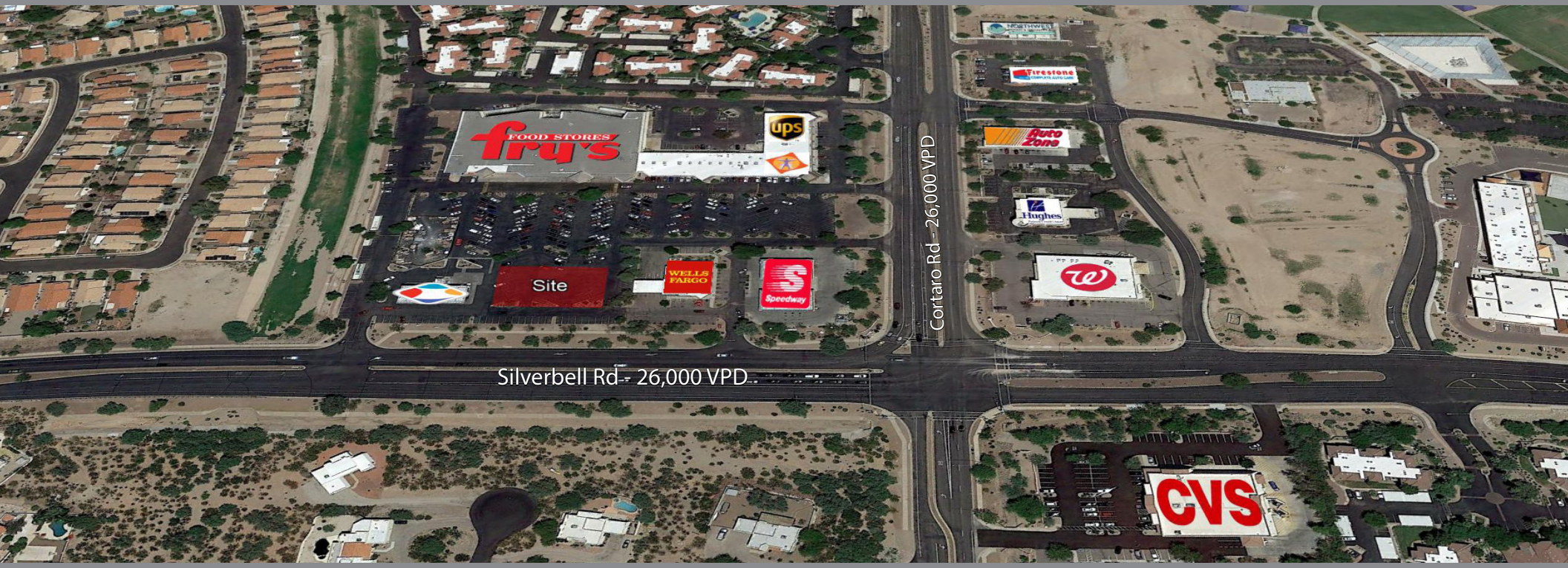


FRY'S FOOD ANCHORED - SILVERBELL RD & CORTARO RD | MARANA, AZ



ACRES:
±0.55

SQUARE FEET:
±23,742

ZONING:
COMMERCIAL

ADDRESS:
7840 NORTH SILVERBELL ROAD, MARANA, AZ 85714

SUMMARY:

This Fry's anchored neighborhood center is located at the intersection of Silverbell Road and Cortaro Road with a daily traffic count of over 50,000 vehicles per day. The surrounding trade area boasts a population of nearly 40,000 residents and over 30,000 workers with an average annual household income over \$90,000.



2415 E Camelback Rd, Suite 900
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OVERVIEW - SILVERBELL RD & CORTARO RD | MARANA, AZ

TRAFFIC COUNTS

Silverbell Road: ± 26,000 VPD
Cortaro Road: ± 26,526 VPD
Total Traffic: ± 52,526 VPD

DEMOGRAPHICS

Average Household Income

1 Mile	3 Miles	5 Miles
\$95,700	\$93,537	\$86,942

Total Population

1 Mile	3 Miles	5 Miles
4,652	39,046	82,801

Daytime Population

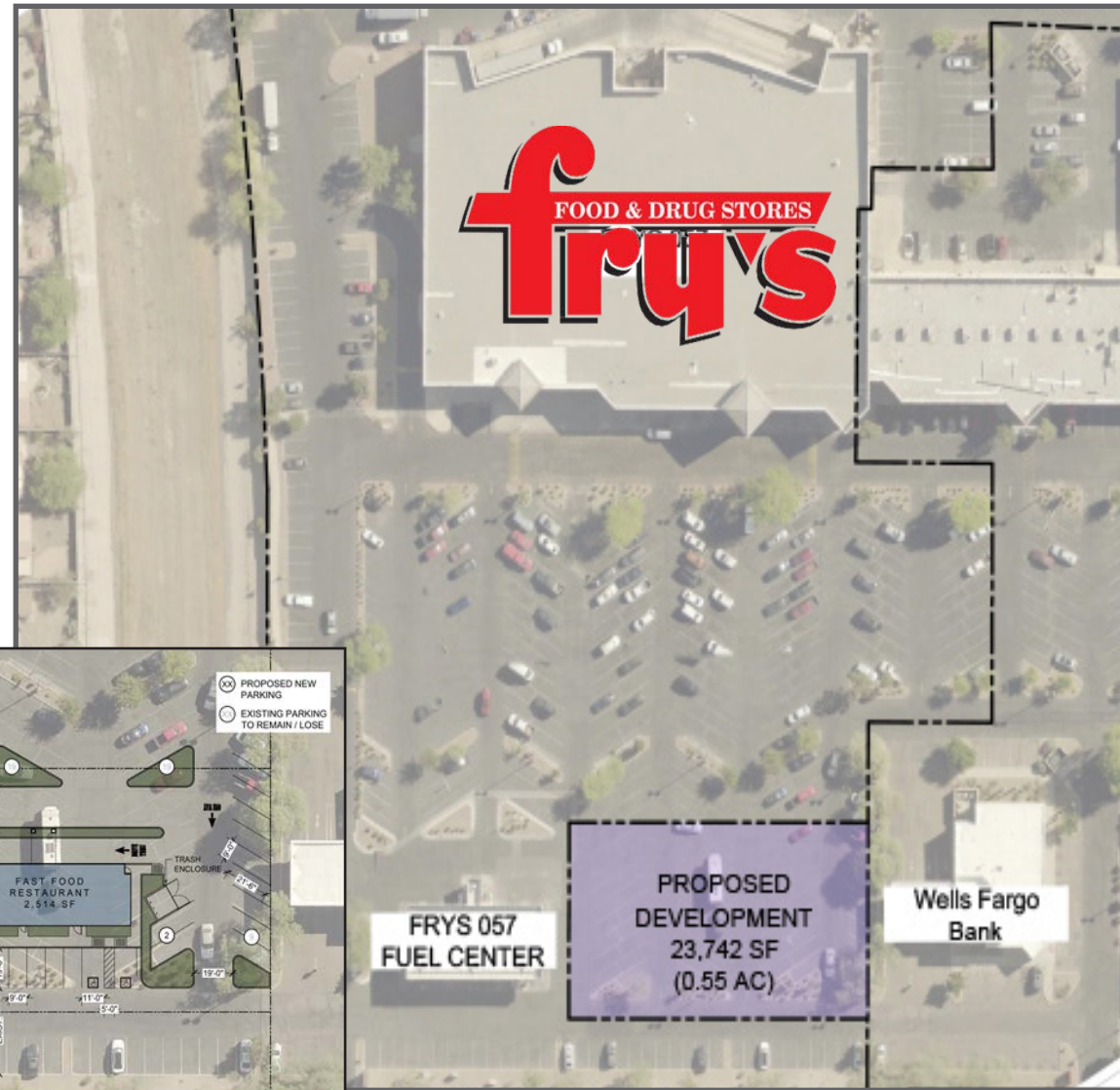
1 Mile	3 Miles	5 Miles
6,582	31,414	65,046

Total Households

1 Mile	3 Miles	5 Miles
1,833	14,289	32,054

AVAILABLE

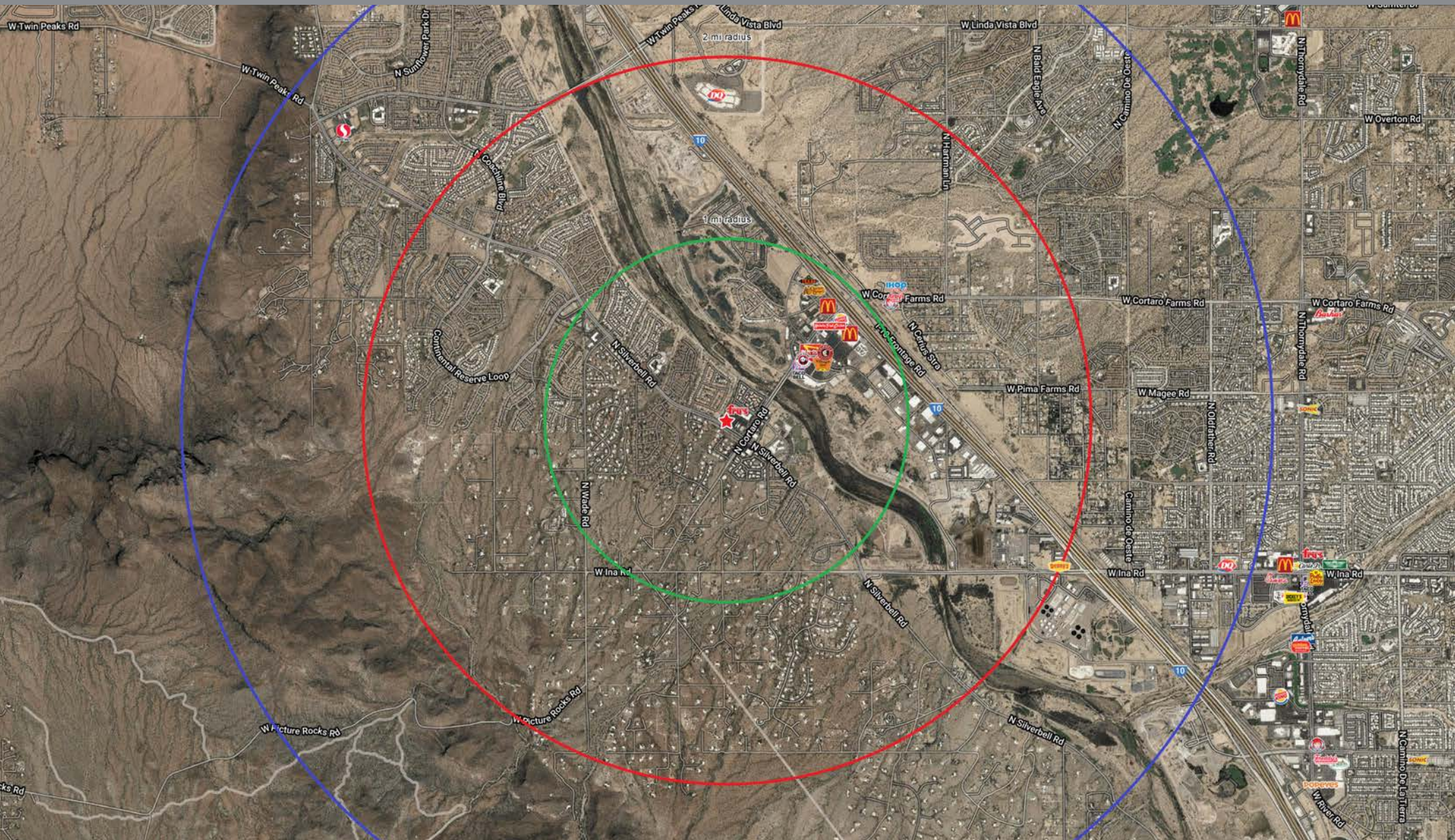
- PAD ± 23,742 SF, 0.55 AC



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AERIAL - SILVERBELL RD & CORTARO RD | MARANA, AZ

ANNUAL HOUSEHOLD SPENDING



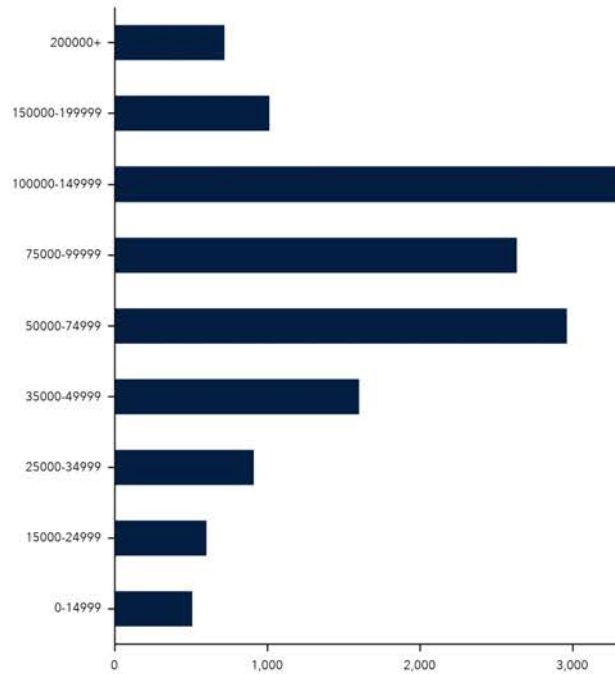
INCOME



Company/Business Name	Direction	Distance
JERRY BOB'S FAMILY RESTAURANT	NE	0.1
ASIAN SPICE RESTAURANT	NE	0.1
PANDA EXPRESS	SE	0.1
TACO BELL	NE	0.5
EEGEE S INC	NE	0.5
NATIVE GRILL & WINGS	NE	0.6

Closest 6 locations

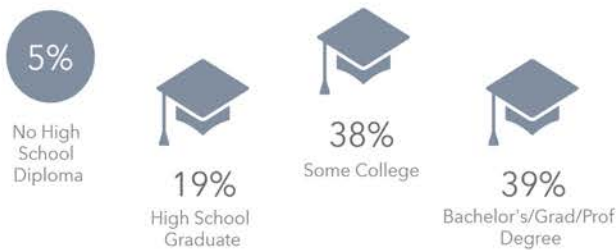
KEY FACTS



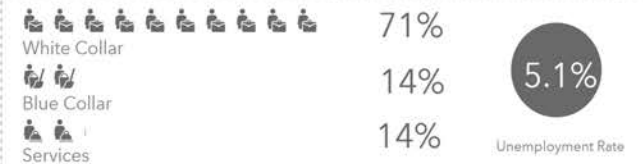
Average Household Size for this area
2.73 which is more than the average for United States

Area	Value	0.00	4.00
This area	2.73		
Arizona	2.64		
United States	2.59		
Pima County	2.46		

EDUCATION



EMPLOYMENT



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