

FOR LEASE

Shops at Tuscano

SEC Lower Buckeye Rd & 75th Ave | Phoenix, AZ 85043



**Fully Fitted Dental
Office Available
1st Qtr 2017**



Overview

AVAILABLE

2,400 SF (divisible)

1,800 SF (1st Qtr 2017)

RATE

Call for Rates

Demographics

	1 MILE	3 MILE	5 MILE
2016 Est Population	10,247	58,978	223,623
2021 Est Population	11,041	63,414	239,416
Average HH Income	\$69,303	\$58,806	\$54,215
Daytime Population	3,232	25,724	81,732

Year: 2016 | Source: Esri

Traffic Counts

Lower Buckeye Road	14,932 VPD
75th Avenue	13,943 VPD

Year: 2011 & 2013 | Source: MPSI

Contact

BRAD BALBO

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Description

- Fully fitted dental office available 1st Qtr 2017
- New vanilla shell (can demise)
- Low introductory rates
- Located just 3 miles south of the I-10 Freeway and directly across the street from 24 hour Walmart Supercenter
- Monument signage available
- Join:



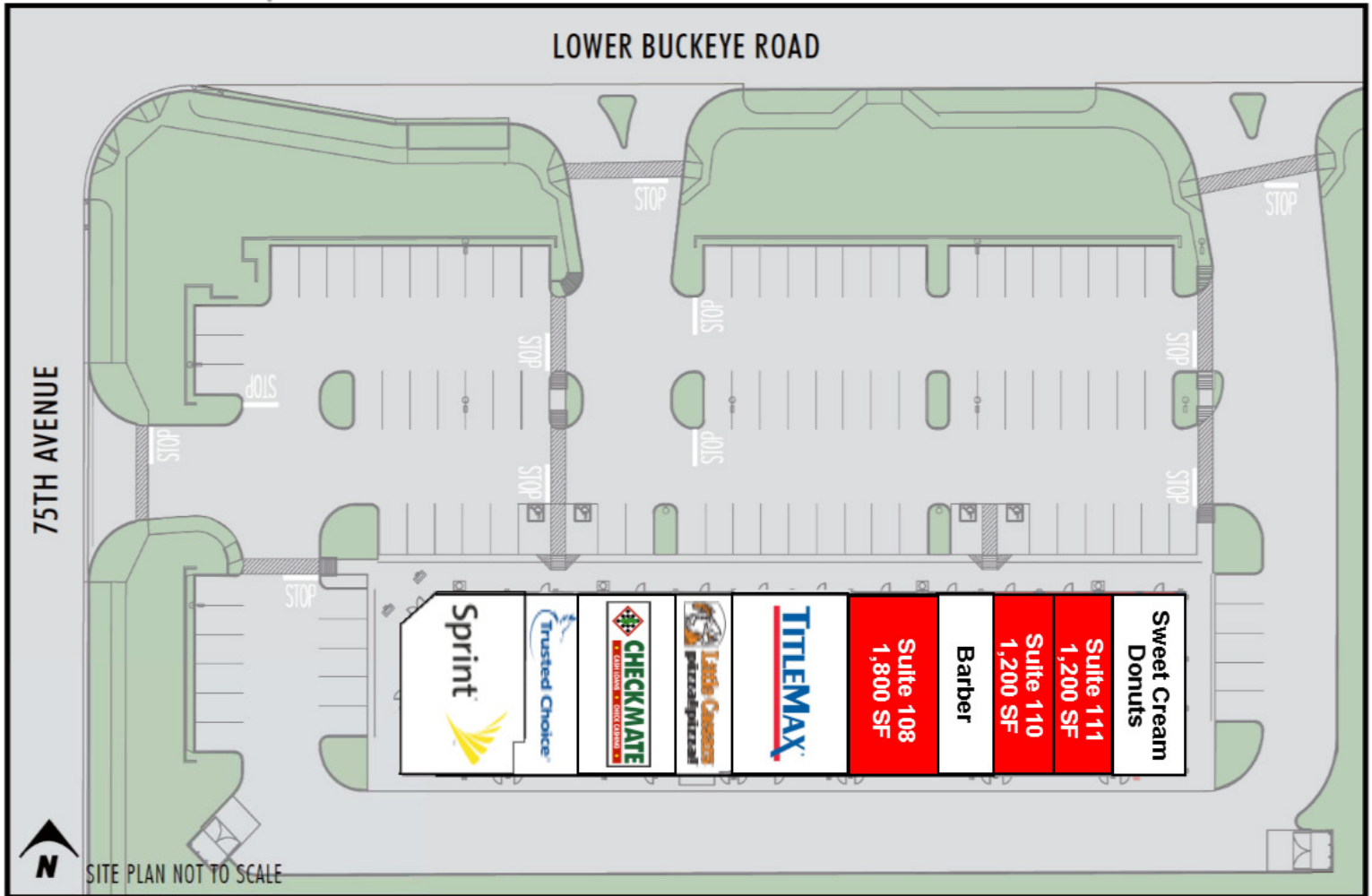
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SRSRE.COM

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Suite #	Tenant	Sq. Ft.	Suite #	Tenant	Sq. Ft.
100	Sprint	2,425 SF	108	AVAILABLE	1,800 SF
102	Trusted Choice Insurance	1,131 SF	109	Barber	1,200 SF
103	Checkmate Payday Loans	1,921 SF	110	AVAILABLE	1,200 SF
104	Little Caesar's Pizza	1,200 SF	111	AVAILABLE	1,200 SF
106-107	TitleMax	2,361 SF	112	Sweet Cream Donuts	1,500 SF

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