

Lowe's Anchored Ground Lease Pad

NWC Higley Rd & Queen Creek Rd | Gilbert, AZ



PROPERTY OVERVIEW

Lowe's anchored ground lease PAD opportunity. PAD has prominent visibility on Higley Road and is aggressively priced.

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
2018 Population	9,126	86,600	198,171
2023 Population	10,325	99,105	226,028
2018 Median HH Income	\$97,507	\$97,555	\$98,573

*ESRI 2018 Estimates

TRAFFIC COUNTS

N: ±31,000 VPD (NB/SB)

S: ±32,800 VPD (NB/SB)

E: ±15,700 VPD (EB/WB)

W: ±18,000 VPD (EB/WB)

*Gilbert 2017



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The information contained herein has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates used are for example only, and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial and legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.



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