

# Broadway & McClintock

1737 E Broadway Road, Tempe, AZ 85282



## Property Highlights

40,060 Gross Leasable Area

1.80 Total Acres

368,170 5 Mile Population

- Benefits from the close proximity to the largest public university in the U.S., Arizona State University, less than one mile away.
- Ideally situated on a heavily trafficked intersection.
- Anchored by a Smart & Final supermarket and Dollar Tree.



## Demographics

	1-Mile	3-Mile	5-Mile
Population	26,340	161,314	368,170
Households	11,885	65,233	148,283
Avg HH Income	\$53,714	\$57,935	\$62,427

Source: Esri, 2018

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## Current Tenants

1	Come For Nails	1,080 SF	10	D.R. \$1.75 Cleaners	3,200 SF
2	Wireless USA	720 SF	13	AZ Insurance Agency	750 SF
3	Lucky Star Restaurant	4,740 SF	14	Coin Laundry	2,400 SF
6	Auto Equity Loans	1,260 SF	15	Bank of America (Drive-up...	1,500 SF
7	Dollar Tree (N.A.P.)		16	Ted's Jumbo Red Hots	3,160 SF
8	Smart & Final (N.A.P.)		17	Aaron's and The UPS Store...	10,000 SF
9	Papaya Thai	3,200 SF			

## Available/Coming Soon

11	Available	6,400 SF
12	Available	1,650 SF