

# GRANADA PLAZA

590 N. ALMA SCHOOL ROAD | CHANDLER, AZ 85224



**LEVROSE**  
COMMERCIAL REAL ESTATE



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# AVAILABLE

SUITE 30 2,987 SF\*

SUITE 31 5,100 SF\*

\*Suites 30 & 31 contiguous to 8,087 SF



## LEASE RATE

\$16.00/SF Modified gross

## PROPERTY HIGHLIGHTS

- Space available from 610 SF to 9,720 SF
- Under new ownership
- Great Chandler location with closed proximity to Loop 101 and 202 Freeways
- Building frontage on Alma School Road - 36,669 Vehicles Per Day

## DEMOGRAPHICS

POPULATION	1 MILE	3 MILE	5 MILES
2019 Total Population:	18,839	305,803	139,422
2024 Population:	20,476	326,999	148,911
Pop Growth 2019-2024:	8.69%	6.93%	6.81%
Average Age:	35.60	36.60	35.50
HOUSEHOLDS	1 MILE	3 MILE	5 MILES
2019 Total Households:	7,691	114,323	52,411
HH Growth 2019-2024:	9.43%	6.80%	6.74%
2019 Avg Household Income:	\$76,724	\$97,872	\$87,683
Median Home Value:	\$56,483	\$78,618	\$69,712



LOOP 202

LOOP 101

Dignity Health.  
Chandler Regional Medical Center

COSTCO  
WHOLESALE

CHANDLER  
FASHION CENTER

WAL\*MART

YMCA

LOWE'S

THE HOME  
DEPOT

SAFEWAY

ANYTIME  
FITNESS

ARIZONA  
COLLEGE PREP

Cheddar's  
Chick-fil-A  
ROSS  
DRESS FOR LESS  
ULTA  
BEAUTY

SPROUTS  
FARMERS MARKET

FLORIDINO'S  
PIZZA & PASTA

Peter Piper  
Denny's  
GYROS  
EXPRESS  
SUBWAY

FOOD STORES  
Fry's

Si Señor  
RESTAURANT  
FINEST MEXICAN FOOD  
THE Studio  
ACADEMY OF BE



N. ALMA SCHOOL RD

East Valley JCC

meineke  
car care centers

goodwill

USA'S  
Skateland  
Clean • Fun • Friendly • Safe

W. RAY RD