



GROUND FLOOR RETAIL FOR LEASE

UNCOMMON FLAGSTAFF

910 S Milton Rd Flagstaff | AZ 86001

BRYAN LEDBETTER
602.795.8670
bledbetter@w-retail.com

BRYAN BABITS
602.931.4491
bbabits@w-retail.com

KATIE WEEKS
602.368.1372
kweeks@w-retail.com

WESTERN RETAIL ADVISORS
2555 E Camelback Rd, Suite 200
Phoenix AZ, 85016
602.778.3747 | w-retail.com

UNCOMMON FLAGSTAFF

SWC Historic Route 66 & Milton Rd | Flagstaff, AZ



LOCATION DESCRIPTION

SWC Historic Route 66 & Milton Road - Flagstaff

PROPERTY HIGHLIGHTS

- Ground Level Retail/Restaurant Spaces Available in new Flagstaff Student Housing Development.
- Uncommon Flagstaff – 6 Story, 588 Bed Student Housing Development
- Steps away from Northern Arizona University (approximately 20,000 Students)



The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

UNCOMMON FLAGSTAFF

SWC Historic Route 66 & Milton Rd | Flagstaff, AZ

AVAILABLE SPACES

SUITE	TENANT	SIZE
1	SUDDENLINK	2,192 SF
2	ESENEM YOGA	1,726 SF
3	DORRANCE FOUNDATION FOR EDUCATION	2,299 SF

The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

UNCOMMON FLAGSTAFF

SWC Historic Route 66 & Milton Rd | Flagstaff, AZ



The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

UNCOMMON FLAGSTAFF

SWC Historic Route 66 & Milton Rd | Flagstaff, AZ



The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

UNCOMMON FLAGSTAFF

SWC Historic Route 66 & Milton Rd | Flagstaff, AZ

POPULATION SUMMARY	1 MILE	3 MILES	5 MILES
Total Population	20,801	53,211	73,302
Total Population in 5 years	21,628	55,974	76,889
Annual Growth Rate	0.78%	1.02%	0.96%
Median Age	22.5	25.2	27.9
INCOME SUMMARY			
Median Household Income	\$41,719	\$56,169	\$61,409
Average Household Income	\$57,911	\$79,823	\$86,502
BUSINESS SUMMARY			
Total Businesses	1,139	2,289	3,080
Total Employees	15,860	31,494	40,624
Daytime Population	28,081	60,194	79,2440
POPULATION 25+ by EDUCATIONAL ATTAINMENT			
Associate's Degree	10.1%	10.0%	9.6%
Bachelor's Degree	23.9%	28.2%	28.6%
Graduate / Professional Degree	12.3%	18.7%	20.2%
Percent of Population with Degrees	46.3%	56.9%	58.4%
EMPLOYED POPULATION 16+ by OCCUPATION			
Total	8,580	24,510	34,681
White Collar	59.2%	63.0%	64.1%
Service Industry	29.8%	23.7%	21.9%
Blue Collar	11.0%	13.3%	14.0%
HOUSEHOLD SUMMARY			
Households	5,368	17,462	25,117
Average Household Size	2.07	2.44	2.49
Average Family Size	2.75	3.06	3.05
Median Home Value	\$277,226	\$339,371	\$342,496

* 2020 Demographic data derived from ESRI

The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.