

For Lease

Premier Freestanding Restaurant Opportunity



SEC **McDOWELL RD & 107TH AVE** | AVONDALE, ARIZONA



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PARK 10



For Lease

SEC McDowell Rd &
107th Ave
Avondale, AZ

*** Prominent Freestanding
Restaurant Opportunity!
Available July 2026**

Building Specifications

SPACE AVAILABLE

± 7,219 SF

PATIO AREA

± 1,400 SF

BUILDING HIGHLIGHTS

Restaurant Grey Shell

1200 amp, three phase 120/208v power

1500 gallon grease interceptor

Upgraded HVAC

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About the Property

- 43 acre mixed-use development project with opportunities for retail, restaurant, hotel, medical, and office uses
- Freestanding Hard Corner Restaurant building; ±7,102 SF with ±1,400 SF Patio
- Located just north of the I-10 Freeway; 1/4 mile from Loop 101 and I-10 interchange
- Adjacent to over 1 million square feet of existing and planned retail, restaurant, and entertainment
- Tremendous visibility to I-10 Freeway with over 230,000 vehicles passing daily
- Restaurant Grey Shell with upgraded electrical, HVAC & Grease Interceptor

Join These Restaurants





HANDEL'S
HOMEMADE ICE CREAM SINCE 1945

85
GEN

COOPER'S HAWK
WINERY & RESTAURANTS

Shops C

FirstWatch **PARRY'S**
PIZZERIA & TAPHOUSE

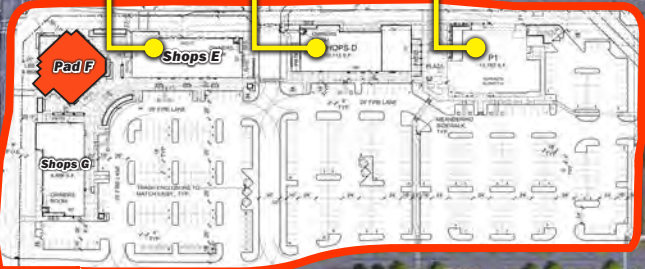
NATIONWIDE VISION **ROBEKS**

Shops B

HbN
HAUS OF NAILS

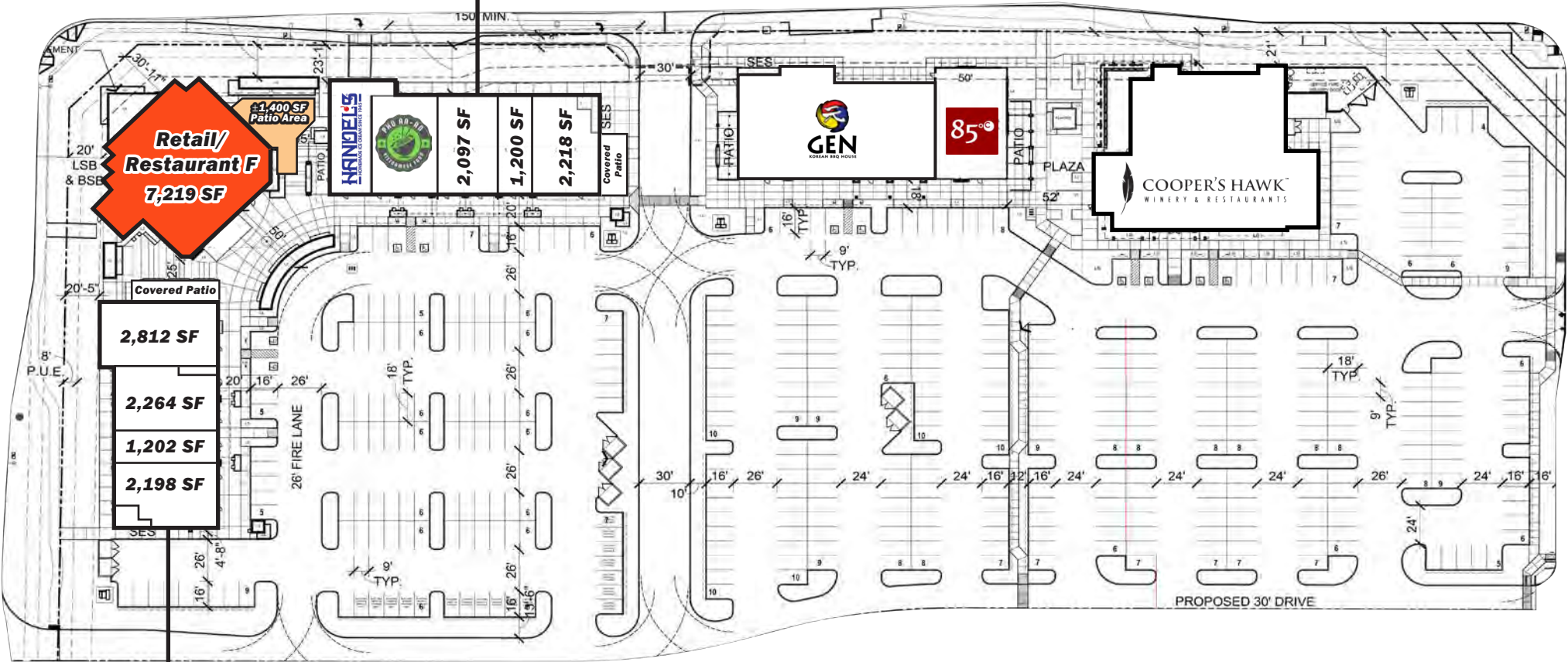
POPEYES
La Michoacana Premium

ahipokibowl **Jersey Mikes** **Starbucks** **TRAPPERS SUSHI CO**





Shops E



Shops G



COOPER'S HAWK
WILDLY DELICIOUS

85

GEN
KOREAN BBQ HOUSE



HANDL'S
HOMEMADE ICE CREAM SINCE 1941

Shops E

Shops G

**Freestanding/Retail
Restaurant**

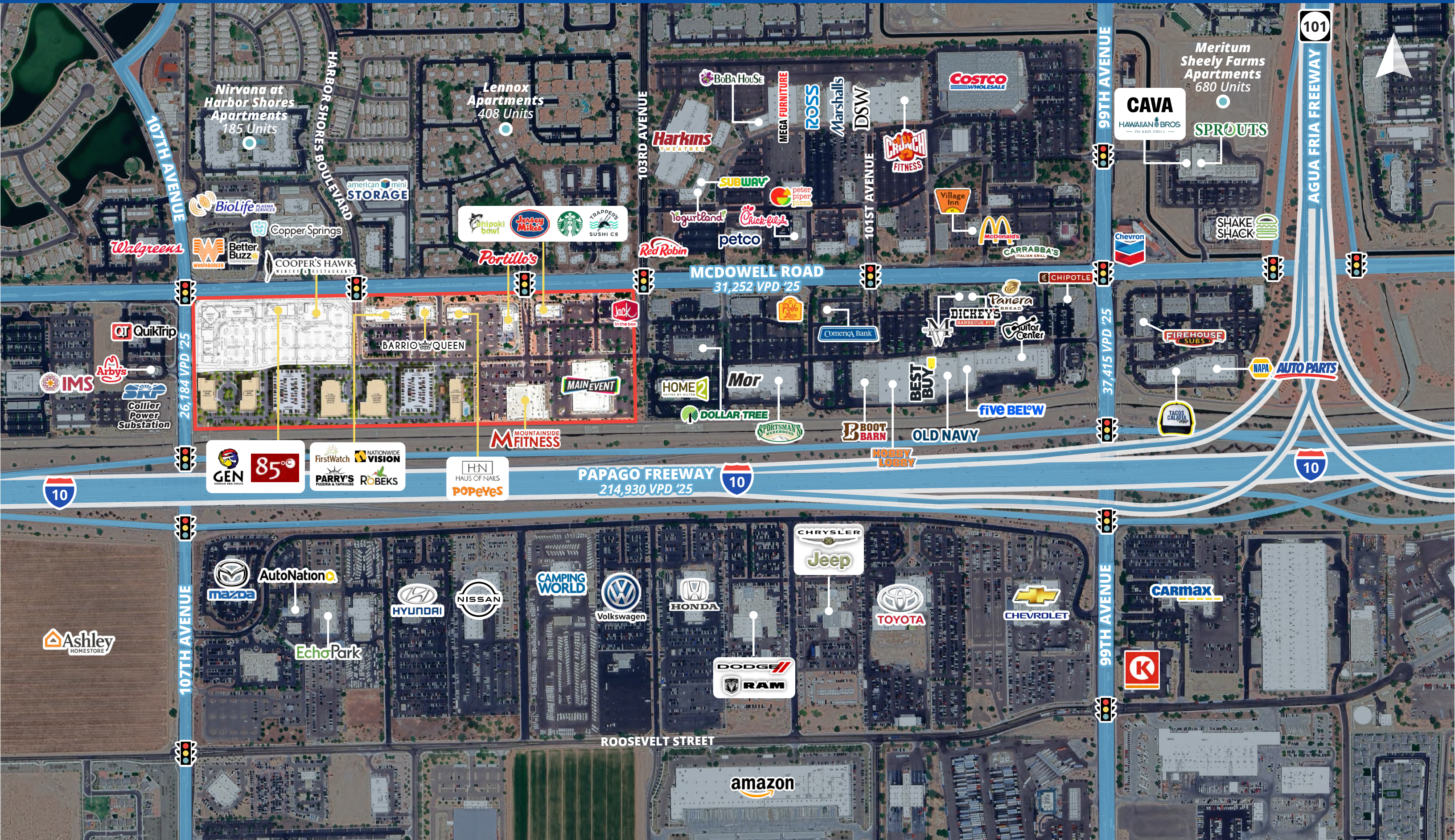
OAK
STEAK
PARK 10

CAFE MILANO
MASSAGE BLAZE

PARK 10

SEC McDOWELL RD & 107TH AVE | AVONDALE, ARIZONA

107th Ave
10700 W



Nirvana at Harbor Shores Apartments
185 Units

Lennox Apartments
408 Units

Meritum Sheely Farms Apartments
680 Units

BARRIO QUEEN

MCDOWELL ROAD
31,252 VPD '25

PAPAGO FREEWAY
214,930 VPD '25

101

AGUA FRIA FREEWAY

10

107TH AVENUE

HARBOR SHORES BOULEVARD

103RD AVENUE

101ST AVENUE

99TH AVENUE

37,415 VPD '25

99TH AVENUE

ROOSEVELT STREET

GEN

85

FirstWatch

NATIONWIDE VISION

PARRY'S

ROBEKS

HN HAUS OF NAILS

POPEYES

mazda

AutoNation

HYUNDAI

NISSAN

CAMPING WORLD

Volkswagen

HONDA

CHRYSLER

Jeep

TOYOTA

CHEVROLET

CARMAX

Ashley HOMESTORE

EchoPark

DODGE

RAM

amazon





No.	Project Name	Units
★ 1	Cerro Vista	249
★ 2	McDowell 117	217
★ 3	Fuze 623 - Phase I	360
★ 4	Fuze 623 - Phase II	321
★ 5	Avondale Commons	484
★ 6	V Townhomes at Encanto	98
★ 7	Livano Avondale	316
★ 8	Avari	354
★ 9	Alta Avondale	360
★ 10	Encore Avondale	300
★ 11	The Village at the BLVD	187
★ 12	Roosevelt Park	484
★ 13	Nirvana at Harbor Shores	185
★ 14	Virtua 99	250
★ 15	Meritum Sheely Farms	678
★ 16	Village at Paseo de Luces	272
★ 17	The Moderne at Roosevelt	185





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