

# RETAIL SPACE FOR LEASE

SWC Warner Road & McClintock Drive, Tempe, AZ



## Property Highlights:

- Anchored by Bashas', Wendy's
- Limited Time Lease Rate:  
\$12.00-\$15.00 per square foot
- \$3.70 per square foot, NNN
- Building Area: 105,200 square feet
- Zoning: PCC-1, City of Tempe

## Demographics:

	1 Mile	3 Mile	5 Mile
Total Population	11,079	126,470	335,463
Average Household Income	\$139,343	\$105,443	\$87,688
Traffic Counts			
McClintock Road	30,000 VPD		
Warner Road	35,000 VPD		

For more information, please contact:

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Suite	Tenant
C-1A	Vacant 1,137 SF
C-1B	Vacant 1,663 SF
C-2	Vacant 1,050 SF
C-3	Vacant 1,050 SF
C-4	Vacant 1,050 SF
C-5	Bernings Jewelry
C-6	Golden West Travel
C-7/8	Team Sports
C-9	Quilter's Ranch
C-10/11	Vacant 4,022 SF
C-12	Vacant 975 SF
C-14	Sunshine Gourmet
C-15	Vacant 1,131 SF
C-16	Vacant 2,303 SF
B-1	Vacant 474 SF
B-2	Vacant 1,626 SF
B-3/4	Vacant 1,755 SF
B-5	Priya Indian Cuisine
B-6	Leslie's Poolmart
A-9	Arizona Hair
A-10/11/12	By the Yard
A-14	Dental
A-15	Definitely Debra
A-16	Vacant 1,168 SF
A-17	Chiropractor
A-18	Nail Salon
A-19	Dry Cleaners

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