



NOW OPEN

STK<sup>®</sup>  
STEAKHOUSE

**FORMER RESTAURANT & RETAIL SPACES AVAILABLE**

SEC

## 2ND ST WASHINGTON

201 E. WASHINGTON | PHOENIX, AZ





## AVAILABLE

±683 SF FORMER COFFEE SHOP  
±2,225 SF FORMER RESTAURANT  
±2,979 SF

(±683 SF - ±2,979 SF)

## LOCATION HIGHLIGHTS

- » ±683 SF - ±2,979 SF Available
- » Former restaurant space available
- » Patio Opportunities.
- » Project parking underneath with easy access to space.
- » New restaurant announcement coming soon.
- » Across from Footprint Center.
- » Visibility to new Block 23, The Ryan & Adeline.
- » Next door to a ±900,000 SF convention center.

## TRAFFIC COUNTS

Washington St

**E** ±15,183 VPD (EB/WB)

**W** ±9,035 VPD (EB/WB)

ADOT 2025

Valley Metro Lightrail

**TOTAL RIDERSHIP**

±1,140,051

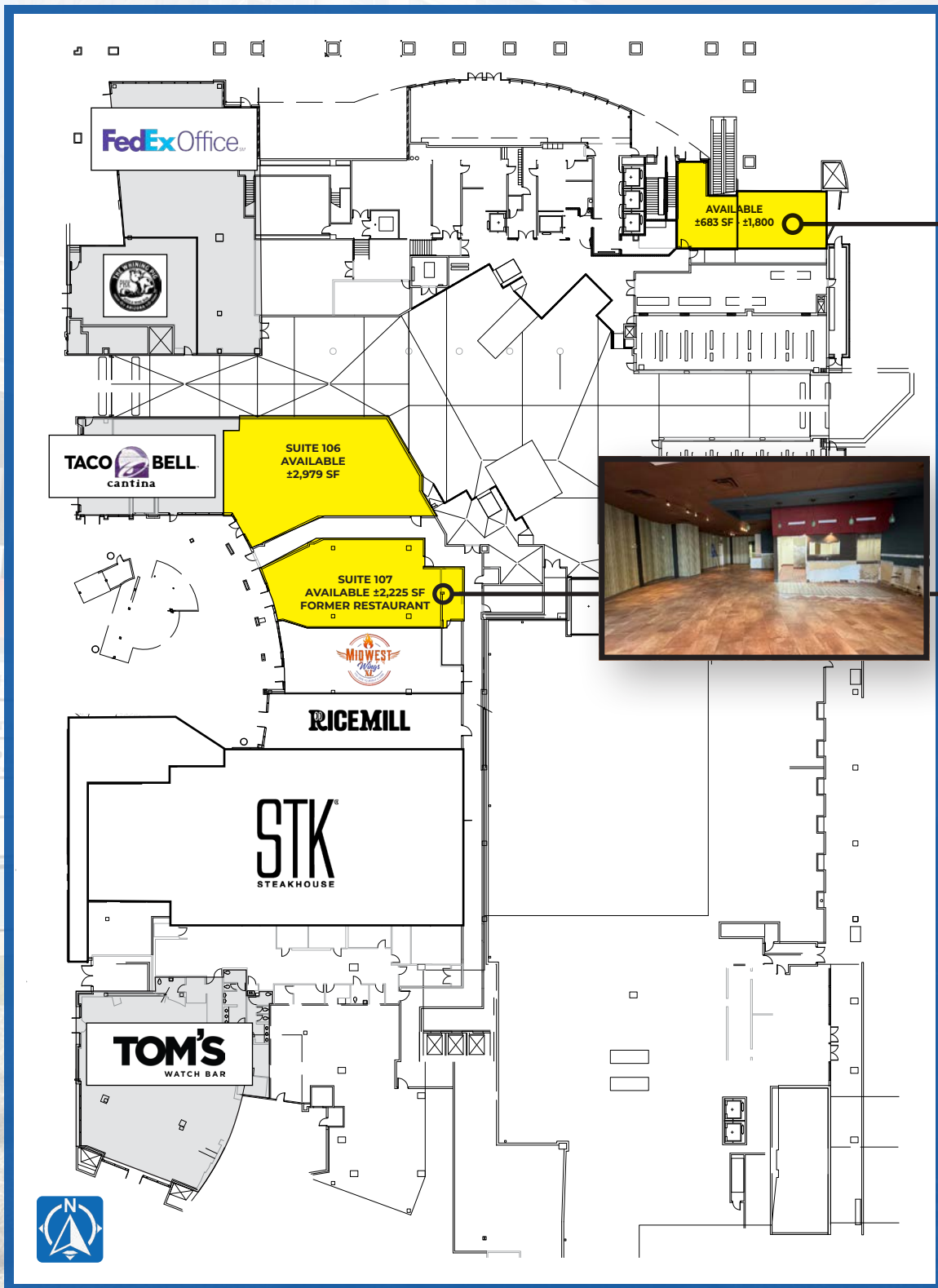
Valley Metro 2025



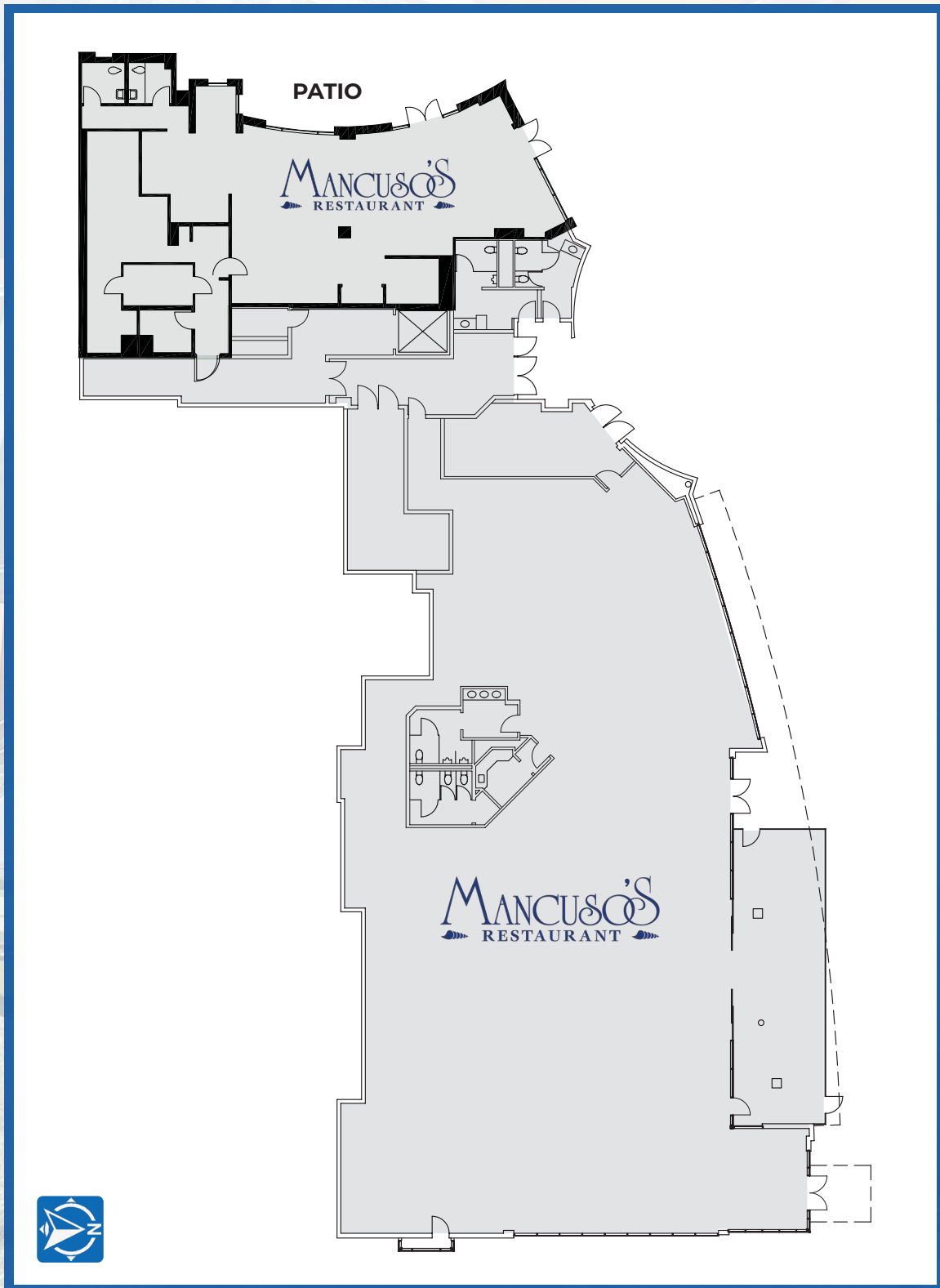


**ZOOM AERIAL**

# SITE PLAN - GROUND FLOOR



# SITE PLAN - 2ND FLOOR



# NEARBY TENANTS



# NEARBY ATTRACTIONS

**10,608  
STUDENTS**

ASU record enrollment numbers  
for spring 2025 semester

**4.4 MILLION  
ATTENDEES**

have walked through the Convention  
Center doors in the past 5 years

**2,393,973  
ATTENDANCE**

2025 Season of the  
Arizona Diamondbacks

**±1.1 MILLION  
PEOPLE**

Boarded the light rail  
Valley Metro Route Ridership 2025

**METRO  
LIGHTRAIL**

extension will run near property

**682,840  
TICKETS**

During The Suns 2023-2024 Season  
an average of 17,071 per game

- Phoenix Symphony Hall, Herberger Theater, Dodge Theater, and the Orpheum Theater combine for over 500,000 visitors annually.
- Arizona State University Downtown Campus continues expansion with enrollment expected to be over 20,000 students.
- The 24-acre Phoenix Convention Center with over 900,000 SF of meeting and exhibition space.

# DEMOGRAPHICS

2025 ESRI ESTIMATES



## 2025 TOTAL DAYTIME POPULATION

| 1-Mile | 3-Mile  | 5-Mile  |
|--------|---------|---------|
| 72,952 | 260,426 | 571,898 |



## 2025 TOTAL POPULATION

| 1-Mile | 3-Mile  | 5-Mile  |
|--------|---------|---------|
| 23,088 | 103,740 | 371,712 |



## 2025 HOUSING UNITS

| 1-Mile | 3-Mile | 5-Mile  |
|--------|--------|---------|
| 14,082 | 51,115 | 157,362 |



## 2025 BUSINESSES

| 1-Mile | 3-Mile | 5-Mile |
|--------|--------|--------|
| 2,223  | 8,690  | 19,145 |

# DOWNTOWN DEMOS



stats from dtpbx.org

## 225 BARS & RESTAURANTS

The Downtown Phoenix dining scene is thriving, as creative concepts continue to join the likes of longtime favorites. This is the place for both traditionalists and adventurers, all within a five-minute walk.



DOWNTOWN PHOENIX CAMPUS

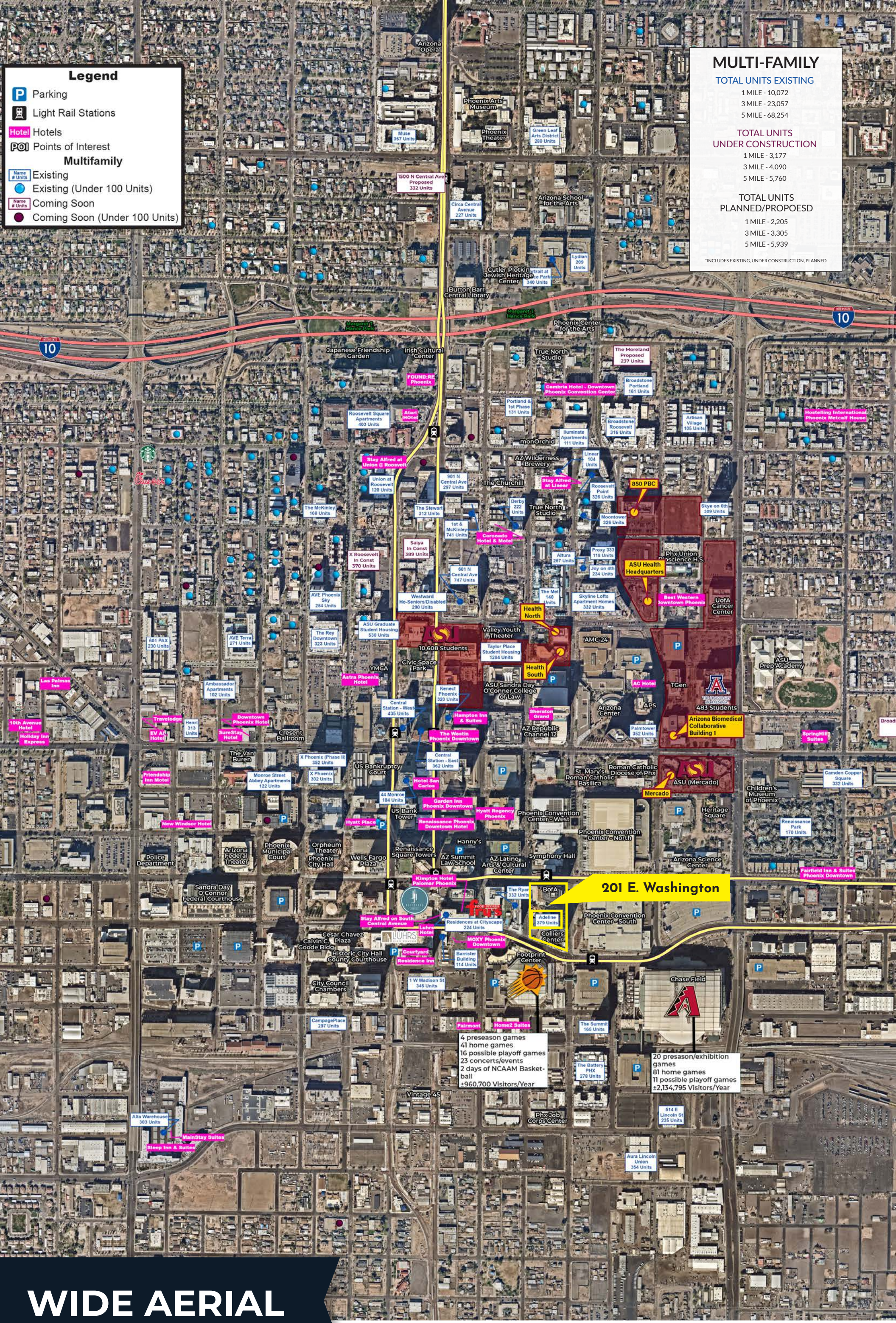
stats from asu.edu

## 12,421 THEATER SEATS

Music is woven into the urban fabric of Downtown Phoenix. Finding great live music is easy – it's deciding where to go that's hard.

## 10,608 STUDENTS

A professional, fast-paced downtown environment provides a multitude of academic and professional connections for students.



**MULTI-FAMILY**

**TOTAL UNITS EXISTING**

1 MILE - 10,072  
3 MILE - 23,057  
5 MILE - 68,254

**TOTAL UNITS UNDER CONSTRUCTION**

1 MILE - 3,177  
3 MILE - 4,090  
5 MILE - 5,760

**TOTAL UNITS PLANNED/PROPOSED**

1 MILE - 2,205  
3 MILE - 3,305  
5 MILE - 5,939

\*INCLUDES EXISTING, UNDER CONSTRUCTION, PLANNED

**Legend**

**P** Parking

**Light Rail Stations**

**Hotels**

**Points of Interest**

**Multifamily**

**Existing**

**Existing (Under 100 Units)**

**Coming Soon**

**Coming Soon (Under 100 Units)**

201 E. Washington

4 preseason games  
41 home games  
16 possible playoff games  
23 concerts/events  
2 days of NCAA Basketball  
~960,700 Visitors/Year

20 preseason/exhibition games  
81 home games  
11 possible playoff games  
~2,134,795 Visitors/Year

WIDE AERIAL



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