SHEA PLAZA

NEC SHEA BLVD & 32ND STREET PHOENIX, AZ

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TESPERIE

WELLS FARGO









PROPERTY HIGHLIGHTS

- Bashas' anchored retail shopping center
- Good tenant mix including Bashas', Subway, Purcell Tire, Hallmark, and Leslie's Pool
- Strong area demographics with a one-mile average household income of \$110,690
- Easy access from State Route 51
- Walking distance from Shadow Mountain High School (1,366 Students)

AREA DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
2018 Population	11,524	82,970	262,012
2023 Projected	12,282	87,489	277,247
Average HH Income	\$110,690	\$92,462	\$98,361
Med. Home Value	\$311,027	\$273,730	\$306,745

Source: Esri



TRAFFIC COUNTS

Shea Blvd.	5,249 VPD
SR-51	112,930 VPI

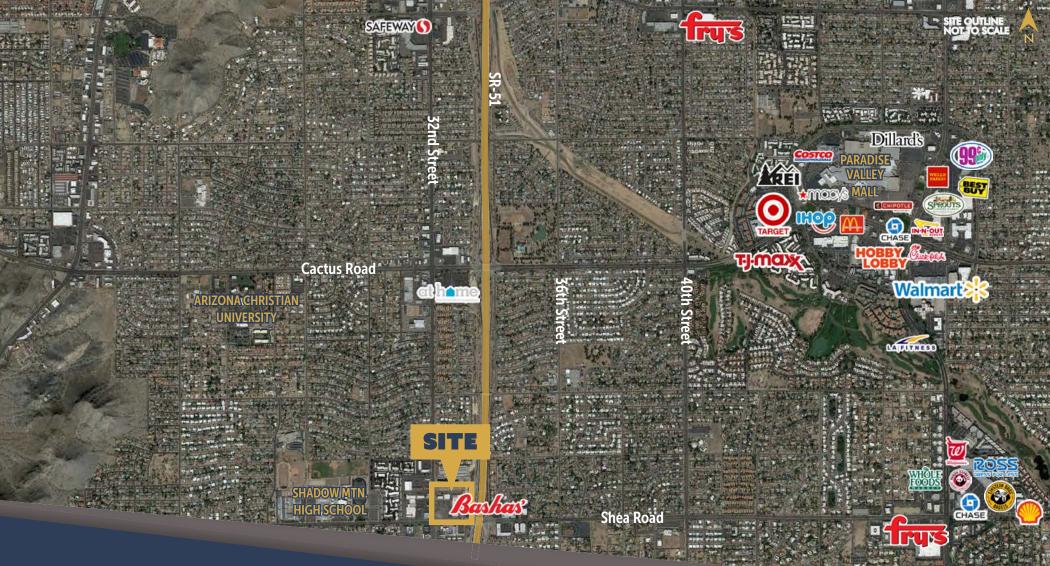
Source: City of Phx. 2015





T E N A N T S

SUITE	TENANT	SIZE (SF)
А	Bashas'	<u>+</u> 40,898
A1	Karen's Hallmark	<u>+</u> 4,733
B1	Purcell Tire	<u>+</u> 5,460
B2	Squeaky Clean Car Wash	<u>+</u> 7,037
C1	Salon Suites	<u>+</u> 2,741
C2	Subway	<u>+</u> 1,435
C4	Shea Animal Hospital	<u>+</u> 3,184
PAD-D	Leslie's Poolmart	<u>+</u> 4,600
C5	AVAILABLE	<u>+</u> 2,711
В	AVAILABLE	<u>+</u> 14,852
PAD-C	AVAILABLE	<u>+</u> 1,300
PAD-O1	AVAILABLE	<u>+</u> 22,000



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LEASING SPECIALISTS

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