

Brent Mallonee

Managing Director +1 602 224 4437 brent.mallonee@cushwake.com





Demographics: *ESRI 2021

	1 Mile	3 Mile	5 mile
Population	17,542	105,235	190,239
Average Household Income	\$79,769	\$84,077	\$79,471
Households	5,724	37,751	72,434



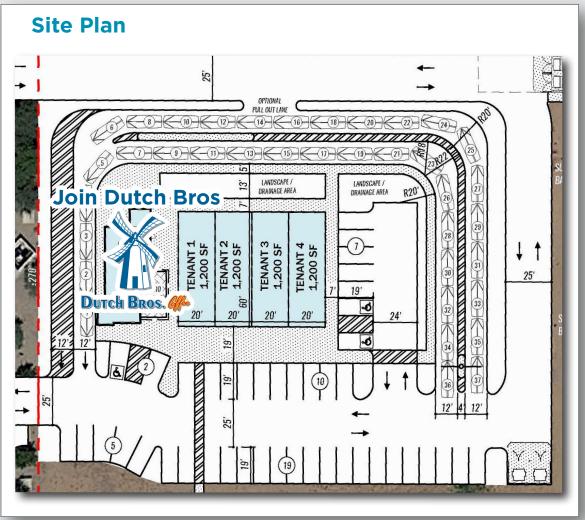
Property Features

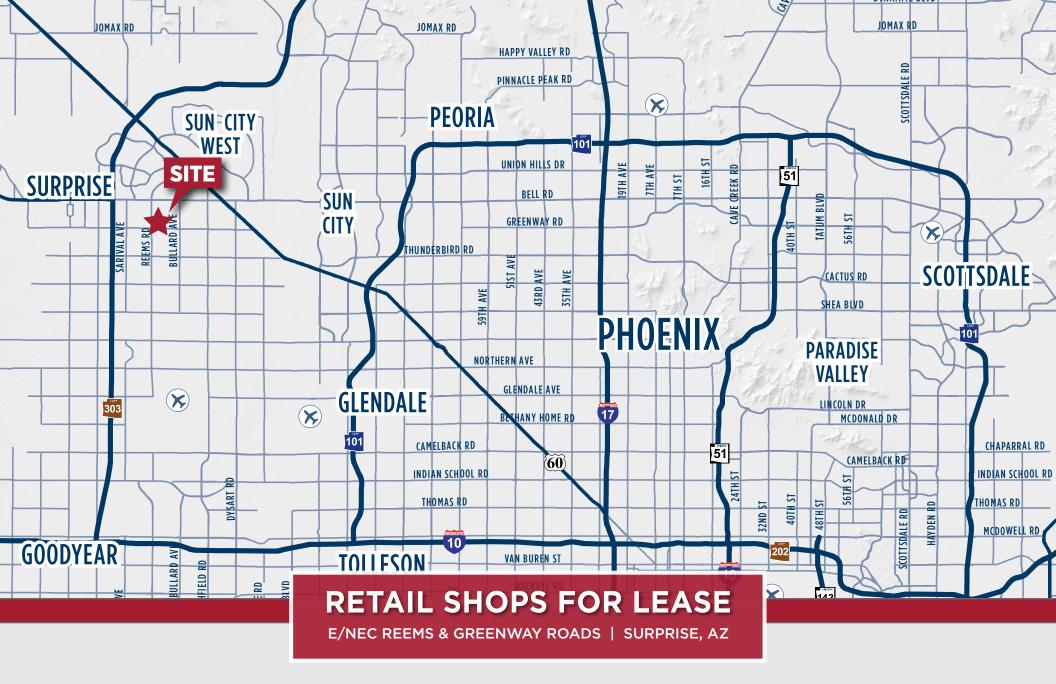


- Shop space for Lease. Shell delivery condition
- Excellent visibility and full access from Greenway Road
- ±1 mile from Surprise Stadium
 (Spring Training home of the Texas
 Rangers and Kansas City Royals)
- Adjacent to Valley Vista High School (±2,395 Students)
- Q3 2022 planned delivery

Traffic Counts: *ESRI 2021

N/S ON REEMS ROAD E/W ON GREENWAY ROAD 22,222 VPD 19,780 VPD





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