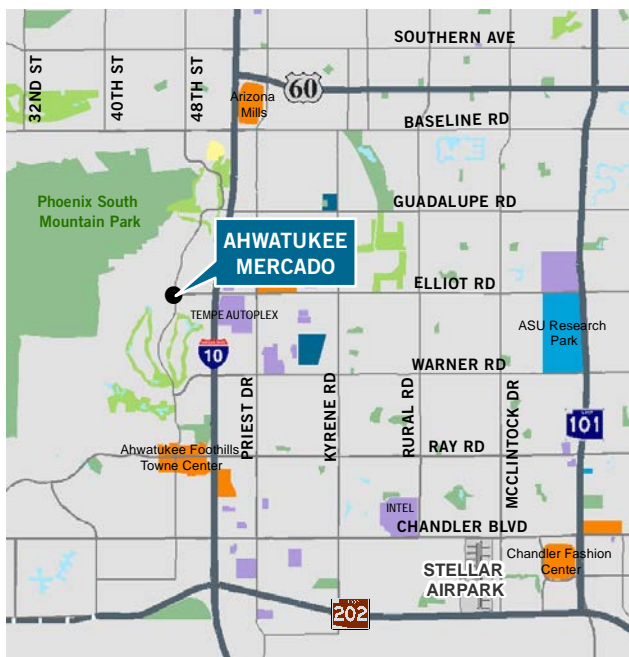




**AVAILABLE FOR LEASE  
UNDER NEW OWNERSHIP**

**Ahwatukee Mercado** SWC 48th Street & Elliot Road | Phoenix, AZ

**Cassidy Turley** / Commercial Real Estate Services



**Property Features**

- Visibility from Elliot Road and 48th Street
  - Leading Neighborhood Shopping Center Anchored by Safeway
  - 1,000 to 13,000 SF available
  - Built-out Coffee Space and Salon Space Available
  - New ownership with aggressive rates
  - Former ±13,000 SF Walgreens Available
- 2012 Population\*
 

1 Mile	3 Miles	5 Miles
10,766	93,300	236,075
  - 2011 Average Household Income\*
 

1 Mile	3 Miles	5 Miles
\$71,723	\$73,364	\$76,325

\* Source: ESRI, 2013

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**Cassidy  
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Real Estate Services

# Ahwatukee Mercado SWC 48th Street & Elliot Road | Phoenix, AZ

ELLIOT ROAD

48TH STREET



1-5	Cactus Jack's Bar & Grill
6-8	Pacific Gardens
9	Vacant ±1300 SF
10	Vacant ±1000 SF
11	Edward Jones
12-13	Jimmy & Joe's
14	Vacant ±1100 SF
15	Vacant ±13,000 SF
16	Safe Nails
17-18	Los Taquitos
23-24	Brads Place

25	Great Clips
26	H&R Block
27-28	Leslies
29	Mail & More
30-31	Cactus Bikes
32	George Budkler
33	Subway
34	Vacant ±1045 SF
35	Dry Cleaner

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