

FOR LEASE

FREESTANDING BUILDING AVAILABLE

ESEC THOMAS ROAD & 32ND STREET, PHOENIX, AZ 85018

RETAIL



PROPERTY INFO

- + High profile, freestanding building on Thomas Road
- + Densely populated area with over 163,538 people in a three mile radius *(Source ESRI)*
- + Tenants in the trade area – Fry's Grocery, El Super, Walmart

+ Traffic Counts: Thomas Road: 36,145 VPD
32nd Street: 35,040 VPD
Traffic Source: CoStar

CONTACT US

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3219 EAST THOMAS ROAD, PHOENIX, AZ 85018

www.cbre.us

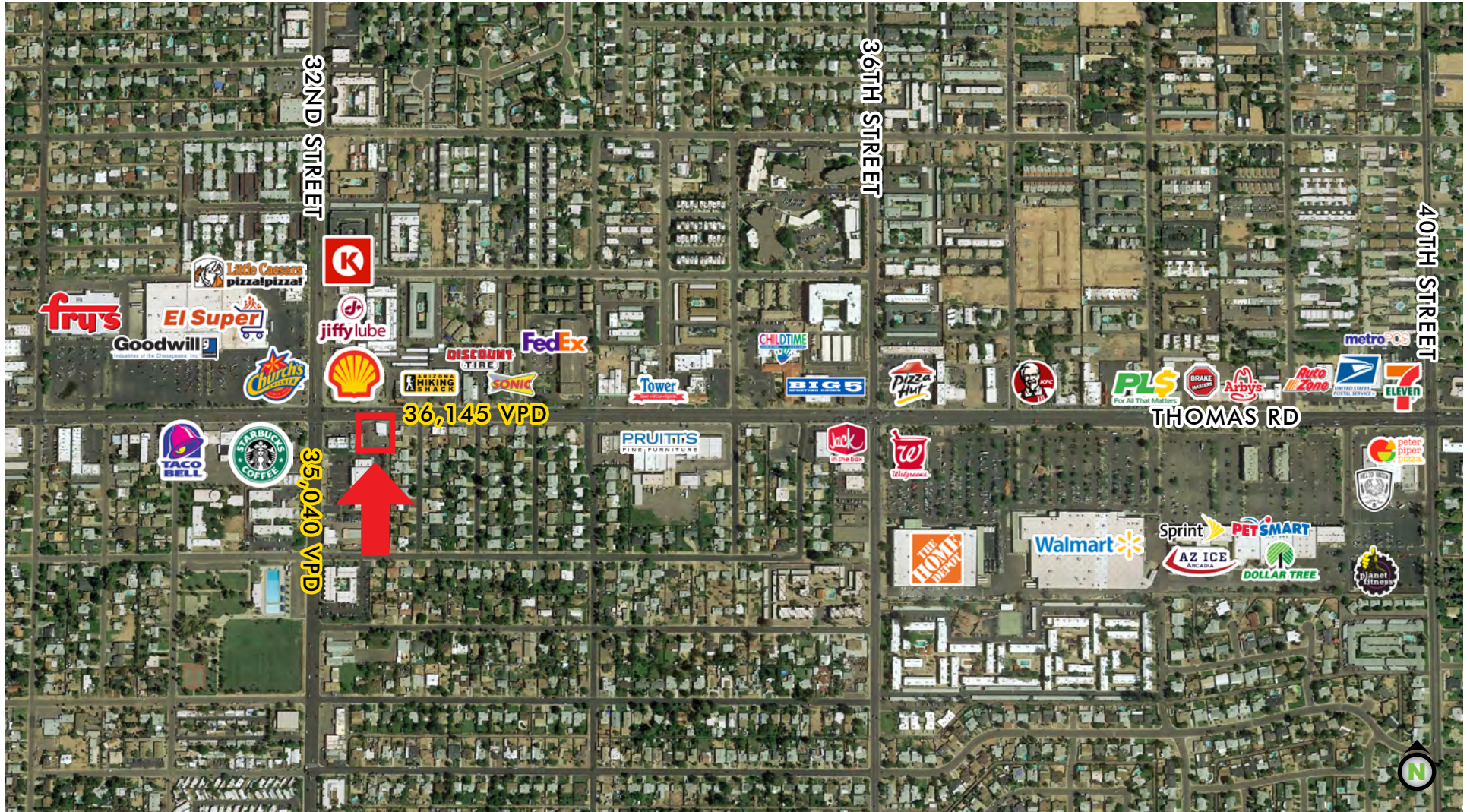
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Traffic Counts Source: ESRI 2018

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SITE PLAN



Traffic Counts Source: ESRI 2018

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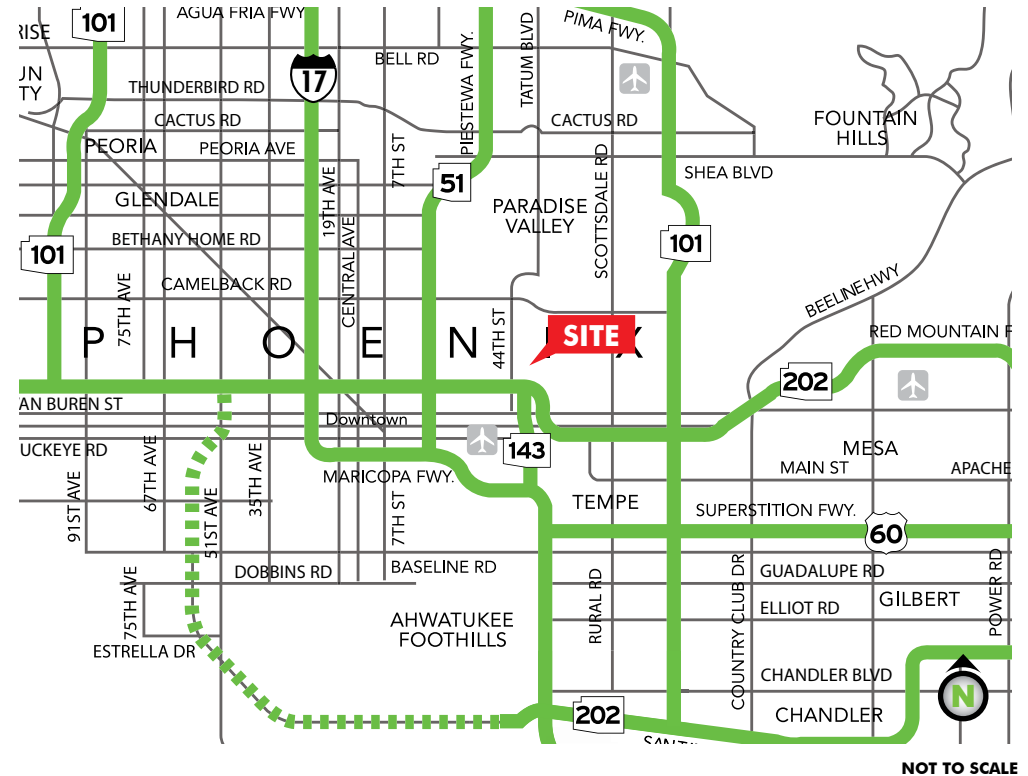
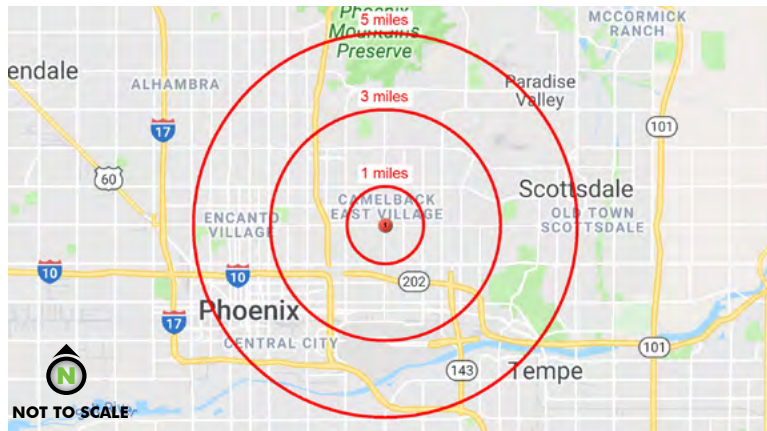
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DEMOGRAPHICS

	1 mile	3 miles	5 miles
2018 Population	26,958	163,538	294,382
2023 Population	28,477	175,186	319,620
'08-'23 Ann. Growth Rate	1.02%	1.38%	1.55%
Daytime Population	25,124	213,978	541,306
Median Age	32.9	33.1	35.2
Avg. Home Value	\$199,430	\$324,686	\$393,634
Avg. HH Income	\$48,510	\$65,283	\$73,074

Source: ESRI 2018



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