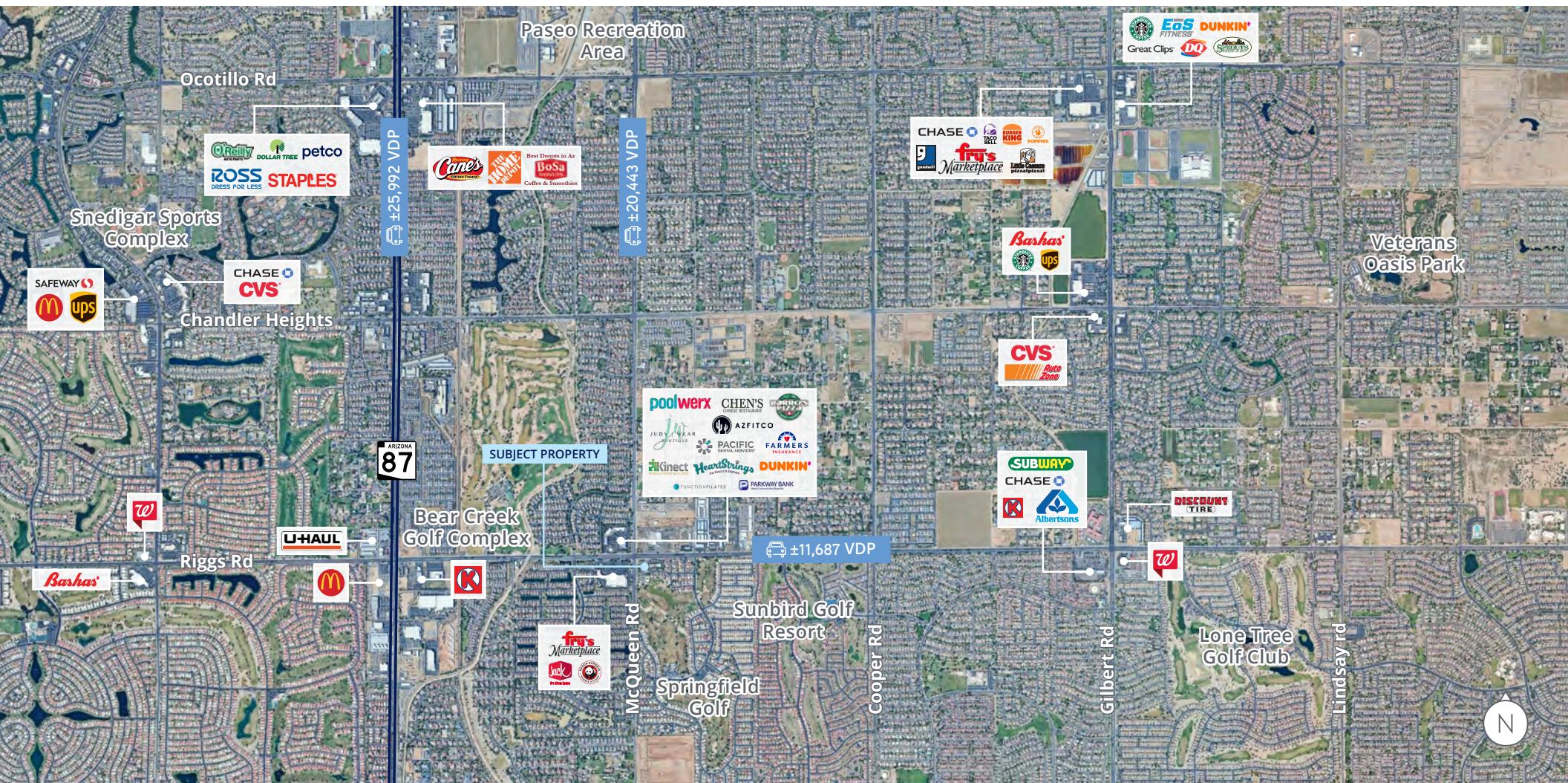
2025 Total Daytime Population

64,213



2025 Total Population





For more information, contact:

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