

PARK LEE SHOPPING CENTER

1615-1635 W CAMELBACK ROAD
PHOENIX, AZ 85015

BROKER BONUS ON SHOPS LEASING \$1/SF ON 5 YEAR MINIMUM
OUTSIDE BROKER FEE, CREDITED TENANTS



FOR LEASE

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OFFERING DETAILS

LEASE RATE	Call For Pricing
SHOP SPACE	±1,100 - ±5,000 SF
CONCESSIONS	TI Available
PAD OPPORTUNITY	±4,300 SF

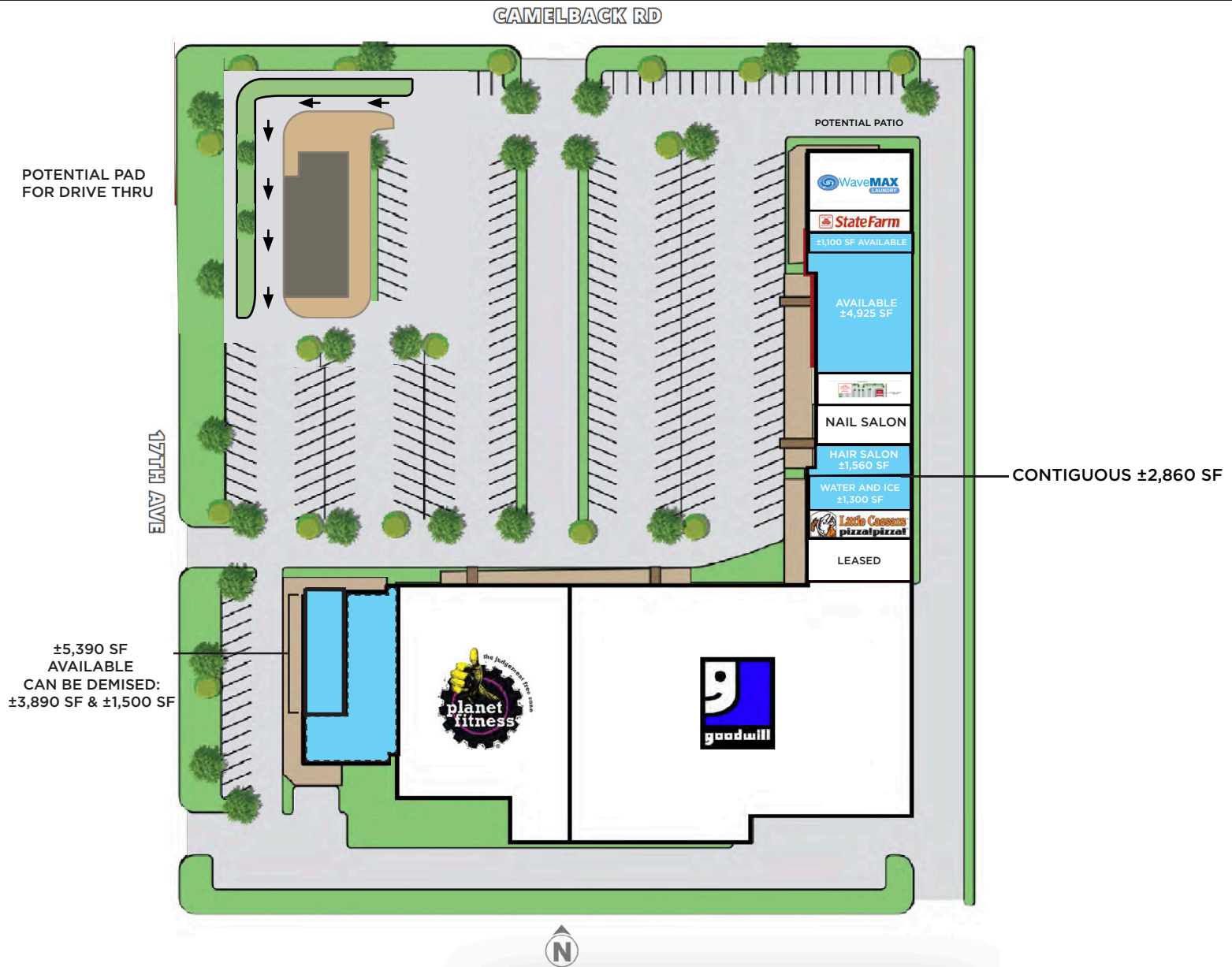
HIGHLIGHTS

- TI Available on acceptable concepts
- Prominent Monument Signage Available on Camelback
- Coming Soon: New LED Lighting, Parking Lot and New Color Scheme and Metal Façade to center
- Potential to add drive-thru pad for going to work side and capture gym traffic
- Multiple End Caps available for Lease
Proximity to I-17, Grand Canyon University, Brophy and Xavier College Prep, and Central High School
- Minutes to Abrazo & St. Josephs medical centers
- High traffic volumes from Camelback & Light Rail at lighted intersection.



This information has been secured from sources believed to be reliable, but no representations or warranties are made, expressed or implied, as to the accuracy of the information. References to square footage are approximate. Buyer and tenant must verify the information and bears all risk for any inaccuracies. All quoted prices are subject to change without notice.

SITE PLAN



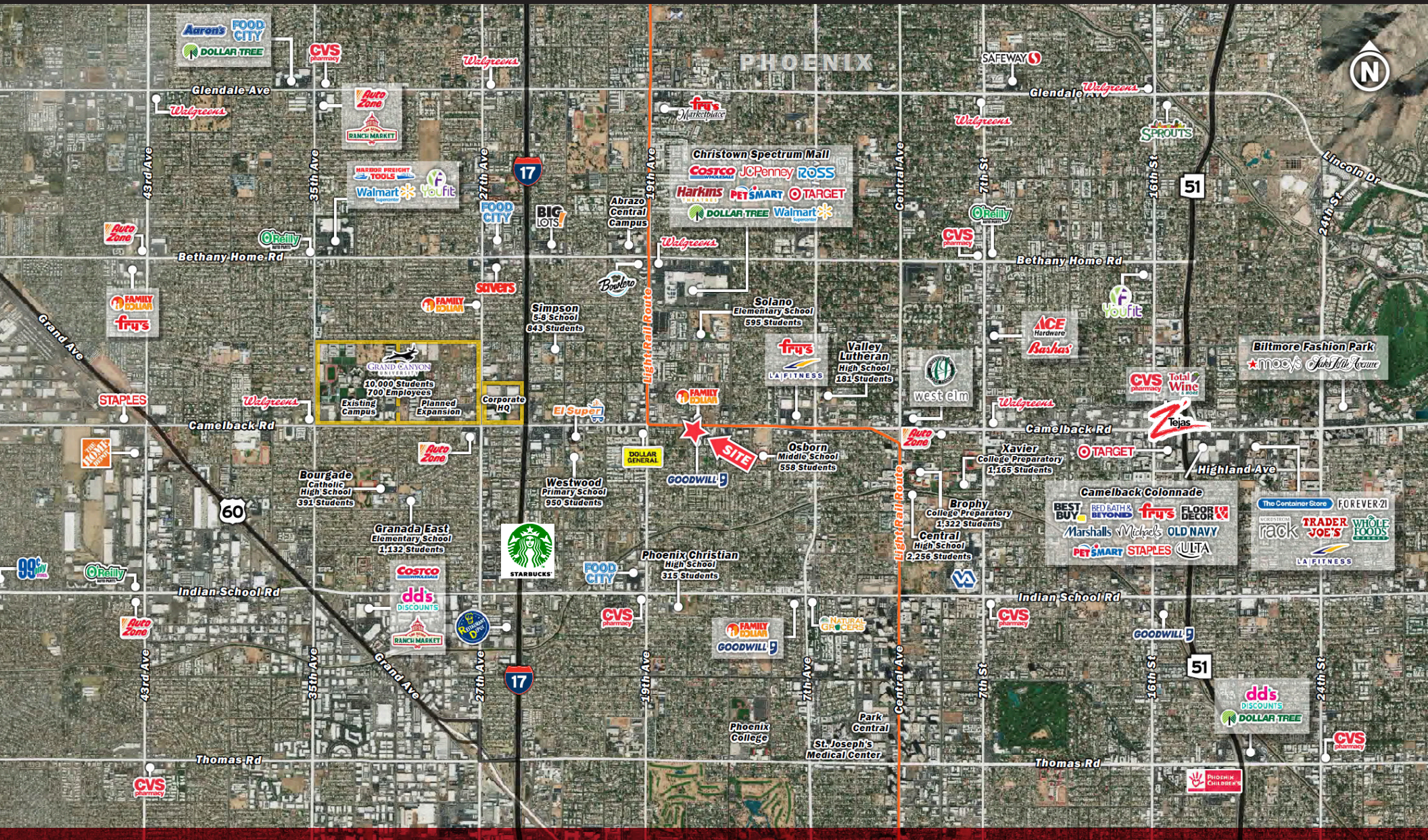
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AERIAL OVERVIEW



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AERIAL OVERVIEW



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DEMOGRAPHICS



POPULATION

	1 MILE	3 MILES	5 MILES
2023	27,062	189,341	497,636
2028	27,638	192,366	504,570



HOUSEHOLDS

	1 MILE	3 MILES	5 MILES
2023	10,454	74,012	183,348
2028	10,675	75,339	186,447



AVERAGE INCOME

	1 MILE	3 MILES	5 MILES
2023	\$66,073	\$73,398	\$73,264



EMPLOYMENT

	1 MILE	3 MILES	5 MILES
2023	9,410	112,421	324,420



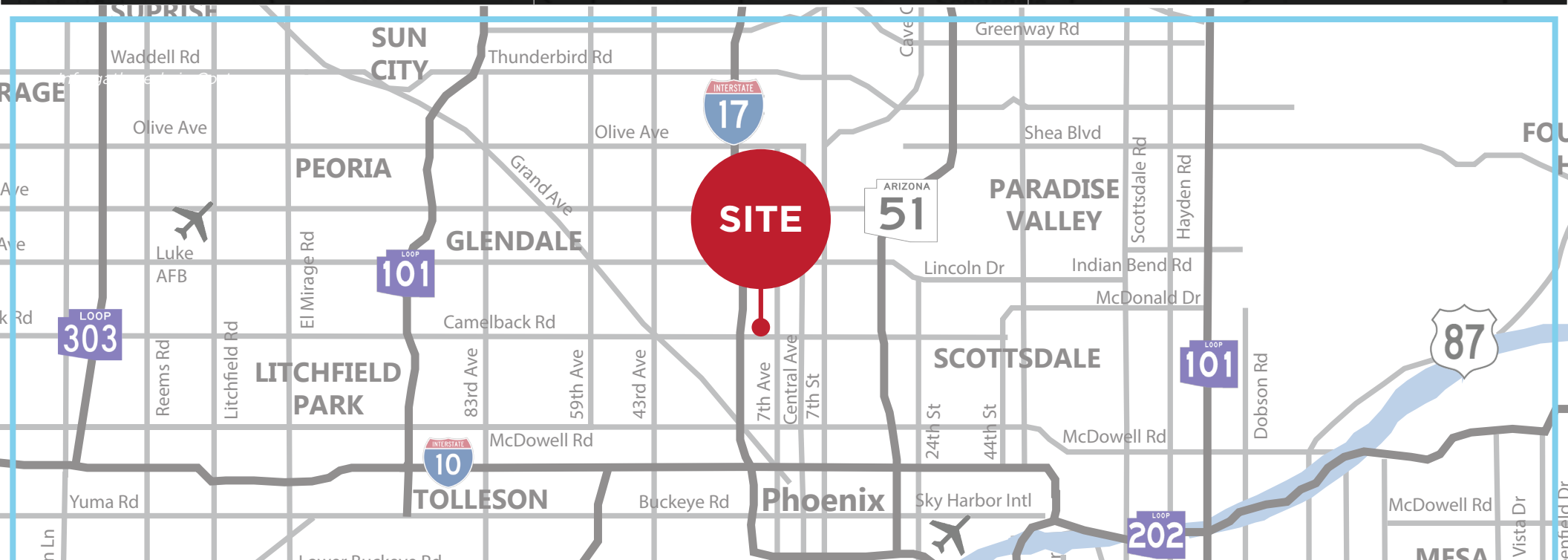
BUSINESSES

	1 MILE	3 MILES	5 MILES
2023	1,081	12,130	31,090



HOME VALUE (MEDIAN)

	1 MILE	3 MILES	5 MILES
2023	\$258,999	\$276,081	\$259,187



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