

DESERT LANE CROSSING | GILBERT, ARIZONA



ACRES:
±11.96

SQUARE FEET:
±32,717

ZONING:
GC
GENERAL COMMERCIAL

ADDRESS:
1295 N ARIZONA AVE GILBERT, AZ 85233

SUMMARY:
Located by one of the busiest intersections in the South East Valley with a total traffic count of over 54,000 cars per day. New infill development with traffic draw from Winco and the neighboring Costco. Adjacent to the newly opened Mark-Taylor 372 unit luxury apartment. Located in a high population area with 204,000 workers and 214,000 residents within a five mile radius.



2415 E Camelback Rd, Suite 200
Phoenix, Arizona, 85016
www.BarclayGroup.com

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OVERVIEW

TRAFFIC COUNTS

Arizona Ave: 42,000 VPD

Baseline Rd: 26,200 VPD

Highway 60: 227,000 VPD

DEMOGRAPHICS

Average Household Income

| 1 Mile | 3 Miles | 5 Miles |
|----------|----------|----------|
| \$74,609 | \$66,053 | \$70,555 |

Total Population

| 1 Mile | 3 Miles | 5 Miles |
|--------|---------|---------|
| 13,232 | 155,470 | 441,575 |

Daytime Population

| 1 Mile | 3 Miles | 5 Miles |
|--------|---------|---------|
| 19,300 | 176,432 | 419,596 |

Total Households

| 1 Mile | 3 Miles | 5 Miles |
|--------|---------|---------|
| 5,345 | 58,133 | 164,282 |

AVAILABLE

Suite 105: ±950 Square Feet



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DEMOGRAPHICS (3 MILES)

ANNUAL HOUSEHOLD SPENDING



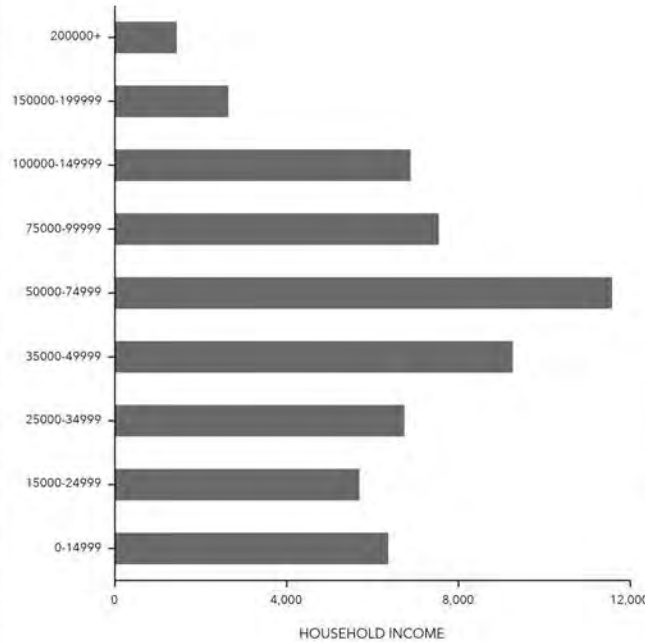
INCOME



Tapestry Segments



KEY FACTS

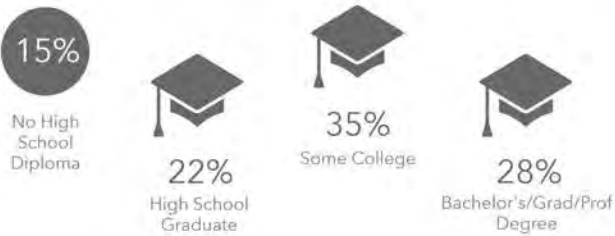


Average Household Size for this area

2.65 which is more than the average for United States

| Area | Value | 0.00 | 4.00 |
|-----------------|-------|------|------|
| Maricopa County | 2.69 | | |
| This area | 2.65 | | |
| Arizona | 2.64 | | |
| United States | 2.59 | | |

EDUCATION



EMPLOYMENT

