

For Lease New Maricopa Retail Development

NEC John Wayne Pkwy & Edison Rd

Property Features

- New development shops coming 3Q 2022
- Join these tenants at the intersection:



- Great foot traffic in busy development
- ±12,035 SF of shop space available
- Over 20,951 vehicles per day on John Wayne Parkway

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Projects



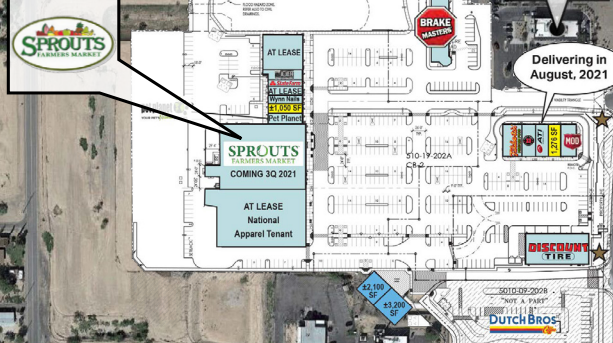
www.fortisdevelops.com



EDISON RD 21,095 VPD

37,958 VPD

JOHN WAYNE PKWY



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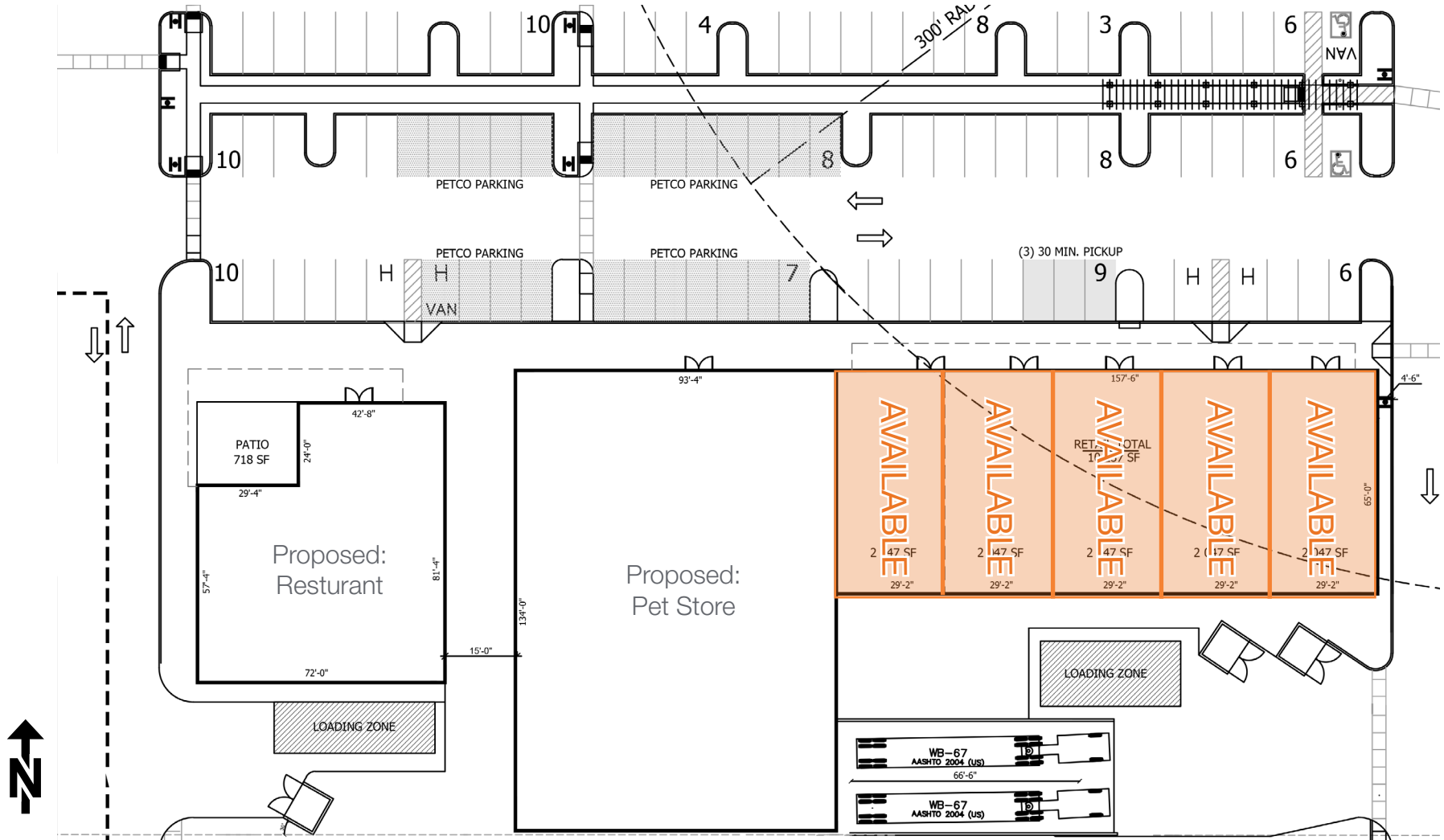
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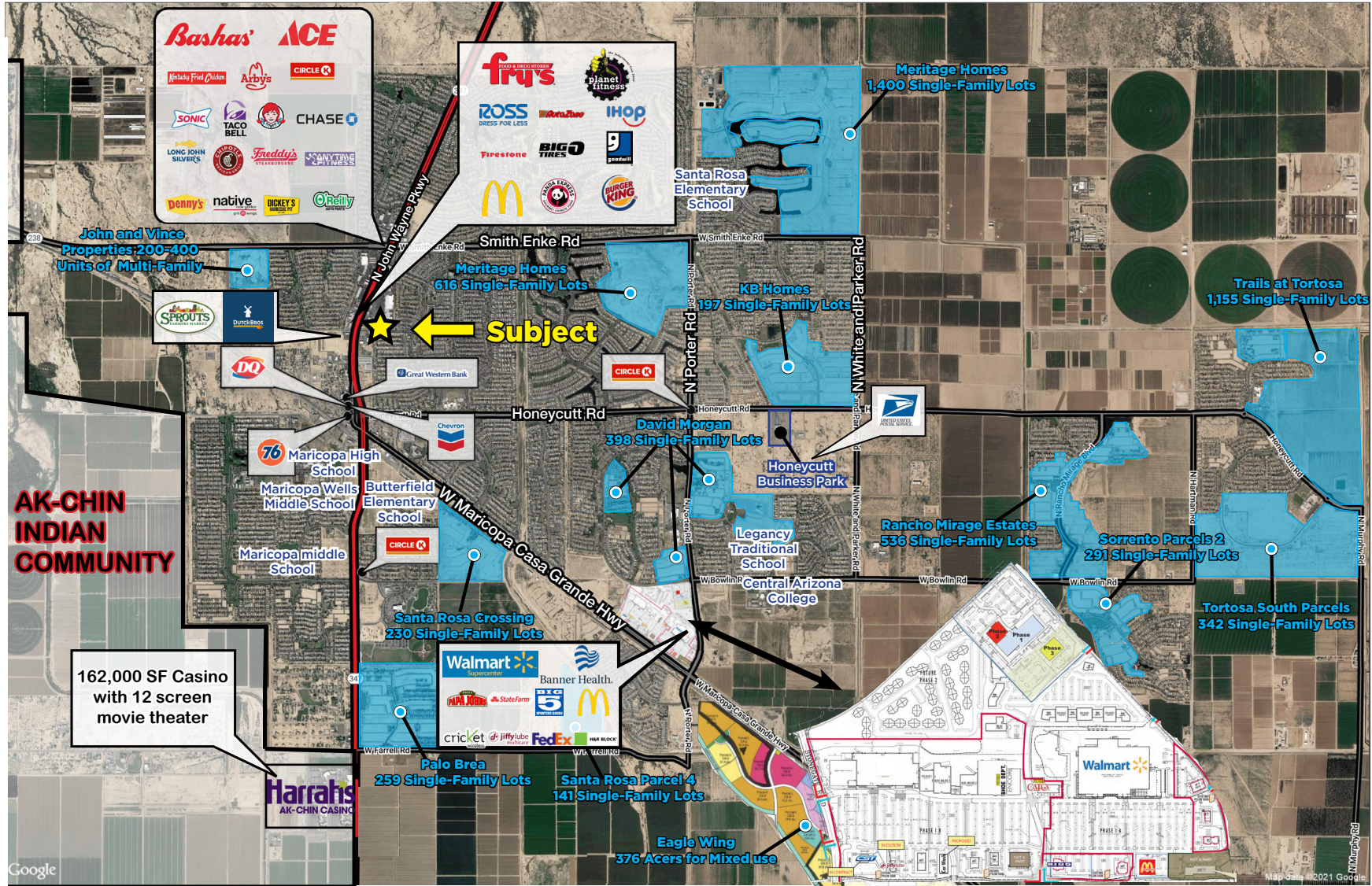
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Floor Plan



SPACE	SF	LEASE RATE	LEASE TYPE
Space 1	1,200 - 2,407 SF	\$32-\$34 SF/yr	NNN
Space 2	1,200 - 2,407 SF	\$32-\$34 SF/yr	NNN
Space 3	1,200 - 2,407 SF	\$32-\$34 SF/yr	NNN
Space 4	1,200 - 2,407 SF	\$32-\$34 SF/yr	NNN
Space 5	1,200 - 2,407 SF	\$32-\$34 SF/yr	NNN

Retail Map



Demographics

Population

Total Population	56,901
Population in Households	18,980
Population in Families	44,303
Population in Group Qtrs	4
Population Density	1,329/Square mile
Diversity Index	71.9
Average Age (1 & 3 Miles)	35.3 & 35.4

Housing


Total Housing Units	22,484 (100%)
Owner Occupied HU	15,603 (69.4%)
Renter Occupied HU	3,372 (15.0%)
Vacant Housing Units	3,507 (15.6%)
Median Home Value	\$208,735
Average Home Value	\$224,710

Income

Median Household Income	\$74,172
Average Household Income	\$86,196
Per Capita Income	\$26,827

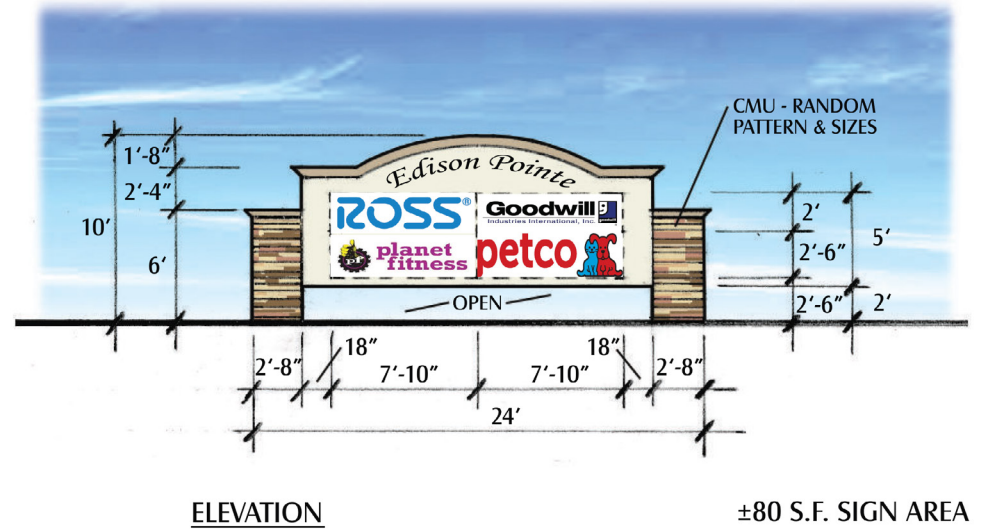
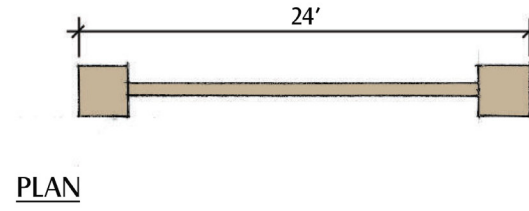
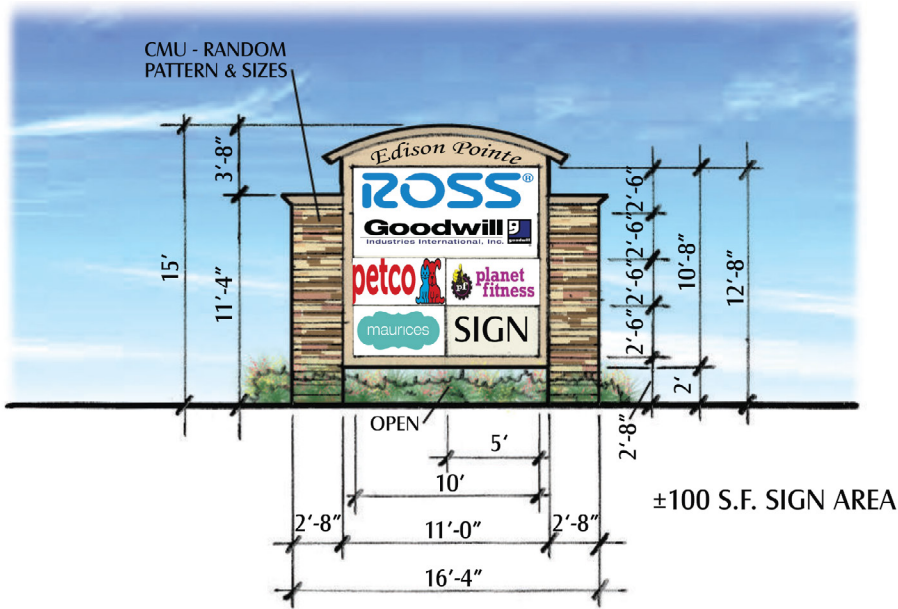
Households

Total Households	17,017
Average Household Size	3.01
Family Households	13,035
Average Family Size	3



Maricopa became Arizona's 88th municipality when it was incorporated in October 2003. Over the last decade, it has become Arizona's fastest growing community, transforming from a quiet town of under 5,000 residents to a bustling city of more than 50,000.

Signage



Retailers & Neighborhood

