

# Buckeye Commons West

SWC I-10 & Verrado | Buckeye, AZ

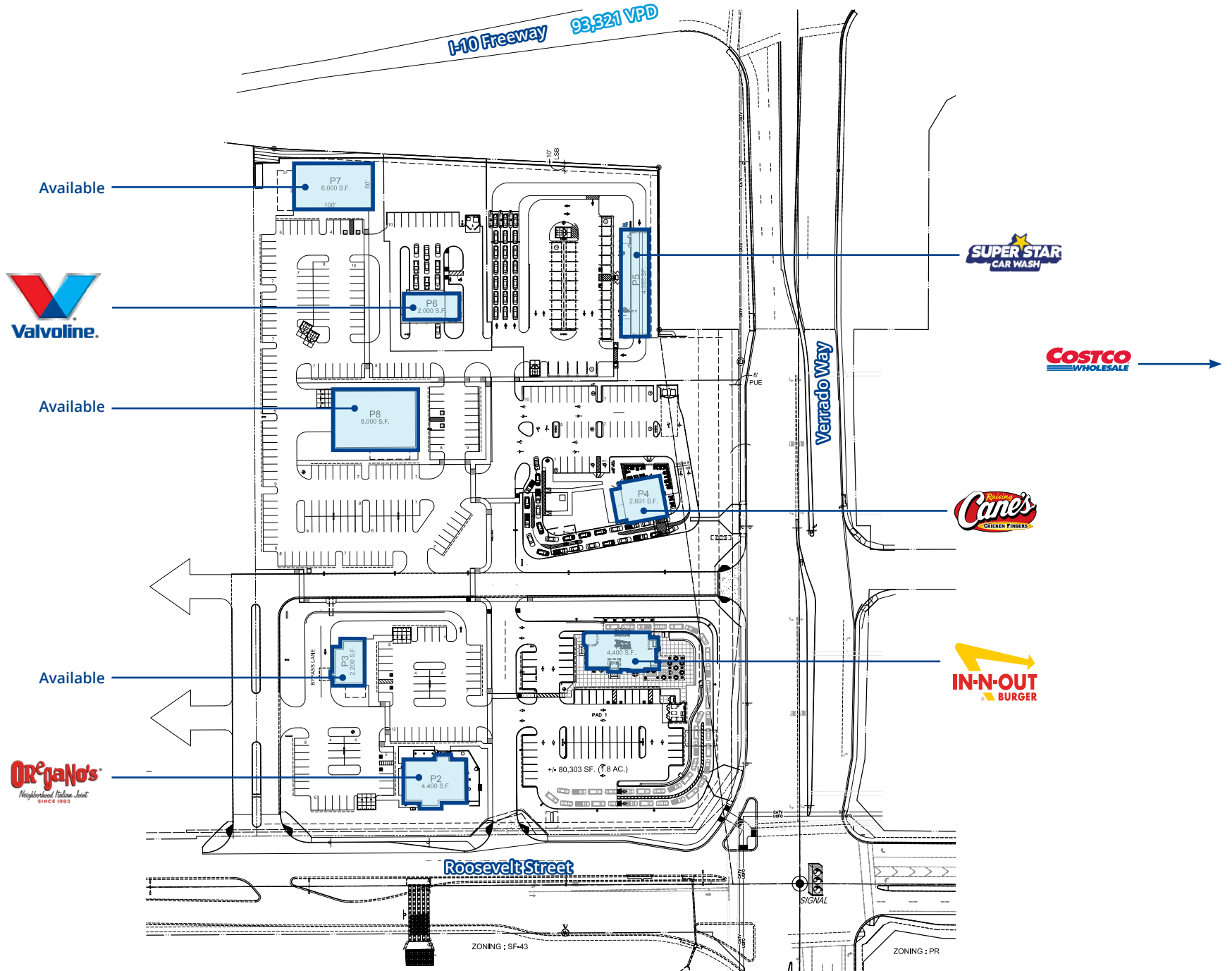
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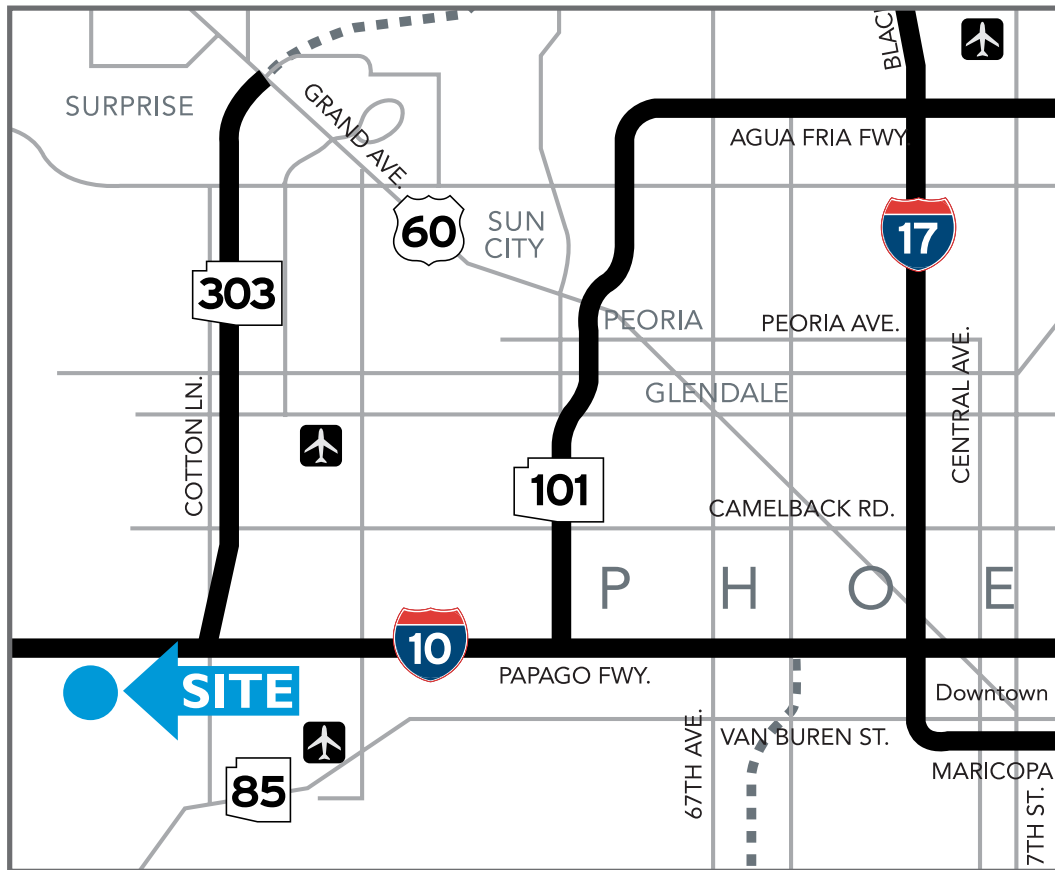


Ground Lease Pads Available



# Site Plan





## Project Space

- › Total property size
  - SWC: 11.5 acres
- › Pads available

## Property Highlights

- Buckeye is the nation's 5th fastest growing city (300,000 homes at full build-out)
- Verrado, a thriving master-planned community of 8,000 residents and entitled for 14,000 homes on 8,800 acres, lies just north of the asset.
- Strong trade area income levels with excellent retail sales numbers in Buckeye.
- Banner Health is planning a Medical Campus and Community Hospital one quarter mile north of property.
- Abrazo Health Campus coming soon to the West on 27 acres.

# Area Demographics

	1 mile	3 miles	5 miles
<b>Population Overview</b>			
2024 Total Population	4,295	49,891	101,865
2029 Total Population	4,424	54,065	114,804
2023-2028 Annual Rate	0.59%	1.62%	2.42%
<b>2023 Educational Attainment</b>			
Population 25 years and over	2,633	31,468	66,639
No High School Diploma	5.3%	7.0%	7.9%
High school graduate, GED, or alternative	22.3%	26.0%	25.3%
College No Degree	21.0%	23.6%	24.0%
College or Advanced Degree	51.3%	43.5%	42.8%
<b>Household Overview</b>			
2024 Households	1,333	15,707	31,227
2029 Households	1,391	17,242	35,804
2023-2028 Annual Rate	0.86%	1.87%	2.75%
<b>Household Income Trend</b>			
2024 Median Income	\$124,516	\$109,524	\$108,692
2029 Average Income	\$138,794	\$124,719	\$124,494
<b>2024 Home Value</b>			
Average Home Value	\$576,256	\$491,977	\$488,183

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