

Retail | For Lease

CBRE

Desert Palms Power Center

SWC Thomas Rd & 40th St, Phoenix 85018

Junior Anchor and Shops Space Available





Property Highlights

- + Highly visible retail site situated at the signalized intersection of 40th Street & Thomas Road in the Arcadia trade area.
- + Anchored by nationally recognized retailers including Walmart, Home Depot, Walgreens, Rush Fun Park and Mega Furniture
- + Mega Furniture has 22 stores and Rush Run Park has 4 stores in the Valley
- + Variety of shop space sizes and junior anchor available in a high-profile retail center, ideal for retail, restaurant, medical, fitness, and specialty service concepts.
- + Easy access throughout the Valley via Loop 202, SR-512 and I-10

Demographics	1 mile	3 miles	5 miles
2025 Population	22,564	141,821	305,092
2025 Households	9,876	61,325	146,645
Daytime Population	22,226	167,983	498,783
Average Household Income	\$125,957	\$140,210	\$139,306



65,919 VPD Thomas Rd 2025

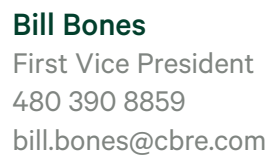
20,278 VPD 40th St 2025

Site Plan



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Suite	±SF
A1	2,400
A7	4,714
E	16,018
F1	1,525



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