



Ross Plaza

NEC 43rd Ave & Peoria Ave

Suite Sizes Available From $\pm 1,260$ – $\pm 6,212$ SF
10605-10653 N 43rd Ave | Phoenix, Arizona 85029

HIGHLIGHTS

- Ross-anchored shopping center
- Huge traffic counts with almost 34,000 VPD through the intersection
- Great infill opportunity in a very dense trade area
- Monument signage opportunity
- Average Household Income over \$63,000 within a 1-mile radius of center
- Within two miles of I-17 (Black Canyon Freeway) and just 2 miles south of Arizona State University's West Campus

Aggressive Rates Available:

Call for pricing

Contact us:

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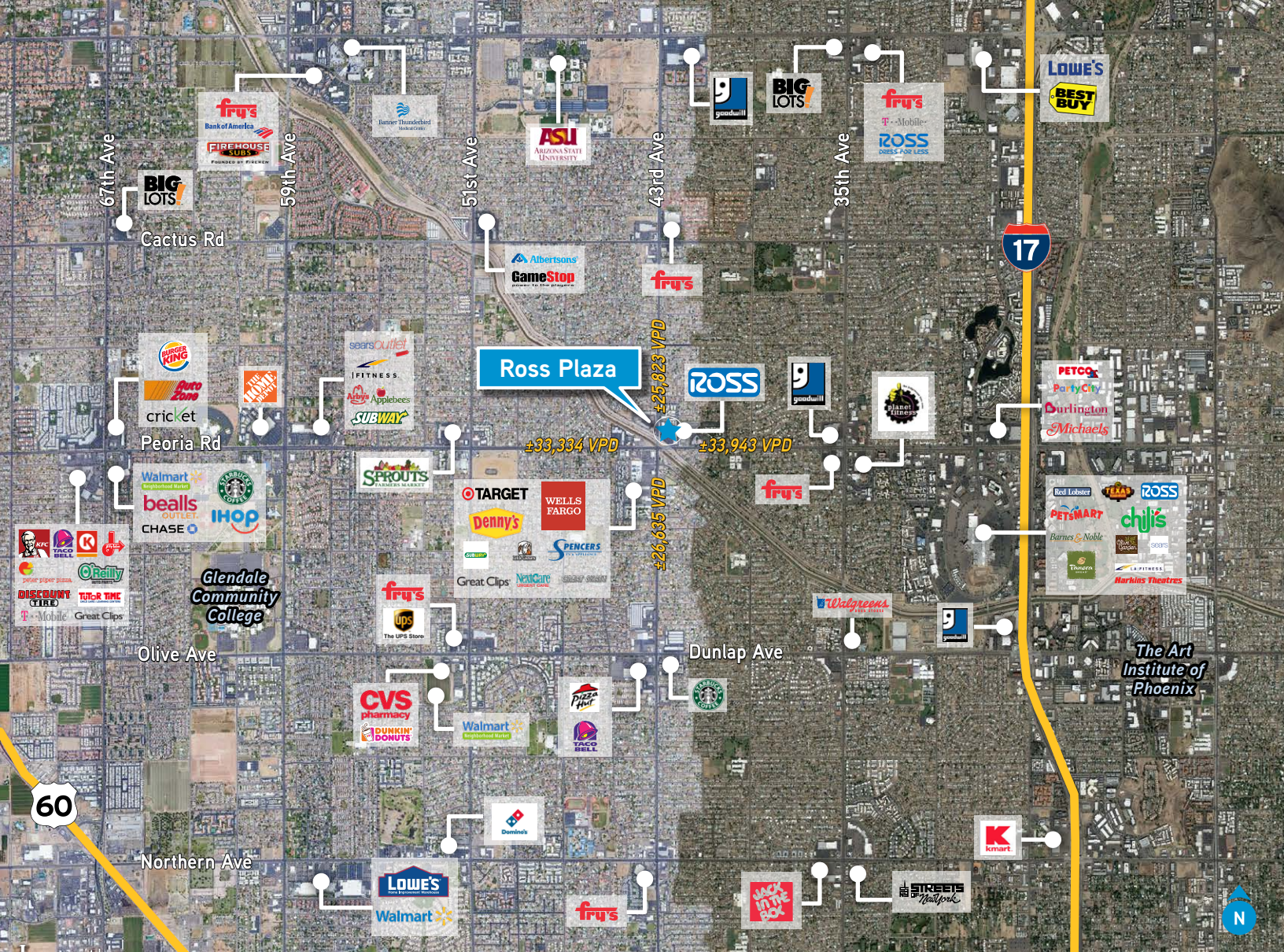
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Specifications

Total Acreage	±5.19 Acres
Zoning	C-2
Access	Grand Ave & Loop 101
Year Built	1984



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Availability

PAD	Jack in the Box	
10605	Korean BBQ & Shabu Fondue	6,000 SF
10609	AVAILABLE	2,240 SF
10611	H & R Block	1,680 SF
10613	HRO, Inc.	1,680 SF
10615	AVAILABLE	2,740 SF
10617	AVAILABLE	1,260 SF
10619	Jenny Craig	2,740 SF
10625	Ross	30,000 SF
10635	AVAILABLE	1,243 SF
10637	Barber	1,110 SF
10639	Insurance	1,045 SF
10641	Metro PCS	1,045 SF
10643	Records	1,307 SF
10645	AVAILABLE	2,172 SF
10649	Cuban Foods	2,270 SF
10653	AVAILABLE (with notice)	6,212 SF

Area Demographics 3-mile radius



Current Population
(2017)
175,672



Projected Population
(2022)
186,563



Average Household Income (2017)
\$59,703



Daytime At-Home Population (2017)
60.9%





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