

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

Jim Gardner
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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

Suite 106: ±1,514 Square Feet



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DEMOGRAPHICS (3 MILES)

ANNUAL HOUSEHOLD SPENDING



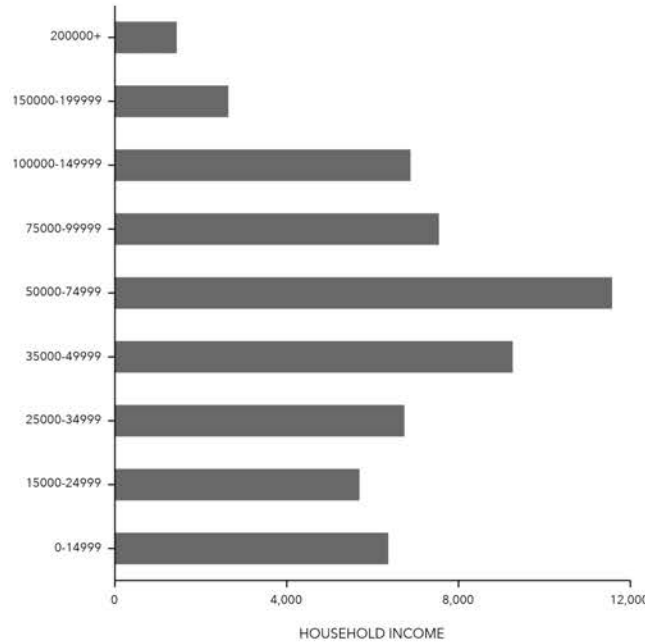
INCOME



Tapestry Segments



KEY FACTS

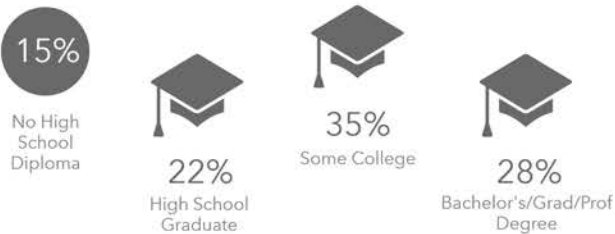


Average Household Size for this area

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

