

# CENTERRA CROSSINGS

SHOP SPACE FOR LEASE  
PADS FOR SALE, GROUND LEASE, OR BUILD-TO-SUIT

SEC of Van Buren Street and Estrella Parkway | Goodyear, Arizona

**JOIN  
DUNKIN' DONUTS,  
SONIC, SPRINT  
& YOGIS GRILL**

STAPLES petco  
OLD NAVY TJ-maxx  
BevMo! HomeGoods  
DOLLAR TREE Starbucks

Harkins Theatres  
Conn's  
SPORT CHALET  
TOYS R US  
BABIES R US  
Party City

TARGET Famous Footwear  
BARNES & NOBLE  
ULTA Michaels  
Total Wine & More Pier 1 Imports

AutoZone  
BIG LOTS!

Walgreens  
WinCo FOODS  
59,792 ADT

32,762 ADT

WALMART  
GameStop  
LESLIE'S SWIMMING POOL SUPPLIES  
MATTRESS FIRM

COMFORT SUITES  
ACE

SAFeway

QT QuikTrip

Single Family Rental  
±290 Homes  
Under Contract



NEW SHOP SPACE NOW AVAILABLE

Under Construction  
Multifamily  
190 units at total buildout  
±740,757 SF (±17.01 ac)

Dignity Health  
Arizona General Hospital  
Emergency Room

DUNKIN' DONUTS

Sprint

SONIC

ESTRELLA WOMEN'S HEALTH CENTER  
AQA family of obgyn physicians

# CENTERRA CROSSINGS

FOR MORE INFORMATION CONTACT:

**RYAN EUSTICE**  
Vice President  
+1 602 735 1917  
ryan.eustice@cbre.com

**MAX BIPPUS**  
First Vice President  
+1 602 735 5518  
max.bippus@cbre.com

# CBRE

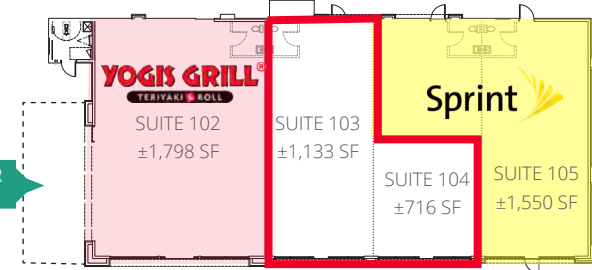
2575 East Camelback Road, Suite 500  
Phoenix, AZ 85016  
www.cbre.us/phoenix



## CONCEPTUAL SITE PLAN

PAD 1: In Escrow with Auto User

**AVAILABLE**  
SHOPS 2: ±1,849 SF Remaining For Lease



**AVAILABLE**  
PAD 3: ±1.23 Acres, ±4,030 SF Buildable

PAD 4:

PADS 5 & 6: ESTRELLA WOMEN'S HEALTH CENTER  
AOA family of obgyn physicians

Multifamily Development  
190 units at total buildout  
±740,757 SF (±17.01 ac)



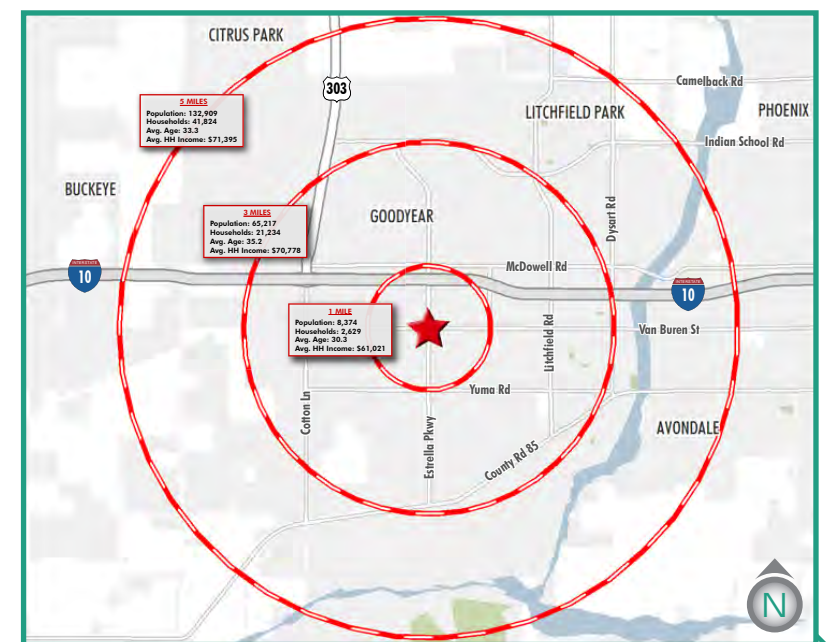


## PROPERTY FEATURES

- » ±26.75 acres property
- » ±17 acres of multi-family
- » ±9.75 acres of retail
- » Conveniently located near I-10 & Loop 303 freeways
- » Zoned PAD
- » Over 50,000 vehicles daily at intersection (source: CoStar)
- » Area expected to grow by 20,000 residents within 10 mile radius
- » Strong traffic counts
- » Goodyear Ballpark located 1 mile south on Estrella Parkway
- » 1 Million SF planned Estrella Falls Regional Mall
- » Safeway & Walmart Supercenter immediately to the north

Demographics	1 Mile	3 Miles	5 Miles
2017 Population	8,167	65,493	135,571
2022 Population	9,214	72,652	150,783
2017 Median Age	30.60	34.70	33.30
2017 Households	2,681	21,634	43,608
2022 Households	3,028	24,132	48,595
2017 Avg HH Income	\$63,088	\$81,191	\$81,126
2017 Owner Occupied Housing Units	1,437	14,587	28,702
2017 Businesses	225	1,535	2,590
Daytime Employment	2,610	20,487	32,155

Source: Esri



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SPRINT

**SONIC**

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**SAFeway**

**ACE**  
The national place

**Walmart**

**Walgreens**

**QT QuikTrip**

**ESTRELLA WOMEN'S HEALTH CENTER**  
AOA Family of obgyn physicians

Under Construction  
Multifamily  
190 units at total  
buildout  
±740,757 SF (±17.01 ac)

Single Family Rental  
±290 Homes  
Under Contract

Future  
Multifamily  
±375 Units

Single Family Subdivision  
±430 Homes  
Under Contract

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