

FOR LEASE

# Bashas Gold Canyon

NEC US-60 & SUPERSTITION MOUNTAIN DRIVE  
5301 - 5341 S. SUPERSTITION MOUNTAIN DRIVE, GOLD CANYON, AZ 85118

RETAIL

PAD & Shop Space Available



## PROPERTY INFO

- + Shop Space Available: ±900 to ±1,253 SF
- + Pad Available: ±39,000 SF
- + Bashas Anchored Shopping Center
- + Visibility from US-60
- + Join: UPS Store, Cost Cutters, Subway, Edward Jones, H&R Block, Leslie's Swimming Pool Supplies, State Farm, Jack in the Box

## Demographics

|                    | 1 Mile    | 3 Miles   | 5 Miles   |
|--------------------|-----------|-----------|-----------|
| 2018 Population    | 2,292     | 15,006    | 34,597    |
| 2023 Population    | 2,387     | 15,905    | 36,847    |
| Average Home Value | \$331,154 | \$313,614 | \$252,956 |
| Average HH Income  | \$83,124  | \$85,238  | \$73,506  |

Source: ESRI 2019

## Traffic Count

|                             |            |
|-----------------------------|------------|
| US-60                       | 28,045 VPD |
| Superstition Mountain Drive | 7,637 VPD  |

Source: MPSI 2015



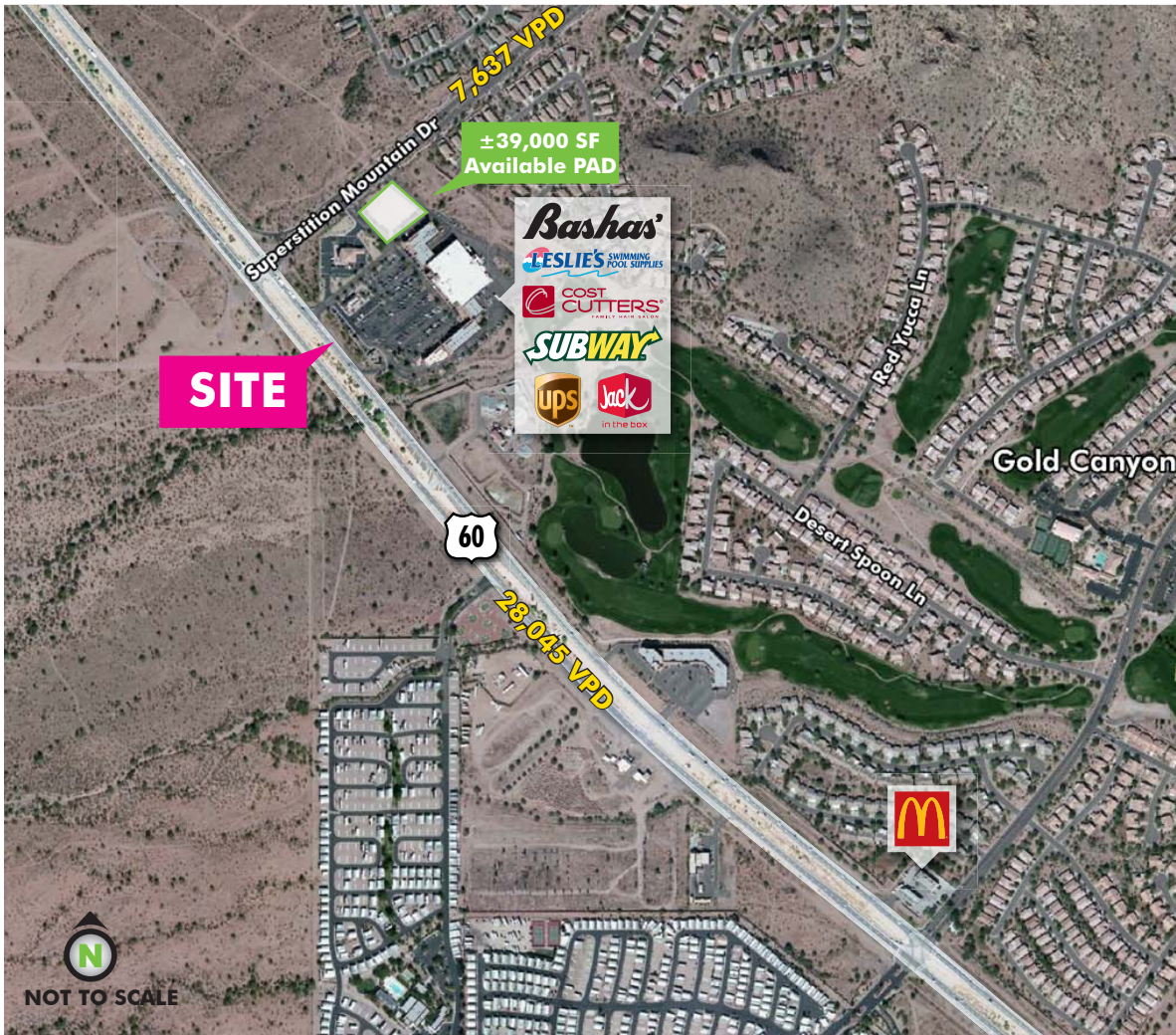


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\*Traffic Counts Source: MPSI 2015

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## CURRENT TENANTS:

| SUITE        | TENANT                        | ±SF              |
|--------------|-------------------------------|------------------|
| Anchor       | Bashas                        | 53,625           |
| A101         | Cost Cutters                  | 1,000            |
| A101         | Oldie's Ice Cream             | 900              |
| A103         | Gecko Express                 | 900              |
| A104         | The UPS Store                 | 1,250            |
| A105-106     | Leslie Pools                  | 3,070            |
| <b>A107</b>  | <b>Vacant</b>                 | <b>970</b>       |
| A108         | Subway                        | 1,320            |
| A109         | Gold Canyon Cafe              | 990              |
| A110         | Edward Jones                  | 1,020            |
| A111         | de la Cruz Mexican Restaurant | 1,710            |
| B101         | H&R Block                     | 1,245            |
| <b>B102</b>  | <b>Vacant</b>                 | <b>900</b>       |
| B103         | Gold Canyon Cleaners          | 900              |
| B104         | Salon at Gold Canyon          | 900              |
| B105         | Nail Salon                    | 960              |
| C101         | State Farm                    | 1,039            |
| C102-104     | Companion Pet Clinic          | 3,710            |
| C105         | Guild Mortgage                | 2,105            |
| C107         | Gold Canyon Hearing           | 820              |
| C108         | Superstition Mountain Dental  | 1,947            |
| D191         | Superstition Chiropractor     | 1,412            |
| <b>D102</b>  | <b>Vacant</b>                 | <b>1,253</b>     |
| D103         | Chen's Chinese Restaurant     | 1,835            |
| Pad 1        | Jack in the Box               | 2,637            |
| <b>Pad 2</b> | <b>Vacant</b>                 | <b>39,000 SF</b> |

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## CONTACT US

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