

FOR SALE > COMMERCIALLY ZONED LAND

4945- 4969

CUB LAKE ROAD

SHOW LOW, AZ 85901

SALE PRICE: \$713,511.00 or \$2.75/SF

Location

The property is located north of Cub Lake Road and Flores Drive in Show Low, Arizona

Area

±5.46 gross acres or ±237,837 square feet and is somewhat rectangular in shape. The parcel number are 212-03-008B* and 212-03-008C.

**According to the Navajo County website*

Features

- C-2** Zoning (General Commercial) City of Show Low
- The property is located north of the intersection of Cub Lake Road and Flores Drive, and is east of White Mountain Road
- Due to the proximity to the hospital, this site may be good for a long-term care facility or medical office

***According to City of Show Low website*

Contact Assistance

- Economic Development – City of Show Low (Steve North)
- Utilities – Navopache Electric
- Water – City of Show Low
- Telephone - Frontier



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Demographics

	1 mi Radius	3 mi Radius	5 mi Radius
Population Trend			
2000 Total Population	955	4,089	13,217
2010 Total Population	1,241	5,322	16,939
2013 Total Population	1,232	5,268	17,600
2018 Total Population	1,238	5,253	17,756
Population Change Trend			
2000 to 2010 Population Change	29.9%	30.2%	28.2%
2000 to 2013 Population Change	29.0%	28.8%	33.2%
2010 to 2018 Population Change	-.2%	-1.3%	4.8%
2013 to 2018 Population Change	.5%	-.3%	.9%



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