

# DESERT VIEW SQUARE

777 E Thunderbird Road | Phoenix, AZ 85022

RESTAURANT SPACE WITH  
OVERSIZED PATIO AVAILABLE



**FOR LEASE | \$25-\$32/PSF + NNN**

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# Property Information



**Location:** 777 E. Thunderbird Rd | Phoenix, AZ 85022

**Available Size:** 1,206 SF - 4,249 SF

**Lease:** \$25.00 - \$32.00 + NNN

**Zoning:** C-1, Phoenix

**Primary Use:** Retail

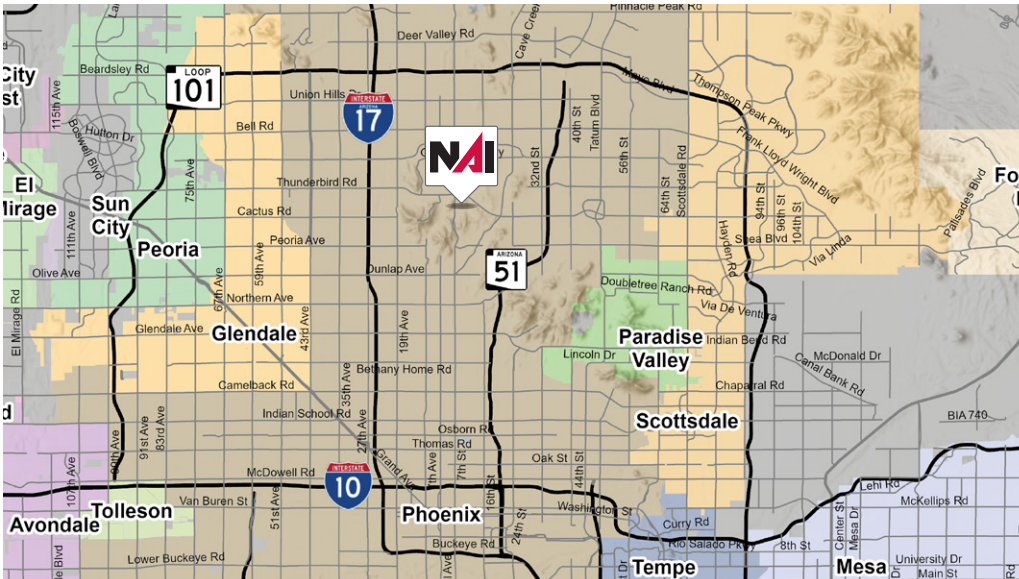
**APN #:** 159-01-644A

## Features

- Great street visibility
- Newer construction
- Monument signage
- High traffic signalized intersection

## Site Features

- Close to Pointe Hilton Tapatio Resort & Golf Course
- E/SEC 7th Street and Thunderbird Road
- Adjacent to McDonald's, Shell Gas, Walgreens and more!



| Demographics        | 1 Mile    | 3 Miles  | 5 Miles   |
|---------------------|-----------|----------|-----------|
| Population          | 6,788     | 129,746  | 372,049   |
| Average Age         | 51.6      | 38.9     | 38.7      |
| Average HH Income   | \$156,187 | \$98,890 | \$102,300 |
| Employed Population | 3,446     | 68,500   | 198,952   |

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# Suite Photos



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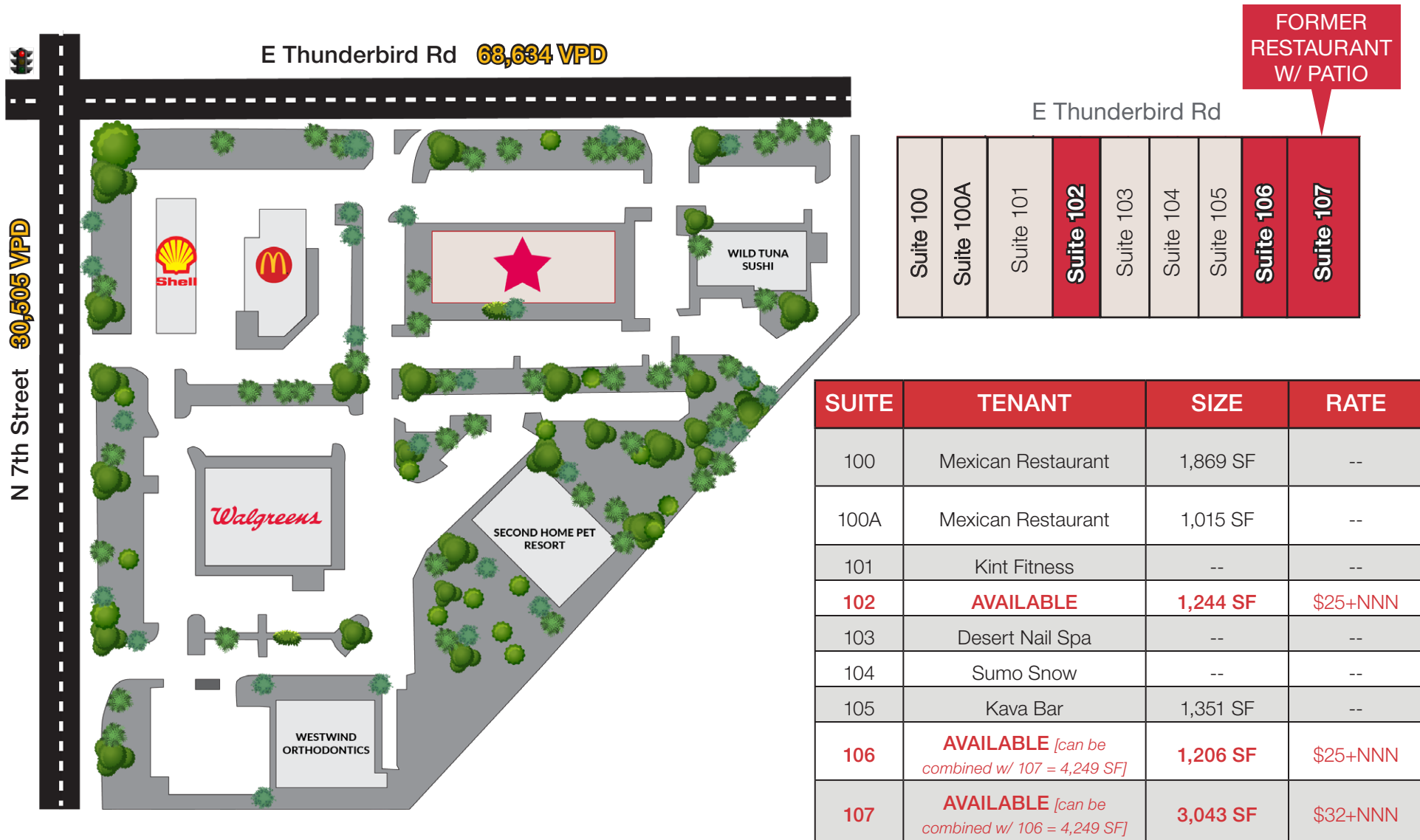
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# Site Plan



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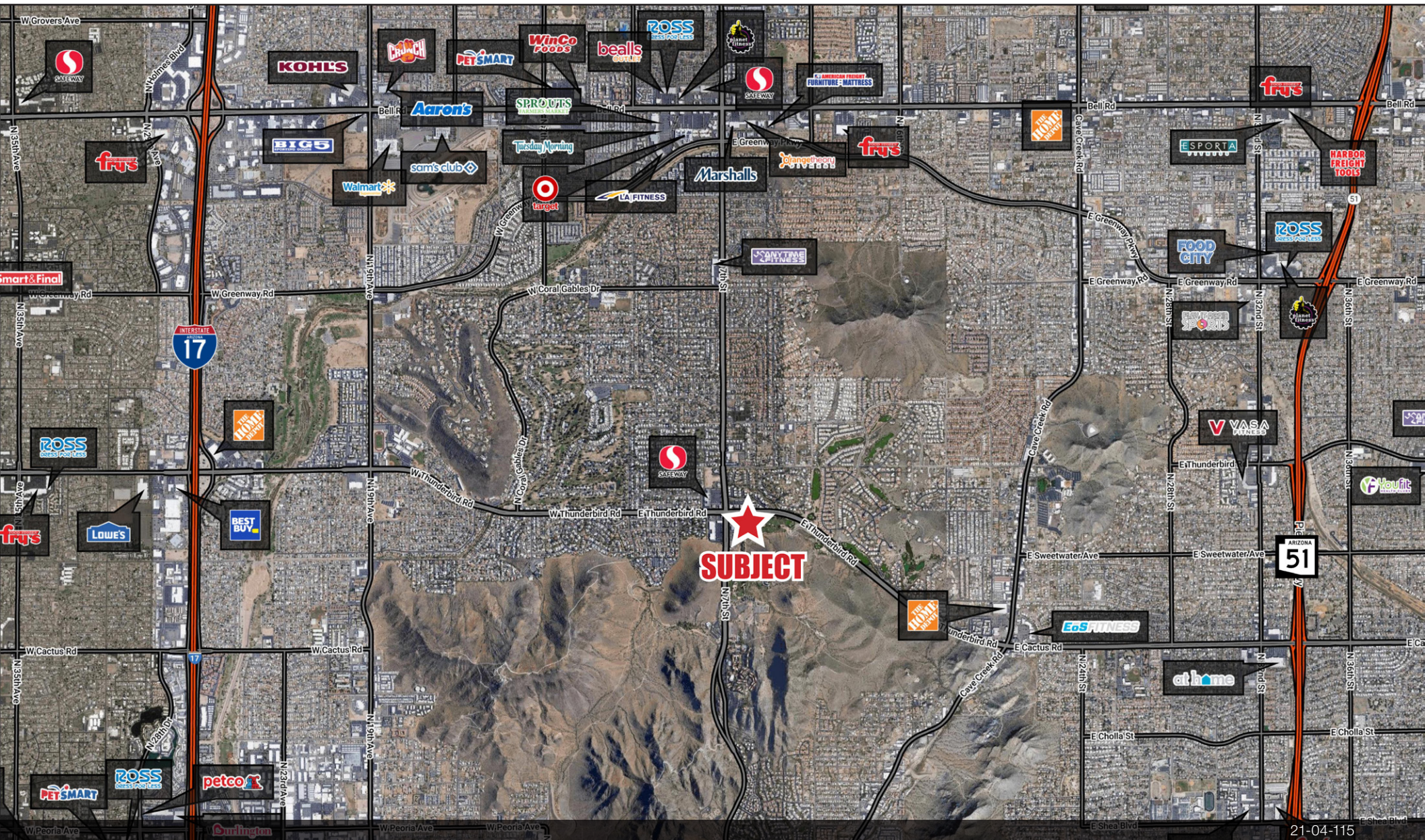
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# Retail Map



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