

AVAILABLE

±3,500 SF & ±3,566 SF

BEAZER HOMES

Mountain Trails Subdivision
163 Lots

AVAILABLE ±3,566 SF

AVAILABLE ±3,500 SF

H&R BLOCK

M.D. NOW

MILAN Laser Hair Removal

Walmart Neighborhood Market

TACO BELL

Crave

Women's Health Clinic

24th Street
9,863 VPD '25

Smash BURGER

Ono Hawaiian BBQ

Jersey Mike's

zoyo

SportClips HAIRCUTS

CHIPOTLE

verizon

Baseline Road
59,535 VPD '25

Chick-fil-A

PANDA EXPRESS

FOR LEASE

Marketplace at South Mountain

SEC Baseline Rd & 24th Street | Phoenix, AZ 85042



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2ND GENERATION END CAP RESTAURANT WITH PATIO
COMING SOON

FOR LEASE

±3,500 SF

End-Cap + Outdoor Patio

DO NOT DISTURB TENANT

±3,566 SF

End-Cap Fitness Buildout

ABOUT THE PROPERTY

- Established Walmart Neighborhood Market and PetSmart anchored shopping center
- End-cap fronting Baseline Rd with dedicated covered patio
- End-cap former fitness space
- Monument signage on Baseline Road & 24th Street
- Approximately 1/2 mile south of South Mountain Community College campus



DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
2025 Est Population	11,670	86,834	215,728
2030 Est Population	11,928	89,810	221,256
Average HH Income	\$140,276	\$106,390	\$110,240
Daytime Population	9,788	87,274	284,547

Year: 2025 | Source: Esri

TRAFFIC COUNTS

Baseline Road	59,535 VPD
24th Street	9,863 VPD

Year: 2025 | Source: ADOT

Broker Contact

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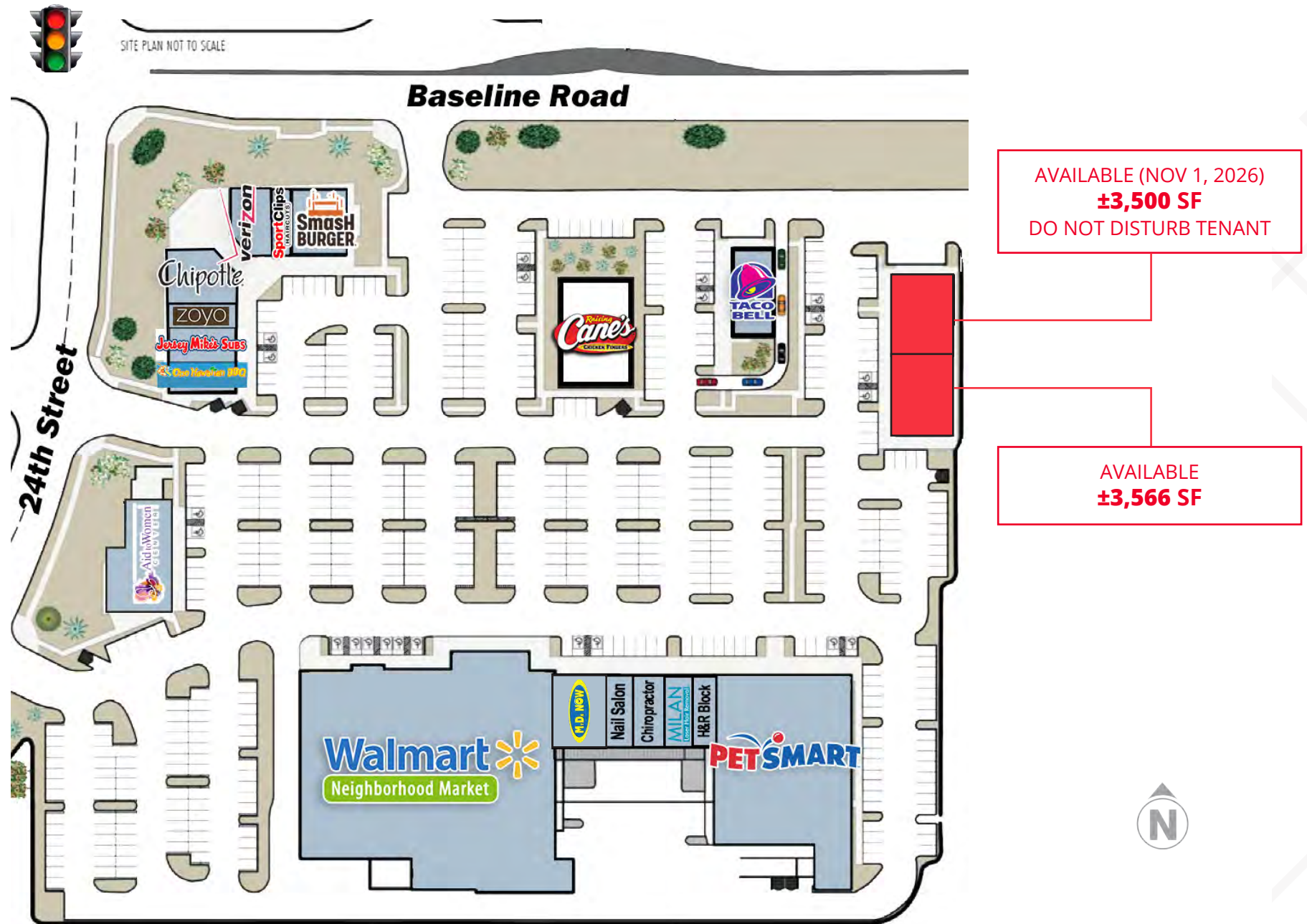
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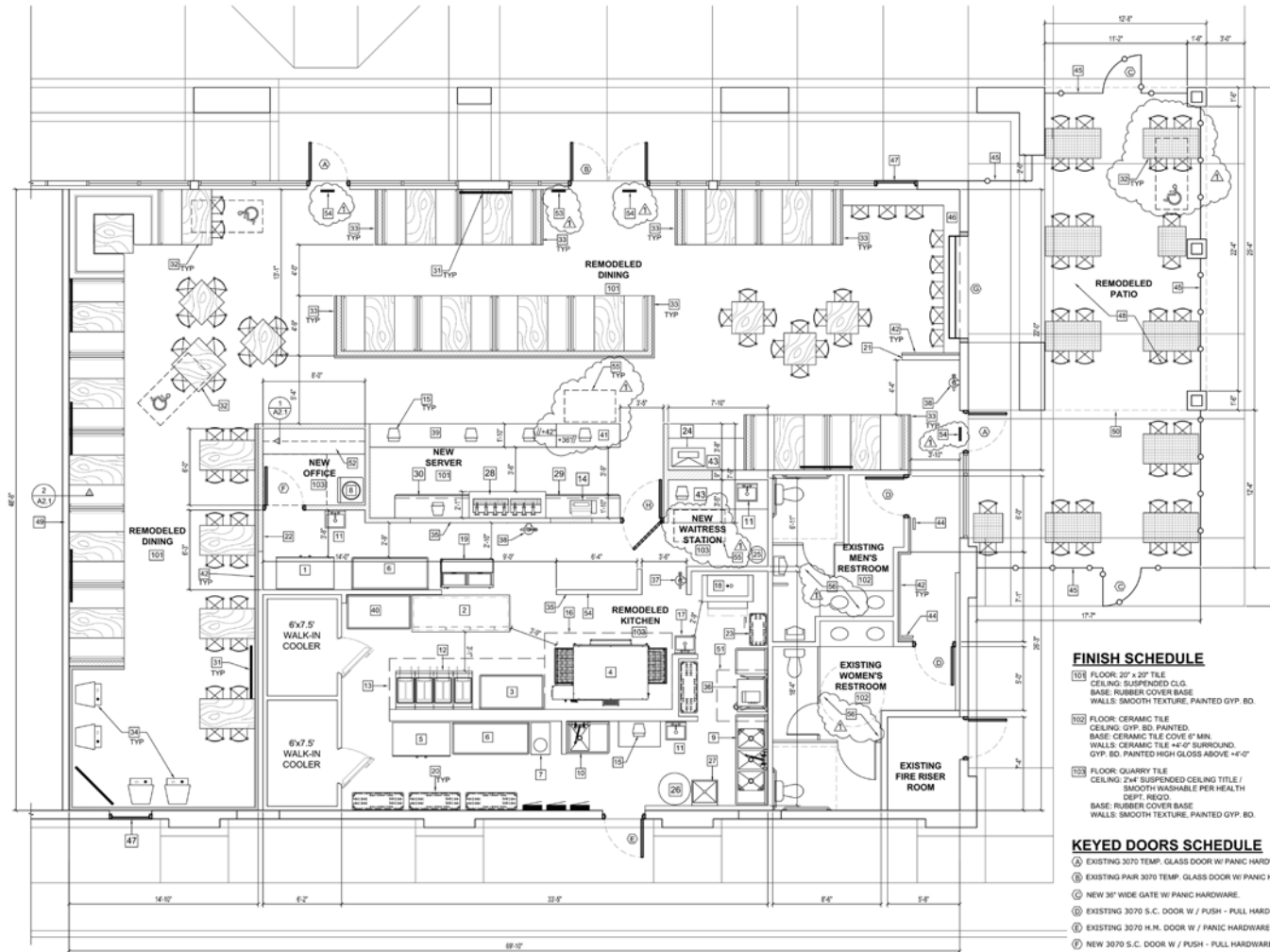


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FLOOR PLAN | ±3,500 SF (AVAILABLE NOV 1, 2026)



FLOOR PLAN
SCALE: 1/4" = 1'-0"

FLOOR PLAN KEYED NOTES

- 11 NEW 54" LONG 32" DEEP - 2 DOOR REFRIGERATOR.
- 12 NEW 7'-8" LONG 32" DEEP - REFRIGERATOR PREP TABLE.
- 13 NEW 6' LONG 32" DEEP - STAINLESS STEEL PREP TABLE.
- 14 NEW 6' GAS PIZZA OVEN.
- 15 NEW 54" LONG 32" DEEP - 2 DOOR FREEZER.
- 16 NEW 6' LONG 32" DEEP - STAINLESS STEEL PREP TABLE.
- 17 NEW MIXER.
- 18 NEW WASHING MACHINE.
- 19 NEW 1 - COMP. SINK.
- 20 NEW PREP SINK.
- 21 NEW HAND SINK.
- 22 NEW GAS FRYERS, TYP. OF (4).
- 23 EXISTING 12' x 4' U.L. LISTED TYPE 1 HOOD WITH FIRE SUPPRESSION.
- 24 NEW COOLER TOP HOT BOX.
- 25 NEW POINT OF SALE.
- 26 EXISTING 10' x 6' U.L. LISTED TYPE 1 PIZZA OVEN HOOD W/ FIRE SUPPRESSION.
- 27 EXISTING HAND SINK TO REMAIN.
- 28 EXISTING ICE MACHINE TO BE REPLACED WITH A NEW ONE. UTILIZE EXISTING PLUMBING, BACKFLOW AND POWER.
- 29 NEW 4' LONG 32" DEEP - REFRIGERATOR PREP TABLE (SALAD/ SANDWICH).
- 30 SHELVING.
- 31 EXISTING HALF WALL TO REMAIN.
- 32 NEW 3-5/8" METAL STUDS @24" O.C. 25GA. W/BAIT INSULATION AND 5/8" GYP. BD. BOTH SIDES USE 6" STUDS AT PLUMBING WALLS AND W.P. GYP. BD. AT WET WALLS).
- 33 NEW SODA RACK FOR BAG IN THE BOX.
- 34 NEW SODA MACHINE.
- 35 NEW LIQUID CO2 FOR SODA MACHINE.
- 36 EXISTING 75 GALLON WATER HEATER W/ EXPANSION TANK.
- 37 EXISTING MOP SINK.
- 38 NEW BEER TAPS.
- 39 NEW REFRIGERATOR UNDER +48" GRANITE COUNTER (BOTTLE BEERS).
- 40 NEW REFRIGERATOR UNDER +48" GRANITE COUNTER (GLASS CHILLER).
- 41 NEW TV.
- 42 NEW MAX +48" DINING TABLE. ADA COUNTER PER ANSI 90A. PROVIDE MIN. 30" WIDE x 48" ADA CLEARANCE @ SEATING W/ MIN. 19" TO 21" KNEE SPACE PER ANSI 117.1 FIG. 306.3.
- 43 NEW ARCADE MACHINE.
- 44 NEW HALF WALL +5'-0" W/ 2" THICK WALL DECOR STAINED VENEER FINISH @ 4'-0".
- 45 EXISTING 3-5/8" METAL STUDS @24" O.C. 25GA. W/BAIT INSULATION AND 5/8" GYP. BD. BOTH SIDES.
- 46 NEW LOW TEMP. KNIGHT DISHWASHER MODEL: KLE-175-GT W/ PREP TABLE.
- 47 NEW TYPE "C" FIRE EXTINGUISHER.
- 48 NEW 2A - 10BC FIRE EXTINGUISHER.
- 49 NEW +42" MAX GRANITE COUNTER TOP.
- 50 NEW 6' LONG 32" DEEP - STAINLESS STEEL PREP TABLE.
- 51 NEW +34" MAX GRANITE COUNTER ADA COUNTER.
- 52 NEW 2" THICK WALL DECOR STAINED VENEER @210" x 210".
- 53 NEW ADA +34" MAX LAMINATED SERVER COUNTER W/ BASE CABINET.
- 54 NEW INTERNATIONAL RESTROOM SYMBOL, PLUS RESTROOM TACTILE SIGN & BRAILLE MOUNTED @ 48" MIN BOTTOM OF BRAILLE, 60" MIN TO BOTTOM OF TEXT. SECTOR ADA 703.4.
- 55 NEW PATIO RAILING TO BE PAINTED SHERWIN WILLIAMS #SW9094 GREEN BLACK W/ 2"x2" SQ. SUPPORT POST @ 4' O.C. PATIO RAILING TO BE LEVEL SEE DETAIL A2.15.
- 56 NEW +42" MAX GRANITE COUNTER TOP LEDE W/ BAR STYLE SEATING & FOOT LEDE BUILT OFF WALL.
- 57 EXISTING DOOR TO BE WELDED SHUT AND HARDWARE REMOVED. DOOR OUT OF USE TO BE MOUNTED @ 48" MIN BOTTOM OF SIGN ON EXTERIOR DOOR. 2" METAL STUD @24" O.C. 25GA & 5/8" GYP. BD. ON INTERIOR FACADE TO BE FLUATED & PAINTED TO MATCH EXISTING SURROUNDING WALLS.
- 58 EXISTING CONCRETE PATIO TO REMAIN.
- 59 EXISTING 1-HR RATED, DESIGN NO. U495, ANSI / UL 263 DEMISING WALL.
- 60 NEW PATIO COVER OUTLINE. REFER TO SHEET AS FOR CONSTRUCTION.
- 61 EXISTING 10' x 6" TYPE 2 DISHWASHER HOOD W/ FIRE SUPPRESSION.
- 62 CUSTOM MILLWORK PER TENANT @ -34" MAX ADA COUNTER TOP.
- 63 NEW SIGNAGE FOR "OCCUPANCY LOAD" PER 2012 IBC, 1004.3.
- 64 PROVIDE A READILY VISIBLE DURABLE SIGN POSTED ON THE EGRESS SIDE OF THE BUILDING IS OCCUPIED. THE SIGN SHALL BE IN LETTERS 1 INCH HIGH ON A CONTRASTING BACKGROUND.
- 65 NEW ADA PARALLEL CLEAR SPACE 30" MIN x 48" MIN PER ANSI 117.1 FIG. 305.3.2 (IN A FIG. 305.5.1).
- 66 EXISTING RESTROOMS TO REMAIN. INSURE ALL PLUMBING FIXTURES ARE TO ADA STANDARDS. REFER TO SHEET A2.1 FOR CURRENT ADA STANDARDS. IF NECESSARY REPLACE ANY PLUMBING FIXTURES TO INSURE ALL EQUIPMENT IS TO CURRENT ADA CODE.

FINISH SCHEDULE

- 101 FLOOR: 20" x 20" TILE. CEILING: SUSPENDED CLG. BASE: RUBBER COVER BASE WALLS: SMOOTH TEXTURE, PAINTED GYP. BD.
- 102 FLOOR: CERAMIC TILE. CEILING: GYP. BD. PAINTED. BASE: CERAMIC TILE COVE 6" MIN. WALLS: CERAMIC TILE +6" SURROUND. GYP. BD. PAINTED HIGH GLOSS ABOVE +4'-0"
- 103 FLOOR: QUARRY TILE. CEILING: 2x4" SUSPENDED CEILING TILE / SMOOTH WASHABLE PER HEALTH DEPT. REGD. BASE: RUBBER COVER BASE WALLS: SMOOTH TEXTURE, PAINTED GYP. BD.

KEYED DOORS SCHEDULE

- 1 EXISTING 3070 TEMP. GLASS DOOR W/ PANIC HARDWARE.
- 2 EXISTING PAIR 3070 TEMP. GLASS DOOR W/ PANIC HARDWARE.
- 3 NEW 36" WIDE GATE W/ PANIC HARDWARE.
- 4 EXISTING 3070 S.C. DOOR W/ PUSH - PULL HARDWARE.
- 5 EXISTING 3070 H.M. DOOR W/ PANIC HARDWARE.
- 6 NEW 3070 S.C. DOOR W/ PUSH - PULL HARDWARE.
- 7 NEW 36"Wx54" OVER HEAD DOOR W/ TEMPER GLASS TO CLOSE ON TOP OF COUNTER TOP LEDE @ +42" A.F.F.
- 8 NEW 4070 ALUM. ELIASON DOOR W/ TEMPER GLASS WINDOW.

NOTE:
EGRESS DOORS SHALL BE READILY OPENABLE FROM THE EGRESS SIDE WITHOUT THE USE OF A KEY OR SPECIAL KNOWLEDGE OR EFFORT.

Restaurant Remodel for:
Barro's Pizza
2485 E. Baseline Rd., Suite #157
Phoenix, AZ 85042

CITY COMMENTS	9.21.15

PDC
PARAMOUNT DESIGN & CONSULTING, LLC
3949 North Arholes Cir. Mesa, Arizona 85207
T: 480-882-5668 F: 480-478-0617
Contact: Howard L. Email: hwl@pdcaol.com



FLOOR PLAN

AS NOTED	DATE	BY	DATE	BY
	09.21.15	AJD		H.L.

A2

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PHOTOS | ±3,500 SF (AVAILABLE NOV 1, 2026)



SRS | 3131 E Camelback Road, Suite 110 | Phoenix, AZ 85016 | 602.682.6000

This information contained herein was obtained from sources deemed to be reliable; however SRS makes no guarantees, warranties or representations as to the completeness or accuracy thereof.

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DEMOGRAPHIC HIGHLIGHTS (2025)

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3 MILES

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Baseline Rd	24th St

Source: ADOT



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SOUTH MOUNTAIN COMMUNITY COLLEGE
7,500 Students

91st Psalm Christian School

LEGACY Golf Club

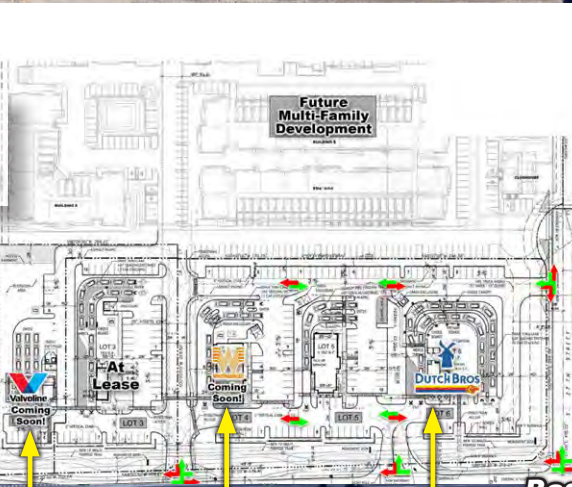
24th Street
28,727 VPD '25

Baseline Road
55,581 VPD '25

Baseline Road
59,535 VPD '25

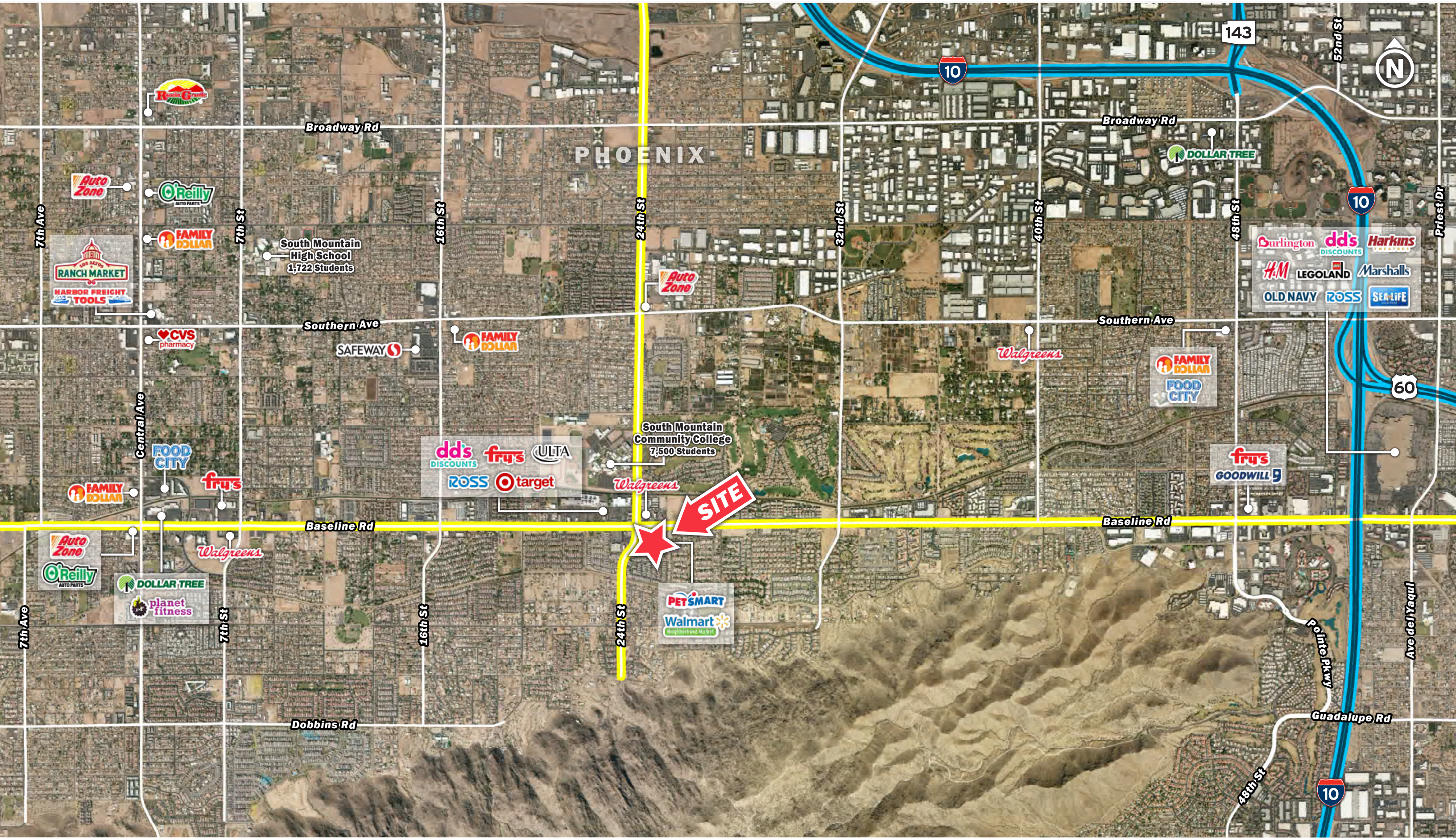
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