FOR LEASE

# **COPPER POINT**

4030-4080 W. RAY ROAD CHANDLER, AZ 85226 NWC RAY ROAD & MCCLINTOCK DRIVE



# LAST TWO SPACES 1,023 SF & 1,782 SF AVAILABLE



### FEATURES

- PROJECT SIZE: 100,100 SF
- Located one mile west of Loop 101 Pima Freeway
- Strong Tenant Mix
- Zoning: C2, City of Chandler
- Average Household Income within 1 mile is \$139,893

### DEMOS

2020	1 Mile	3 Mile	5 Mile
Population	14,319	103,710	314,444
Avg HH Income	\$139,893	\$119,566	\$99,421
-			
Traffic Counts:	Cross St		VPD
	N McClintock Dr		20,000
	W Ray Rd		30,559

**DENA ZELL** VICE PRESIDENT P. 602.386.5691 EMAIL: dzell@zellcre.com MARTI WEINSTEIN ASSOCIATE Direct: 602.386.5726 Email: marti@zellcre.com

# Albertsons MARINER Image: Selen Image: Selen Image: Selen KUMON



JOIN



## ZELL COMMERCIAL REAL ESTATE SERVICES INC.

5343 N. 16TH STREET, SUITE 290 PHOENIX, AZ 85016 P. 602.248.0600 F. 602.248.0501 WWW.ZELLCRE.COM

This information is given with the understanding that all negotiations relating to the purchase and/or lease of this property shall be conducted through the office of ZELL Commercial Real Estate Services. The information, while not guaranteed, has been secured from sources we believe to be reliable.

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SF

60,080

1,051

1,023

1,882

3,747

1,850

1,490

1,163

1,169

1,164

1,423

4,156

1,487

1,782

1,302

2,060

1,296

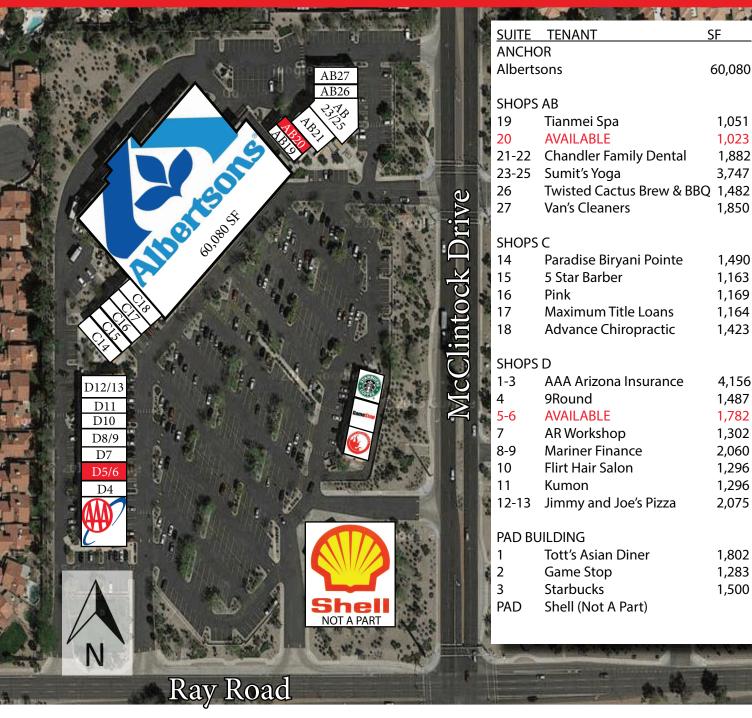
1,296

2,075

1,802 1,283

1,500

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SOURCE

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