



## Space coming available on 2/1/2027 (Do Not Disturb)



Dominant grocer in submarket



Captive submarket in growing trade area



Strong national retail co-tenancy at this destination shopping center in the southwest valley



Located near Loop-202 and I-10 freeways

### For further information

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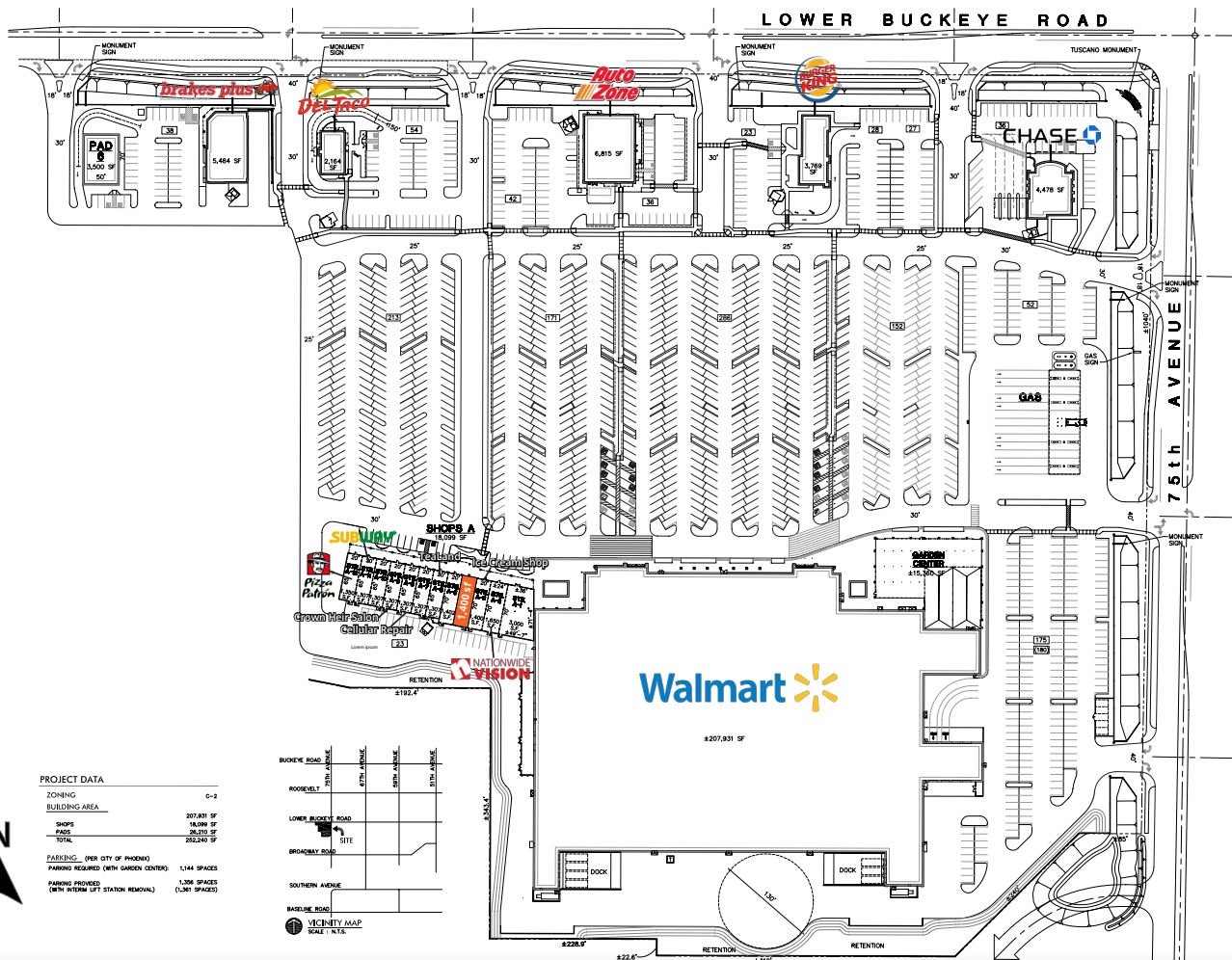
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# Property overview

## Shop space coming available SWC 75th Ave & Lower Buckeye Rd

#	Tenant	Size
A1	Long Wongs	3,000 sf
A2	Nationwide Vision	1,650 sf
A3	La Michoacana Ice Cream	1,400 sf
A4	Coming available 2/1/2027 (Do Not Disturb)	1,400 sf
A5	LA Nails	1,402 sf
A6	TeaLand	1,307 sf
A7	Dental	1,307 sf
A8	Cellular Repair	1,307 sf
A9	Crown Heir Salon	1,307 sf
A10	Valley Cutz Barber	1,307 sf
A11	Subway	1,307 sf
A12	Pizza Patron	1,350 sf

#	Tenant	Size
PAD 1	Chase Bank	4,478 sf
PAD 2	Burger King	3,769 sf
PAD 3	AutoZone	6,815 sf
PAD 4	Del Taco	2,164 sf
PAD 5	Brakes Plus	5,484 sf



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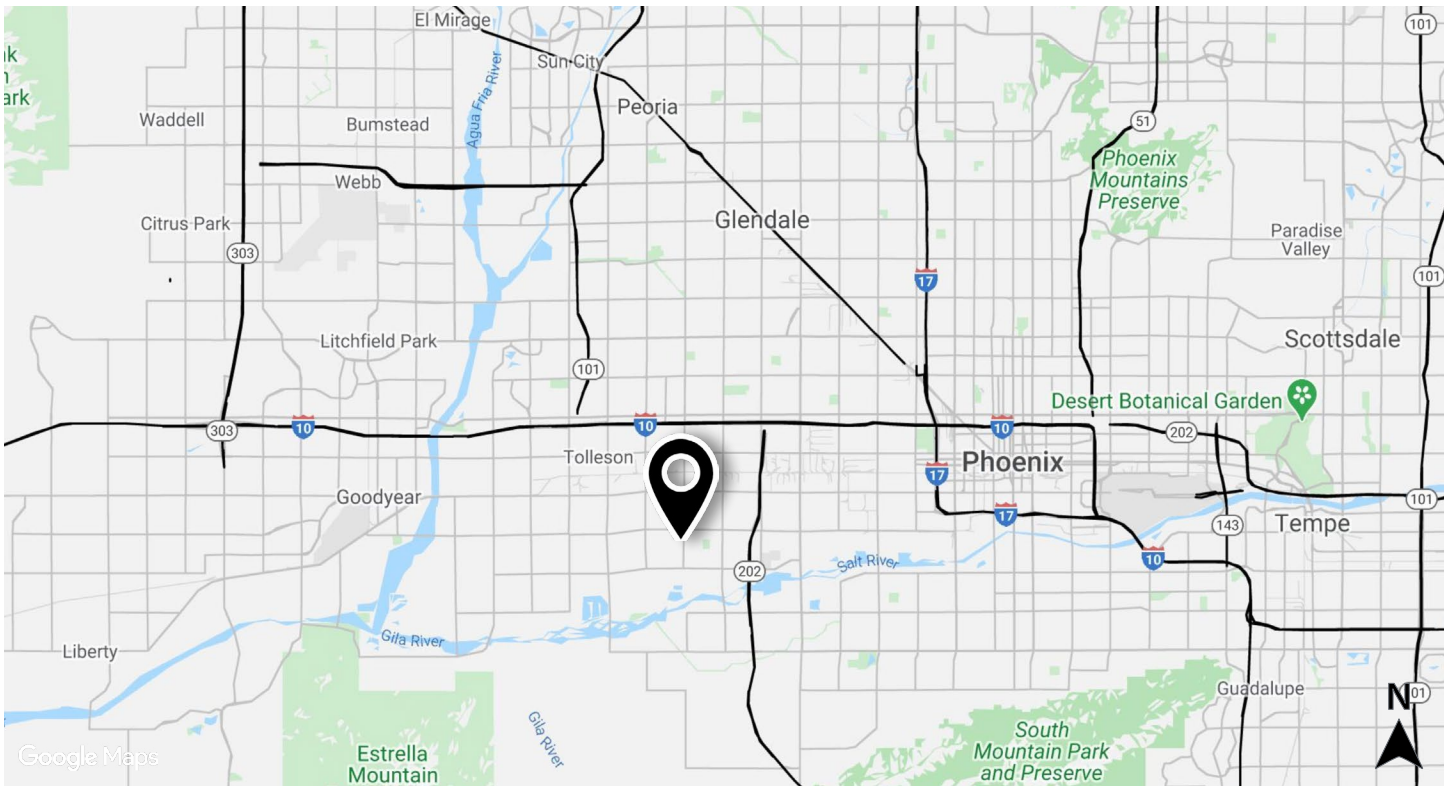
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# Location

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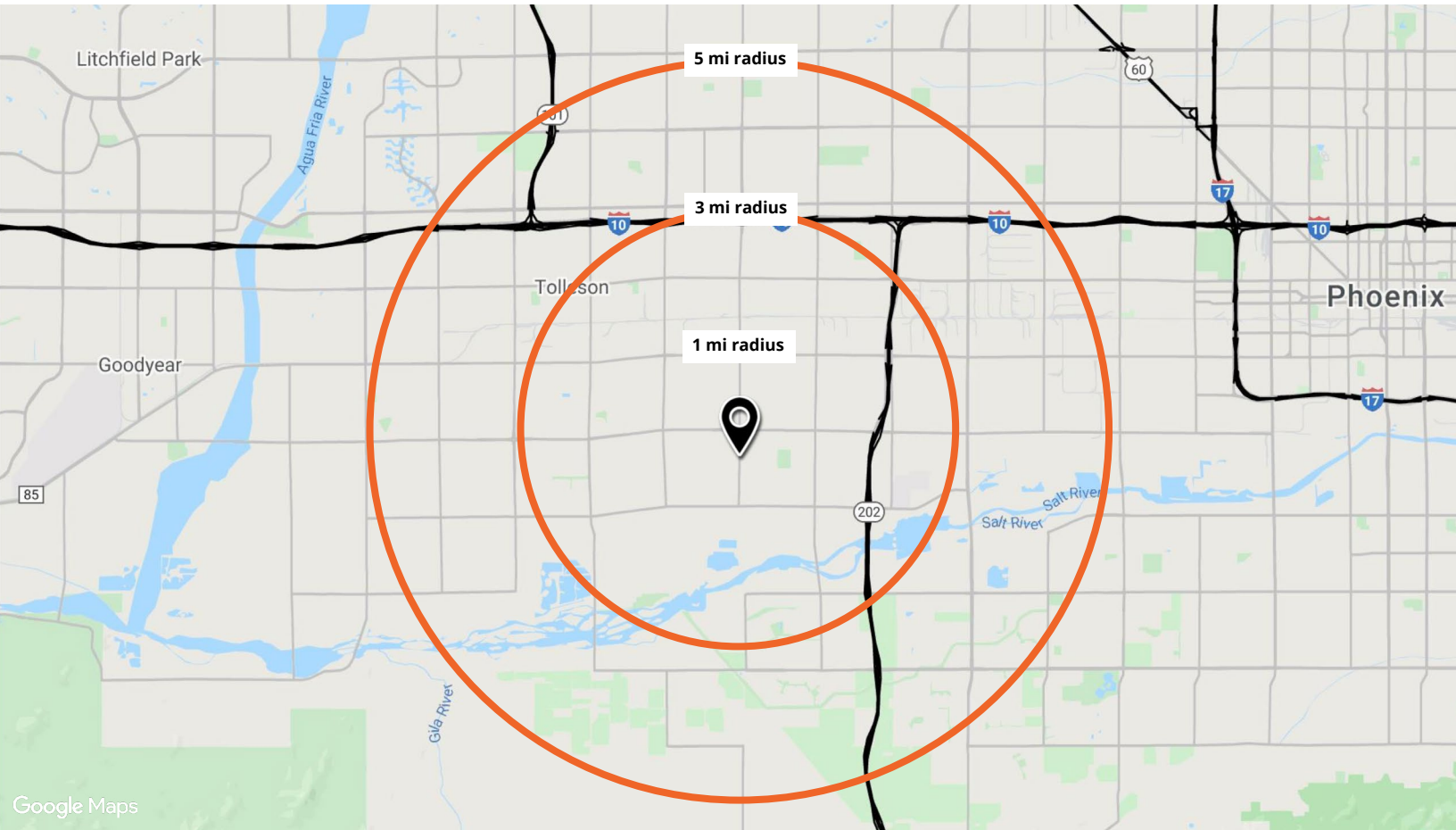
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# Demographics

Shop space coming available  
SWC 75th Ave & Lower Buckeye Rd



	1-mile	3-miles	5-miles
Population	14,115	73,510	262,683
Median age	30.1	29.5	29.4
Daytime employment	1,277	22,931	66,679
Avg. HH income	\$114,728	\$107,410	\$102,472
HH units	4,168	22,174	80,813

## Traffic counts

75th Avenue	±56,864 vpd
Lower Buckeye Road	±66,024 vpd

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