

Southeast Corner of 75th Avenue & Cactus Road - Peoria, Arizona



DEMOGRAPHICS (Source: SitesUSA)

	1 Mile	3 Miles	5 Miles
Estimated Population (2016)	19,482	103,769	345,176
Projected Population (2021)	21,244	141,995	376,228
Estimated Avg. Household Income (2016)	\$78,916	\$65,000	\$60,883
Projected Avg. Household Income (2021)	\$91,546	\$74,312	\$69,449
Average Household Size (2016)	2.85	2.58	2.47
Total Daytime Employees (2016)	2,567	42,264	118,951
Median Age (2016)	38.4	37.9	40.3

TRAFFIC COUNTS (2011 Source: City of Avondale)

75th Avenue	22,019
Cactus Road	22,616
Total Cars Per Day	44,735



DE RITO PARTNERS, INC

The information provided is gathered from sources deemed reliable. However, De Rito Partners makes no representations, warranties or guarantees as to its accuracy. The information has not been independently verified or confirmed by De Rito Partners. The information provided should not be relied upon to make any leasing or purchasing decisions. This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through De Rito Partners.

FRY'S SUITES 1,890 SF & 1,668 SF AVAILABLE

Southeast Corner of 75th Avenue & Cactus Road - Peoria, Arizona

ONLY TWO SUITES AVAILABLE

FOR LEASE



For further information contact:

JUSTIN RIHS
(602) 553-2944
justin.rihs@derito.com

MICHAEL McWILLIAMS
(602) 553-2955
michael.mcwilliams@derito.com

9120 E. Talking Stick Way, Suite E-1
Scottsdale, AZ 85250
o. 480.834.8500 | f. 602.381.1981
www.derito.com

PROJECT HIGHLIGHTS

- 1,890 SF & 1,668 SF suites available
- Fry's anchored center
- Notable Tenants:
- Approximately 45,000 cars per day through intersection
- Established high density neighborhood
- Lee Lee's Grocery store on southwest corner
- Household income over \$70,000 - 1 mile

DE RITO PARTNERS, INC

The information provided is gathered from sources deemed reliable. However, De Rito Partners makes no representations, warranties or guarantees as to its accuracy. The information has not been independently verified or confirmed by De Rito Partners. The information provided should not be relied upon to make any leasing or purchasing decisions. This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through De Rito Partners.

