



End cap with patio space available!



Strong retail intersection



Five points of access to shopping center



Abundant parking



Recently renovated Bashas'

For further information

James DeCremer

480 423 7958

james.decremer@avisonyoung.com

Kristina Remon

480 423 7954

kristina.remon@avisonyoung.com

Site plan

End cap with patio space available
NWC 75th Ave & Thunderbird Rd



Availability

Anchor	Bashas'	54,398 sf
A1-7	AZ & Associates	8,470 sf
B1	UPS	1,500 sf
B2	Bien Nails	900 sf
B3	Alex's Barber Shop	1,200 sf
B4a	Body Blissful	1,100 sf
B4b-B5	Varela Chiropractic	2,490 sf

B6	Be Happy Boba & Tea	1,386 sf
C7	Dental Care at Bashas'	2,212 sf
C9	Available - former office	1,415 sf
D1	Available - former cellphone store	1,800 sf
D2	Fast Auto Loans	1,400 sf
D3	Chinese Bistro	2,266 sf
D6	Starbucks	1,563 sf

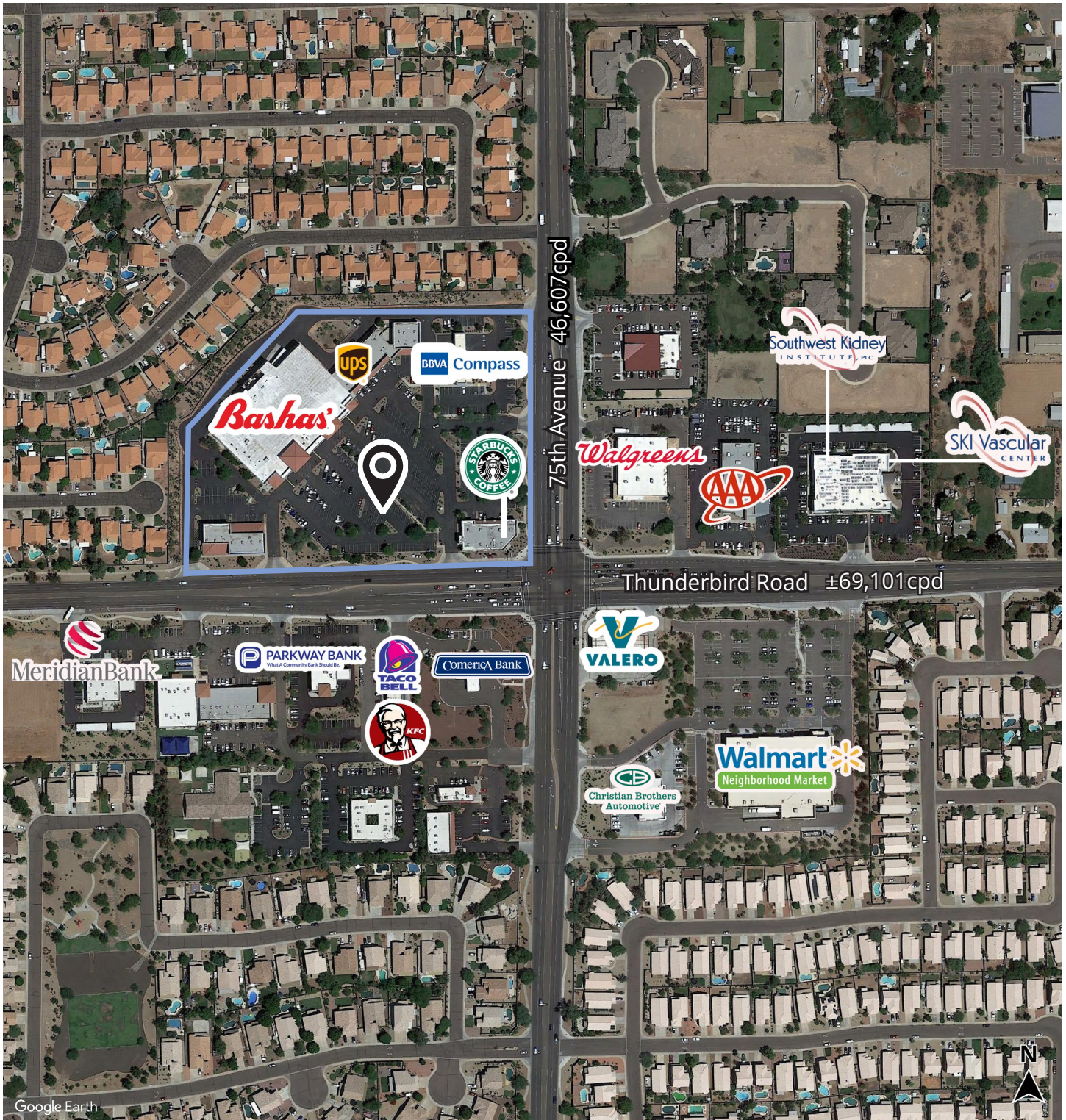
James DeCremer
480 423 7958
james.decremer@avisonyoung.com

Kristina Remon
480 423 7954
kristina.remon@avisonyoung.com

**AVISON
YOUNG**

Aerial

End cap with patio space available
NWC 75th Ave & Thunderbird Rd



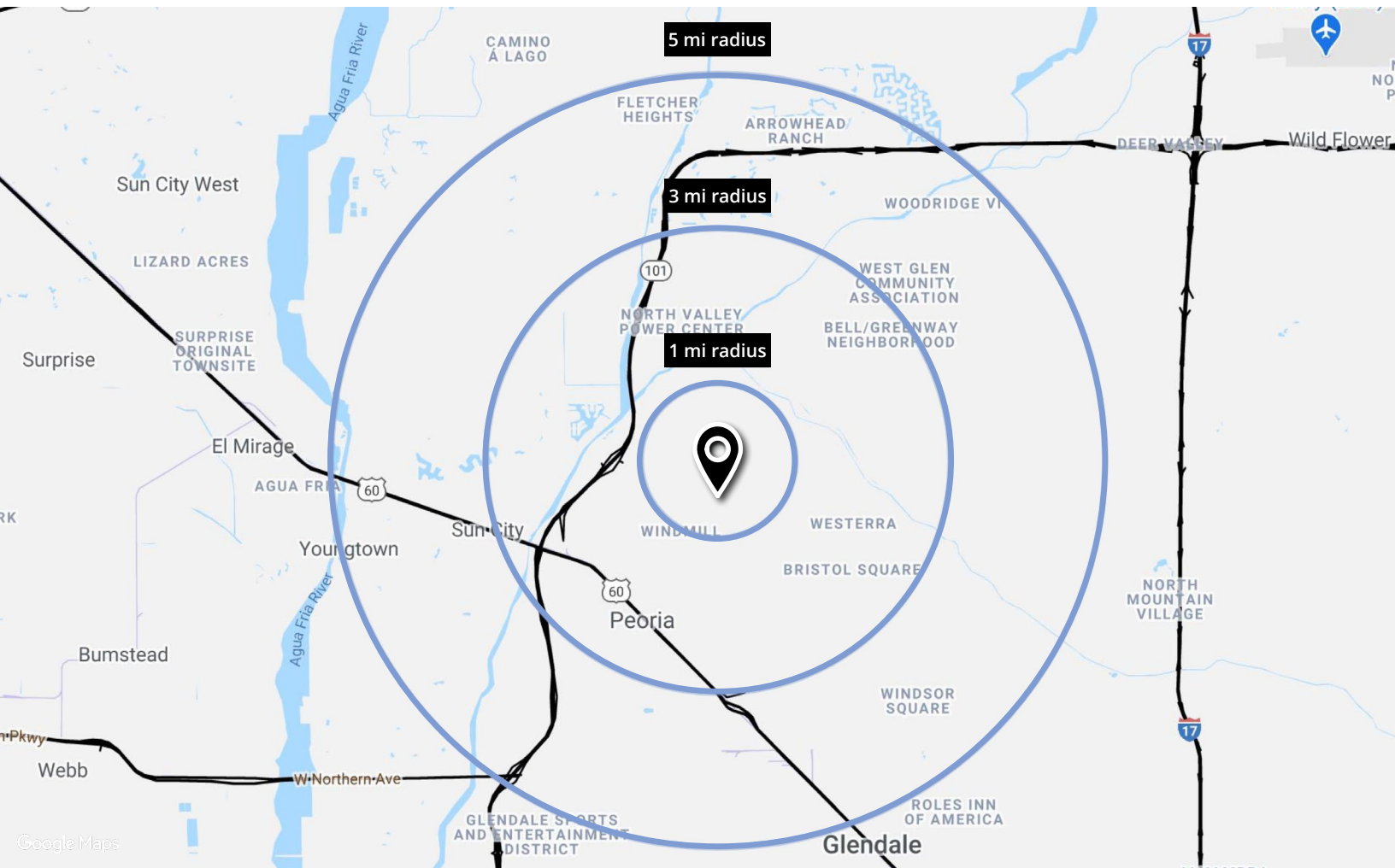
James DeCremer
480 423 7958
james.decremer@avisonyoung.com

Kristina Remon
480 423 7954
kristina.remon@avisonyoung.com

**AVISON
YOUNG**

Demographics

End cap with patio space available
NWC 75th Ave & Thunderbird Rd



	1-mile radius	3-mile radius	5-mile radius
Population	11,703	116,714	318,669
Median age	41.1	40.2	42.6
Daytime employment	4,000	45,216	95,647
Avg. HH income	\$117,676	\$79,952	\$76,948
HH units	4,486	50,032	143,853

Traffic counts

75th Avenue	±46,607 cpd
Thunderbird Road	±69,101 cpd

James DeCremer
480 423 7958
james.decremer@avisonyoung.com

Kristina Remon
480 423 7954
kristina.remon@avisonyoung.com

**AVISON
YOUNG**