

Junior Box & Shops Available

AHWATUKEE MERCADO | SWC 48th St & Elliot Rd | Phoenix, AZ



For more information, please contact:

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PHOENIX COMMERCIAL ADVISORS

3131 East Camelback Road, #340 | Phoenix, AZ 85016 | 602.957.9800

CHAINLINKS
RETAIL ADVISORS

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PROPERTY DETAILS

- Anchored by a heavily-trafficked Safeway grocery store
- Dense and well-established surrounding neighborhoods with nearly 12,000 people residing within 1 mile and over 90,000 within 3 miles
- Only a half-mile from the full-diamond interchange at Interstate 10
- Very strong office and industrial employment to the east

DAYTIME POPULATION

	1-Mile	3-Miles	5-Miles
2018 Daytime Population	16,929	108,129	309,350
Workers	11,769	61,838	193,314
Residents	5,160	46,291	116,036

**ESRI 2018 Estimates*

TRAFFIC COUNTS

48th St & Elliot Rd	Elliot Rd & I-10
N: ± 21,319 VPD (NB & SB)	N: ± 228,562 VPD (NB & SB)
S: ± 21,287 VPD (NB & SB)	S: ± 194,891 VPD (NB & SB)
E: ± 38,028 VPD (EB & WB)	E: ± 55,939 VPD (EB & WB)
W: ± 12,541 VPD (NB & SB)	W: ± 38,028 VPD (EB & WB)

**ADOT 2006, 2016, 2017*

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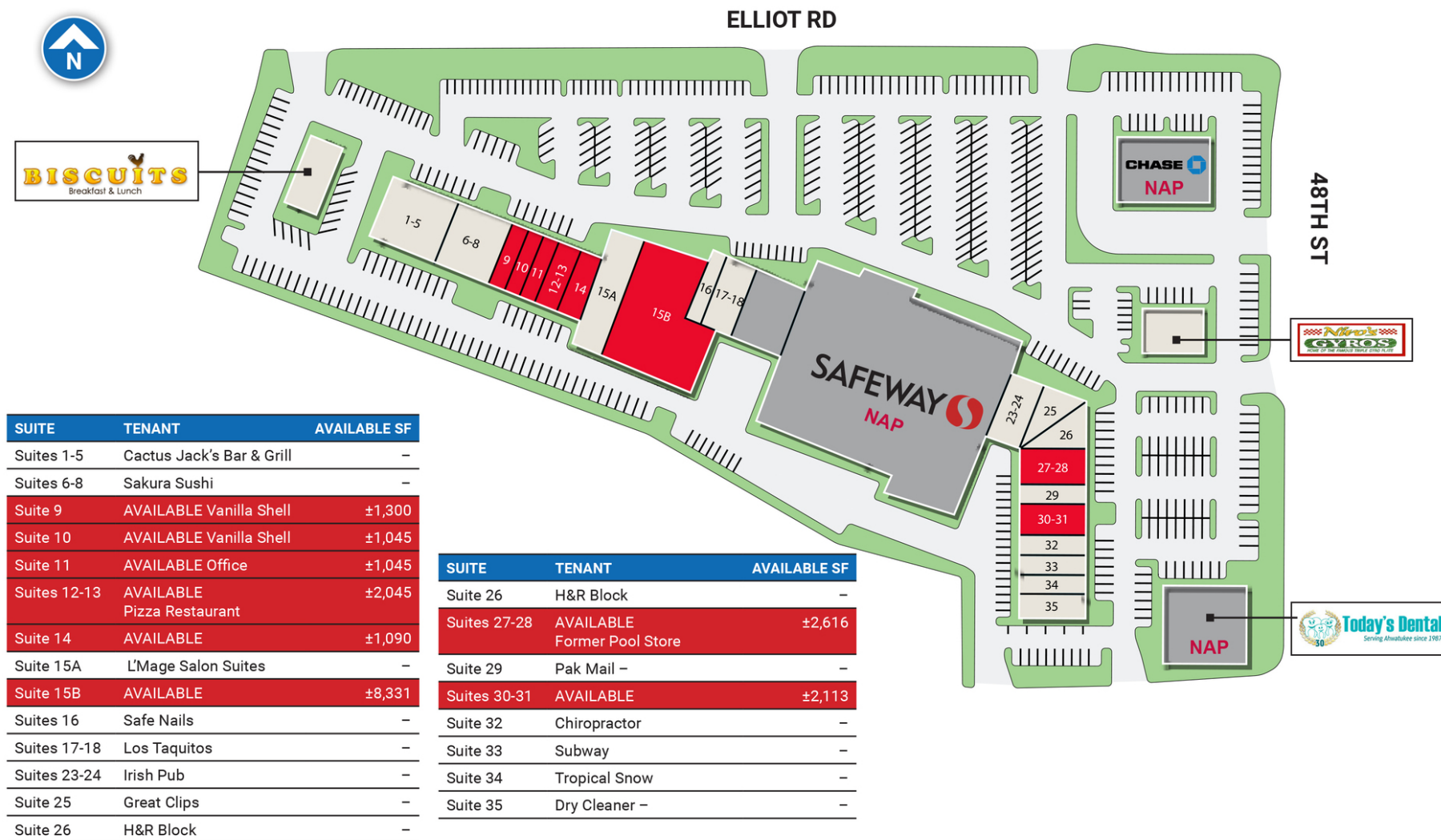
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