



NEW DEVELOPMENT | Phoenix, AZ

Property Highlights

- ± 0.75 AC PAD available
- Highly visible location along Indian School Road (53,674 VPD).
- **Price: Please Call**
- Strong freeway access with the US 60 Highway less than 1 mile away.
- Other nearby national tenants include Costco, Ranch Market, dd's Discounts, McDonald's, Chase Bank, Advance Auto Parts and Family Dollar.

Demographics

	1 Mile	3 Mile	5 Mile
Population	20,981	206,457	515,028
Households	5,830	62,870	168,140
AVG. HH Income	\$44,698	\$49,997	\$58,627

ESRI, 2019

Traffic Counts

N/S on US-60	52,700 VPD
E/W on Indian School	53,674 VPD

ESRI: 2019

Shane Carter

Associate
+1 602 224 4442
shane.carter@cushwake.com

2555 E Camelback Rd, Ste 400
Phoenix, AZ 85016
main: +1 602 954 9000
fax: +1 602 253 0528
cushmanwakefield.com



**CUSHMAN &
WAKEFIELD**

COMMERCIAL PAD AVAILABLE

NWC 32nd Ave & Indian School Rd
Phoenix, Arizona



Shane Carter

Associate

+1 602 224 4442

shane.carter@cushwake.com

2555 E Camelback Rd, Ste 400

Phoenix, AZ 85016

main: +1 602 954 9000

fax: +1 602 253 0528

cushmanwakefield.com



**CUSHMAN &
WAKEFIELD**

COMMERCIAL PAD AVAILABLE

NWC 32nd Ave & Indian School Rd

Phoenix, Arizona



Shane Carter

Associate

+1 602 224 4442

shane.carter@cushwake.com

2555 E Camelback Rd, Ste 400

Phoenix, AZ 85016

main: +1 602 954 9000

fax: +1 602 253 0528

cushmanwakefield.com



**CUSHMAN &
WAKEFIELD**

COMMERCIAL PAD AVAILABLE

NWC 32nd Ave & Indian School Rd

Phoenix, Arizona



GRAND CANYON
UNIVERSITY™

METROCENTER

INTERSTATE
17

32ND AVENUE

INDIAN SCHOOL ROAD



Shane Carter

Associate

+1 602 224 4442

shane.carter@cushwake.com

2555 E Camelback Rd, Ste 400

Phoenix, AZ 85016

main: +1 602 954 9000

fax: +1 602 253 0528

cushmanwakefield.com



**CUSHMAN &
WAKEFIELD**

COMMERCIAL PAD AVAILABLE

NWC 32nd Ave & Indian School Rd

Phoenix, Arizona



Shane Carter

Associate

+1 602 224 4442

shane.carter@cushwake.com

2555 E Camelback Rd, Ste 400

Phoenix, AZ 85016

main: +1 602 954 9000

fax: +1 602 253 0528

cushmanwakefield.com

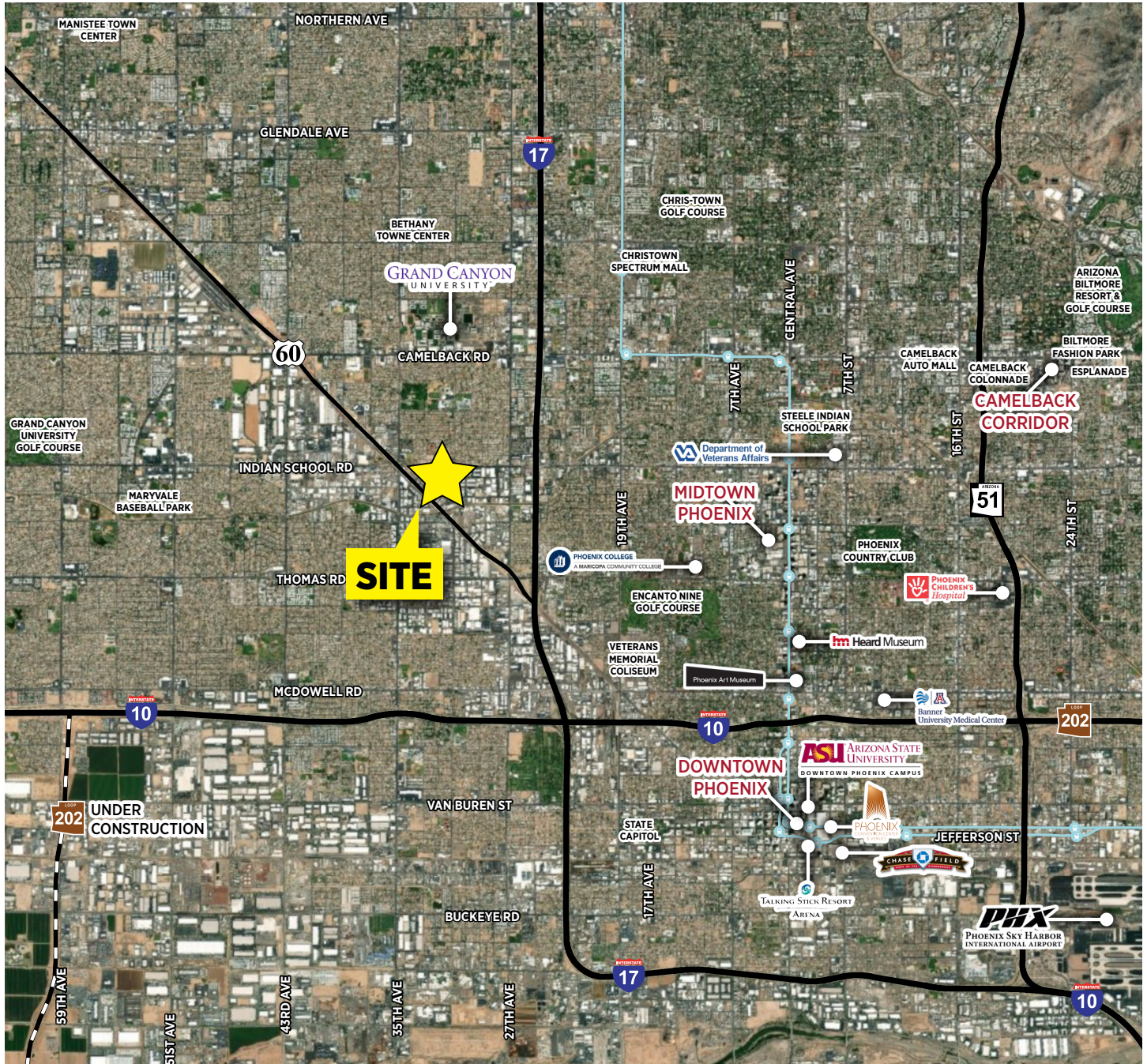


**CUSHMAN &
WAKEFIELD**

COMMERCIAL PAD AVAILABLE

NWC 32nd Ave & Indian School Rd
Phoenix, Arizona

Aerial Map



Shane Carter

Associate
+1 602 224 4442
shane.carter@cushwake.com

2555 E Camelback Rd, Ste 400
Phoenix, AZ 85016
main: +1 602 954 9000
fax: +1 602 253 0528
cushmanwakefield.com