



THE
PLAZA

SCOTTSDALE ROAD SHOP SPACE FOR LEASE
SWC Scottsdale Rd & Thunderbird Rd | Scottsdale, AZ

LEASING TEAM

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PHOENIX COMMERCIAL ADVISORS

A MEMBER OF CHAINLINKS RETAIL ADVISORS

PROPERTY SUMMARY

PROPERTY SIZE	±73,000 SF
AVAILABLE	±1,009 SF / ±1,056 SF / ±1,351 SF / ±1,350 SF
ZONING	C-2, City of Phoenix

LOCATION HIGHLIGHTS

- ✓ Signalized intersection
- ✓ Dense employment corridor with over 204,770 daytime employees within 5-miles of the property
- ✓ Average household income within 5-miles exceeds \$151,190
- ✓ Strong traffic at the intersection

JOIN



TRAFFIC COUNTS

ADOT 2024

Scottsdale Rd

N	±45,172 VPD (NB & SB)
S	±58,647 VPD (NB & SB)

Thunderbird Rd

E	±16,903 VPD (EB & WB)
W	±14,858 VPD (EB & WB)



SITE PLAN

SWC SCOTTSDALE RD & THUNDERBIRD RD | SCOTTSDALE, AZ



SUITE	TENANT	SF
1	AT LEASE	2,415
3	AVAILABLE	1,350
4	Sharkey's Cuts for Kids	1,120
5, 6, 7	Once Upon a Child	3,828
8	AVAILABLE	1,056
9	Guiseppe's	1,488
10	AVAILABLE	1,009
11	AVAILABLE	1,351
12	Arizona Tailors	1,120
13	Salt and Sugar Massage & Head Spa	1,350
14	Mise En Place Wine Bar	1,120
15-16	Phenix Salon Suites	7,421
17	Cosmo Prof	2,451
18	The Hair Shop	2,451
20	Khaos Dance Studio by Kalani	3,444
22	Precious Metals Refinery	1,346
23	The Botanist	1,618
24	Yogurtini / Rocky Mountain Chocolate Factory	1,343
25	Croque	1,120
26	Scottsdale Nails	1,585
27	Oggies Cigars	1,120
28-31	BT's Sports Pub	5,584
101-102	Dainese	3,790
103	Arrivederci	1,900
104	Tropical Smoothie Cafe	1,563
Pad	School of Rock	2,879



not to scale



THUNDERBIRD RD

±14,858 VPD

±45,172 VPD

±16,903 VPD

±58,647 VPD

SCOTTSDALE RD

Scottsdale
Airport

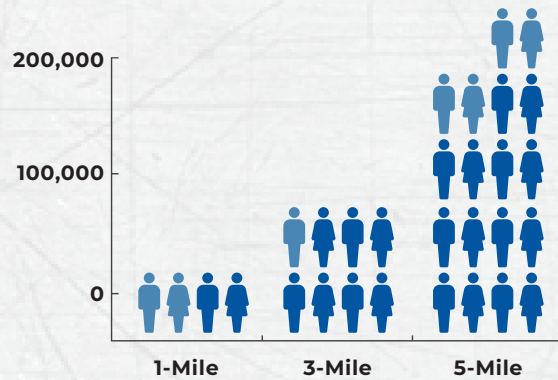




SWC SCOTTSDALE RD & THUNDERBIRD RD | SCOTTSDALE, AZ

DEMOGRAPHICS

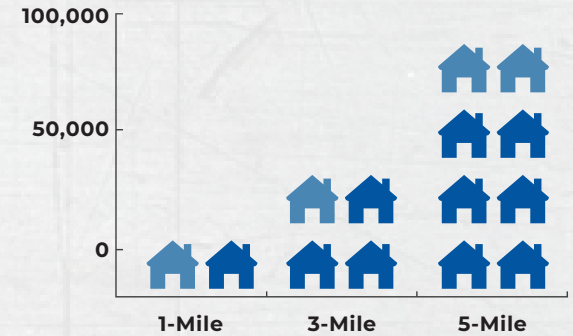
2025 ESRI



	1-Mile	3-Mile	5-Mile
2025 Total Population	7,107	83,367	205,748
2030 Total Population	8,947	88,608	212,659

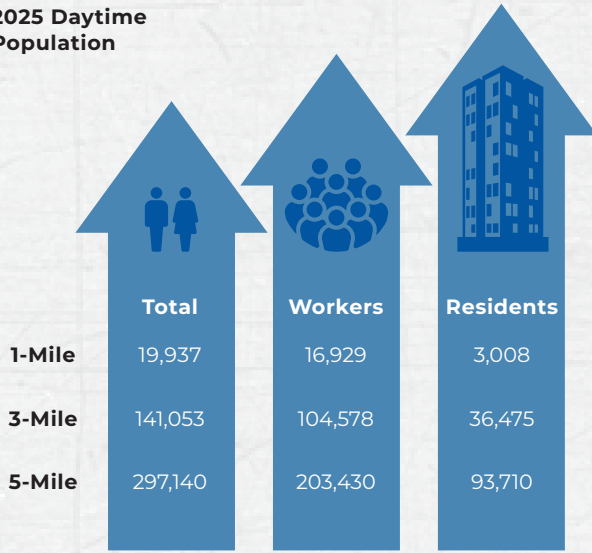


	Median HH Income	Average HH Income	Per Capita Income
1-Mile	\$145,935	\$199,712	\$86,546
3-Mile	\$123,029	\$180,599	\$82,468
5-Mile	\$121,798	\$182,855	\$82,087



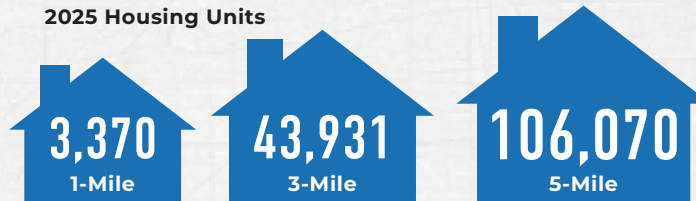
	1-Mile	3-Mile	5-Mile
2025 Households	2,787	38,059	92,352
2030 Households	3,613	41,243	97,253

2025 Daytime Population



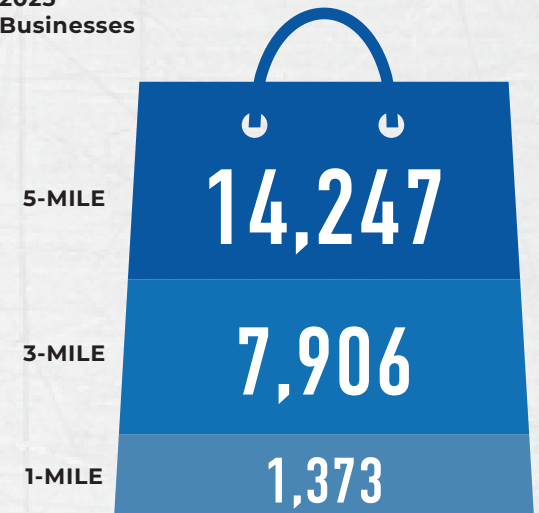
	Total	Workers	Residents
1-Mile	19,937	16,929	3,008
3-Mile	141,053	104,578	36,475
5-Mile	297,140	203,430	93,710

2025 Housing Units



Owner Occupied			
55.1%	59.0%	66.1%	
1-Mile	3-Mile	5-Mile	
Renter Occupied			
44.9%	41.0%	33.9%	
1-Mile	3-Mile	5-Mile	

2025 Businesses



5-MILE	14,247
3-MILE	7,906
1-MILE	1,373

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