



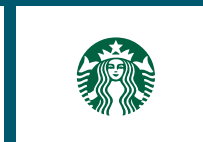
OLD LITCHFIELD SHOPS

±600 - 3,200 Retail SF for Lease in Litchfield Park

*Exclusively
listed by*

JENETTE BENNETT, CCIM
602.513.5113
jenette.bennett@kidder.com

NEARBY MAJOR RETAILERS



OLD LITCHFIELD SHOPS

Retail space available in the heart of Downtown Litchfield Park, surrounded by new mixed-use development, established retailers, dining, and The Wigwam Resort.

ADDRESS	111 W Honeysuckle St, Litchfield Park, AZ 85340
AVAILABLE SUITES	Ranging from ±600 - 3,200 SF
GLA	±29,510 SF
LAND ACRES	±2.44 AC
YEAR BUILT	1958
ZONING	C-N

5 MIN

DRIVE TO I-10

6 MIN

LUKE FORCE AIR BASE

15 MIN

TO WESTGATE

10 MIN

TO GOODYEAR BALLPARK



POSITIONED IN THE HEART OF *LITCHFIELD PARK'S* NEXT GROWTH WAVE

Old Litchfield Shops is ideally positioned to benefit from the continued transformation of Downtown Litchfield Park. At the center of this growth is the 26-acre Litchfield Square mixed-use development, featuring 40,000 SF of office, retail, and restaurant space under construction, 64,000 SF under review, and 200,000+ SF planned in future phases.

Combined with major public infrastructure improvements, this investment will create a vibrant, walkable downtown, driving increased foot traffic, enhanced amenities, and long-term growth for tenants at Old Litchfield Shops.



UNDER REVIEW

For ±20,000 SF of retail/
restaurant space with 20
residential condos

LITCHFIELD PARK PLAZA

±26,310 SF retail/office
development

HERITAGE PLACE

±40,000 SF retail/restaurant/
office development

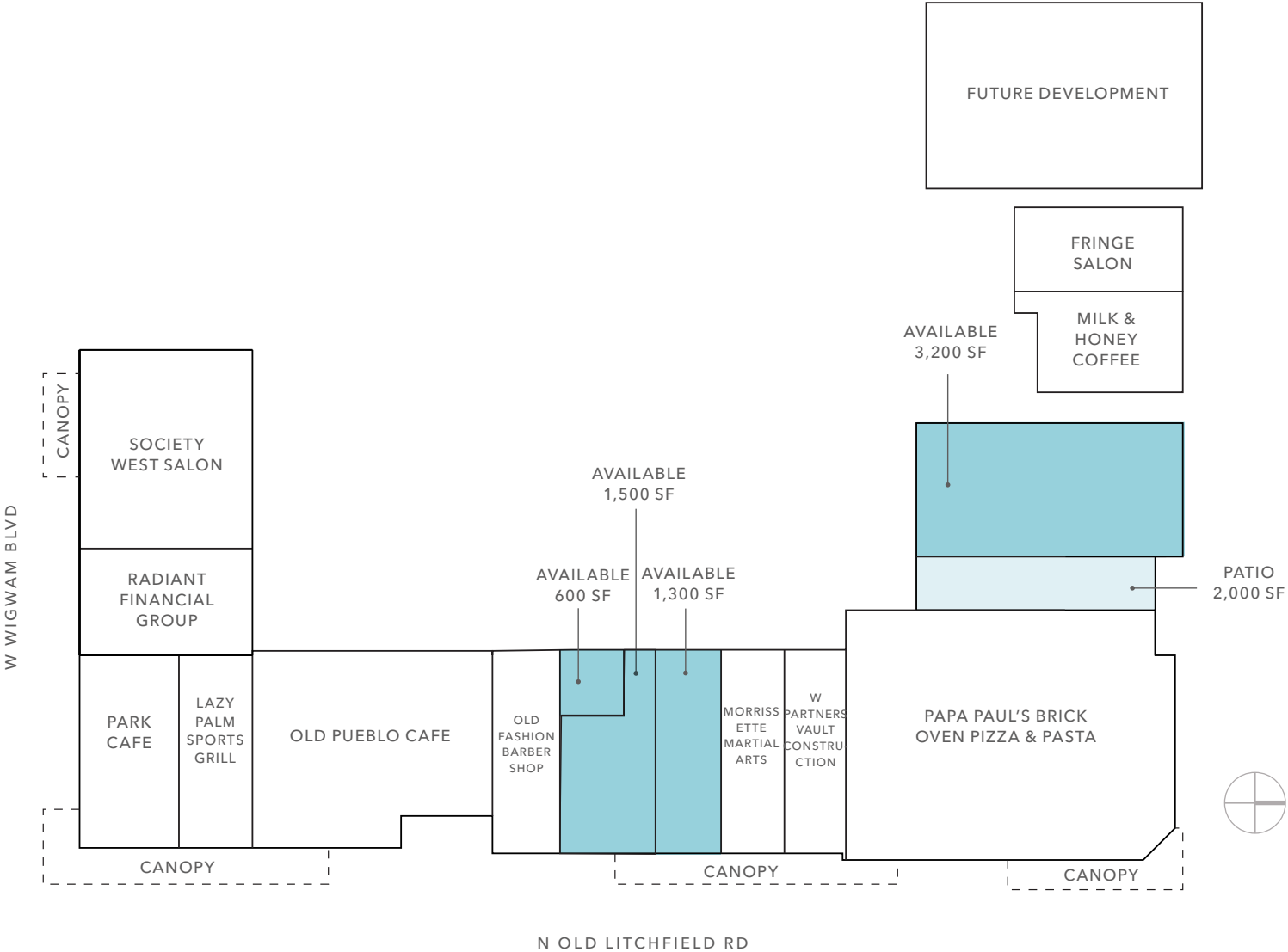
OLD LITCHFIELD SHOPS

WIGWAM
RESORT

AVAILABLE FOR LEASE

KIDDER MATHEWS

SITE PLAN



±29,510 SF
GROSS LEASABLE AREA

4 SPACES
FOR LEASE

OLD LITCHFIELD SHOPS





LOCATION & *LIFESTYLE*

THE WIGWAM RESORT

Located less than 1 mile away, The Wigwam Resort is one of Arizona's most renowned destinations and a defining landmark of Litchfield Park.

Spanning more than 440 acres, the historic resort features three championship golf courses, a full-service spa, multiple pools, award-winning restaurants, tennis and pickleball facilities.

Year-round tournaments, conferences, weddings, and festivals bring a steady flow of visitors to the area, increasing exposure for nearby businesses and retailers.

The resort attracts thousands of visitors annually, creating consistent activity and supporting the surrounding restaurants, boutiques, and local businesses.

Its close proximity enhances the neighborhood's appeal by placing residents just minutes from upscale dining, recreation, entertainment, and one of the West Valley's most prestigious destinations.

Its nationally recognized reputation enhances the prestige of the surrounding community and contributes to Litchfield Park's unique small-town charm with luxury amenities.

LUKE AIR FORCE BASE

Luke Air Force Base is located approximately 4 miles (about an 8-10 minute drive) from Old

Litchfield Shops making it exceptionally convenient for military personnel and civilian employees.

As the U.S. Air Force's largest fighter pilot training base and home to the F-35 Lightning II and F-16 training programs, Luke AFB supports thousands of active-duty service members, civilian employees, defense contractors, and their families.

The base serves as one of the largest economic engines in the West Valley, generating billions of dollars in regional economic impact and creating strong, consistent demand for nearby housing.

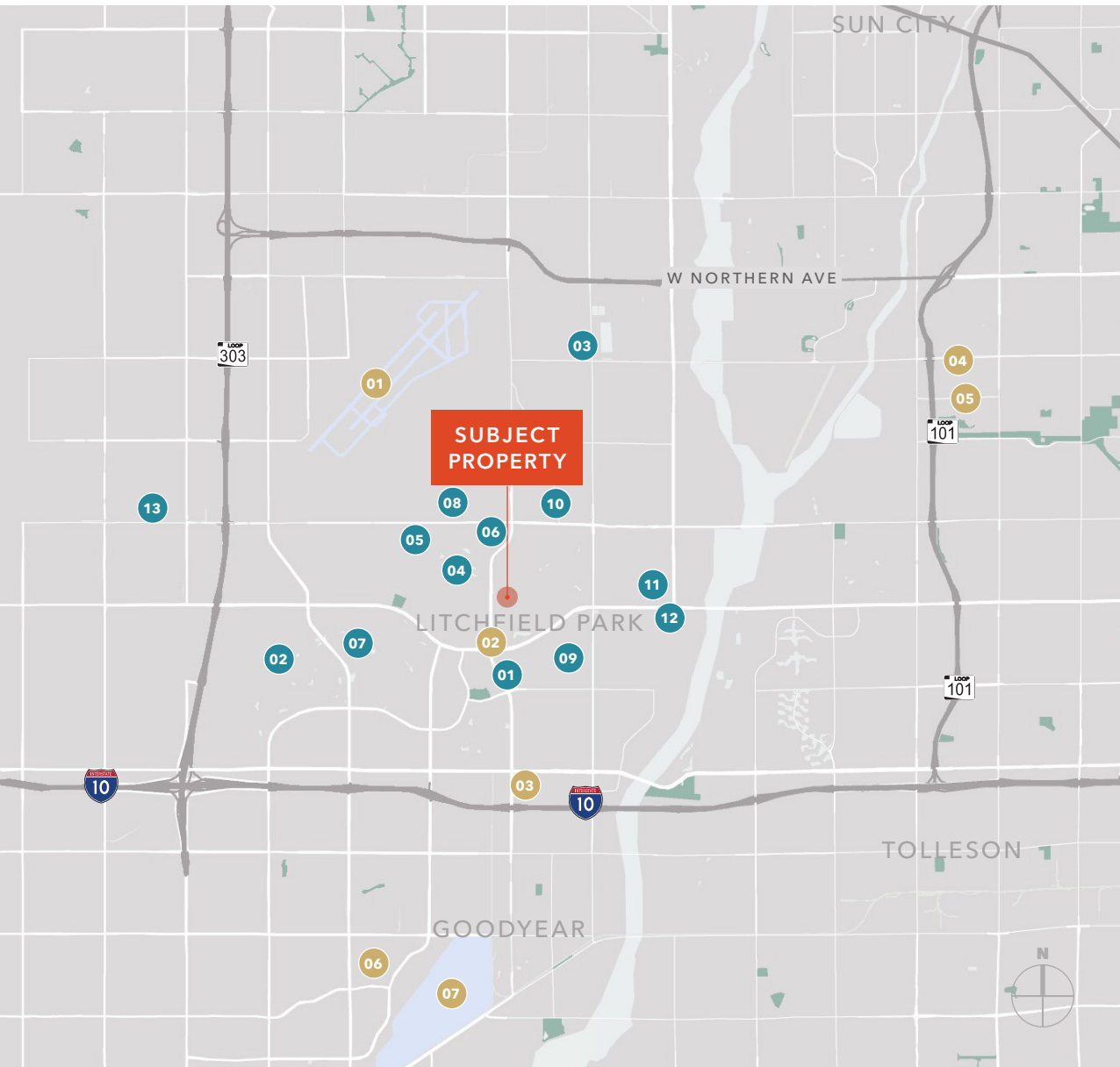
Its proximity benefits residents through shorter commutes while contributing to the area's stable economy, thriving local businesses, and long-term growth, making nearby properties highly desirable for both homeowners and investors.

→ [VIEW THE WIGWAM WEBSITE](#)

→ [VIEW LUKE AIR FORCE WEBSITE](#)

OLD LITCHFIELD SHOPS





WITHIN 10 MILES

RESIDENTIAL COMMUNITIES

- 01 Fulton Estates
- 02 Pebblecreek
- 03 Dysart Ranch
- 04 Cachet at the Wigwam
- 05 Village at Litchfield Park
- 06 Litchfield Greens
- 07 Robson Reserve at PebbleCreek
- 08 La Loma Village
- 09 Preserve at Palm Valley
- 10 Adobe at Litchfield Park
- 11 Vistoria on Camelback
- 12 HARMON Ascend by Crescent Communities
- 13 Allen Ranches by Pulte Homes

POINTS OF INTEREST

- 01 Luke Force Air Base
- 02 The Wigwam Resort & Golf Course
- 03 Abrazo West Campus
- 04 Westgate Entertainment District
- 05 State Farm Stadium
- 06 Goodyear Ballpark
- 07 Phoenix Goodyear Airport

DEMOGRAPHICS

POPULATION

	1 Mile	3 Miles	5 Miles
2010 CENSUS	8,119	63,222	144,558
2020 CENSUS	9,627	79,079	174,926
2026 ESTIMATED	9,411	81,544	199,066
2031 PROJECTED	9,191	85,504	216,912

HOUSEHOLDS

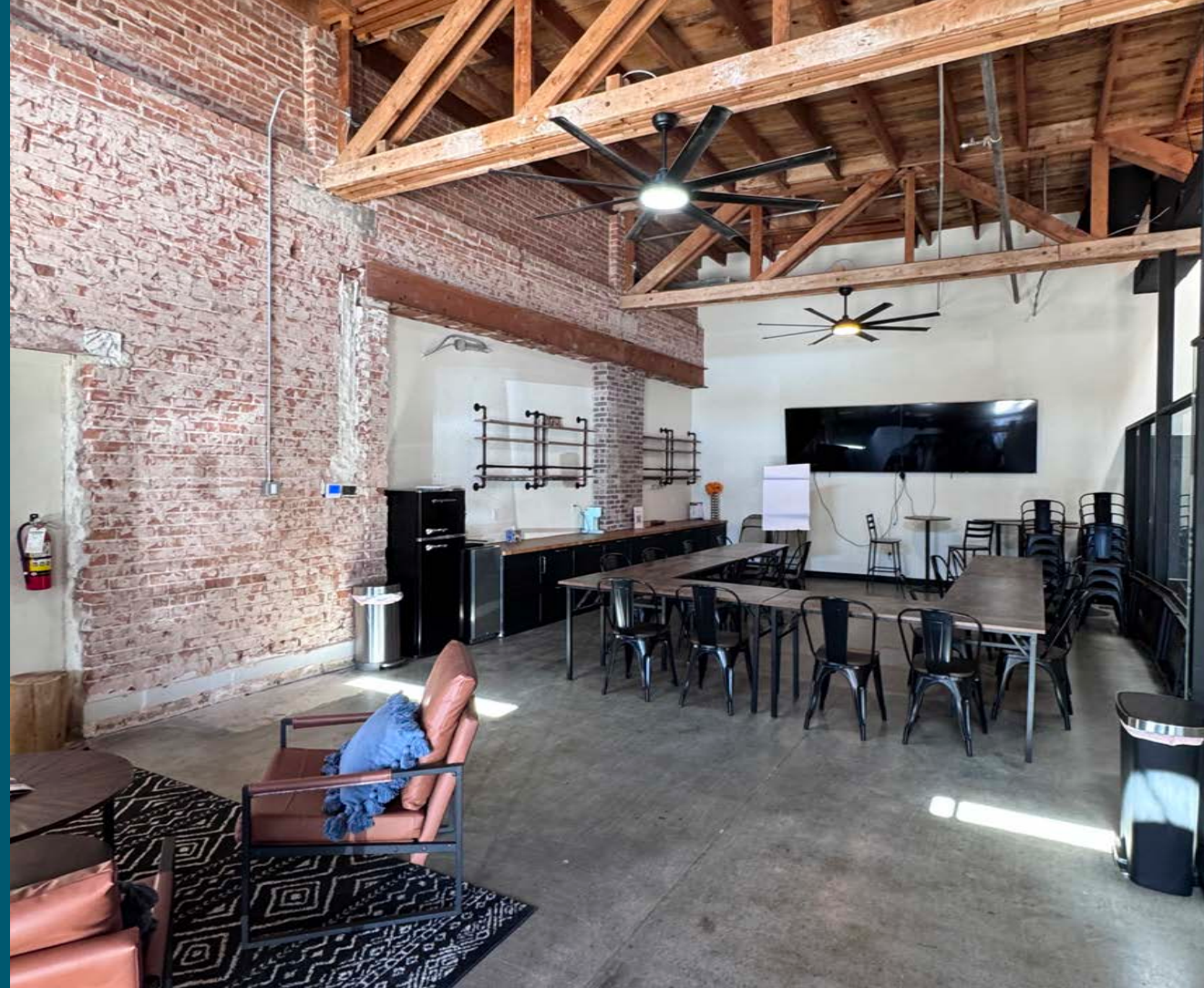
	1 Mile	3 Miles	5 Miles
2026 ESTIMATED	3,504	30,711	71,122
2031 PROJECTED	3,470	32,500	78,287

INCOME

	1 Mile	3 Miles	5 Miles
2026 AVG HOUSEHOLD INCOME	\$171,390	\$141,071	\$126,413
2031 AVG PROJECTED	\$170,240	\$140,400	\$126,001
2026 PER CAPITA	\$63,817	\$53,354	\$45,333

Data Source: ©2026, Sites USA





OLD LITCHFIELD SHOPS

*For more information on
this property, please contact*

JENETTE BENNETT, CCIM
602.513.5113
jenette.bennett@kidder.com

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor. All Kidder Mathews designs are the sole property of Kidder Mathews. Branded materials and layouts are not authorized for use by any other firm or person.

