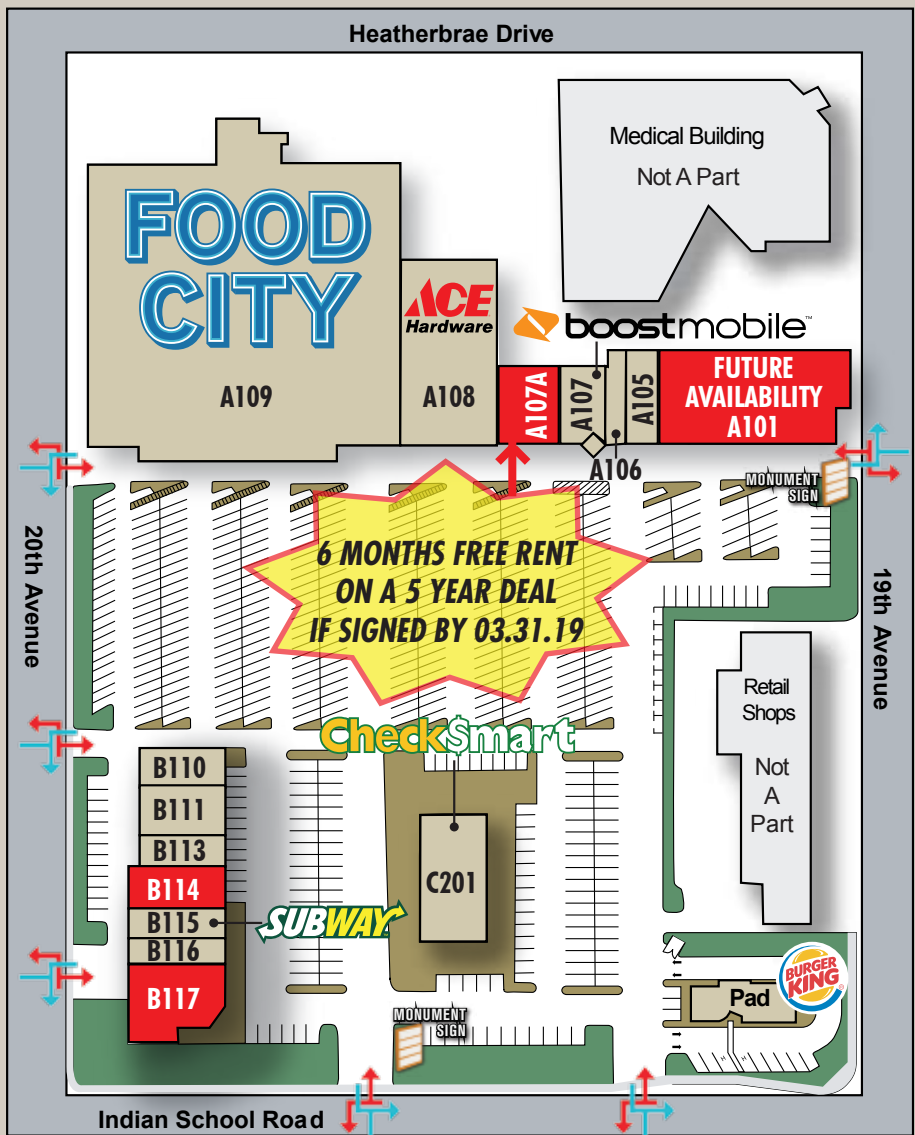


Northwest Corner of 19th Ave & Indian School Rd - Phoenix, Arizona



SUITE	TENANT	SF
A101	FUTURE AVAILABILITY	7,310
A105	Phat Catz Barbershop	1,134
A106	Mitra Mashayekhi-Income Tax	957
A107	Boost Mobile	1,428
A107A	AVAILABLE	2,422
A108	Ace Hardware	13,700
A109	Bashas' (FOOD CITY)	62,868
B110	Yin's Chinese Restaurant	1,720
B111	Laundromat	3,154
B113	Jason H. Nordean DDS	1,598
B114	AVAILABLE	1,763
B115	Subway	1,450
B116	JB Nail & Spa	978
B117	AVAILABLE	5,425
C201	CheckSmart	4,000



### DEMOGRAPHICS (Source: SitesUSA)

	1 Mile	2 Miles	3 Miles
Estimated Population (2017)	32,777	188,957	514,220
Projected Population (2022)	36,364	210,167	570,930
Estimated Avg. Household Income (2017)	\$43,023	\$54,367	\$53,983
Projected Avg. Household Income (2022)	\$48,163	\$61,376	\$60,973
Average Household Size (2017)	2.85	2.64	2.73
Total Daytime Employees (2017)	7,088	116,142	321,916
Median Age (2017)	30.6	32.6	32.3

### TRAFFIC COUNTS (2016 Source: CoStar)

Indian School Rd	37,994
19th Ave	21,743
Total Cars Per Day	59,737



# DE RITO PARTNERS, INC

# SHOP SPACE IN **FOOD CITY** ANCHORED CENTER - PHOENIX, AZ

Northwest Corner of 19th Ave & Indian School Rd - Phoenix, Arizona

HORIZON VILLAGE/PRIME DAILY NEEDS SHOPPING CENTER 1,763 SF - 7,310 SF FOR LEASE



For further information contact:

**LIZETTE BORBON-ISKHAKOVA**  
(602) 553-2948  
lizette.borbon@derito.com

**JUSTIN RIHS**  
(602) 553-2944  
justin.rihs@derito.com

9120 E. Talking Stick Way, Suite E-1  
Scottsdale, AZ 85250  
o. 480.834.8500 | f. 602.381.1981  
www.derito.com

### PROJECT HIGHLIGHTS

- Less than 1 mile east of **17** Black Canyon Freeway
- Extremely dense trade area with over 500K people in a 3 mile radius
- Nearly 60K vehicles per day at intersection
- Two highly visible end-caps available along 19th Ave & Indian School Rd
- Monument signage available on 19th Ave & Indian School Rd

Join: **FOOD CITY** **ACE Hardware** **BURGER KING** **CheckSmart** **boost mobile** **SUBWAY**

Tenants at Intersection: **CVS** **Pizza Hut** **cricket wireless**

# DE RITO PARTNERS, INC

The information provided is gathered from sources deemed reliable. However, De Rito Partners makes no representations, warranties or guarantees as to its accuracy. The information has not been independently verified or confirmed by De Rito Partners. The information provided should not be relied upon to make any leasing or purchasing decisions. This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through De Rito Partners.



