

Safeway Plaza – Peoria

8376 W. Cactus Rd. &
12370 N. 83rd Ave.
Peoria, AZ 85381
Maricopa County



key features

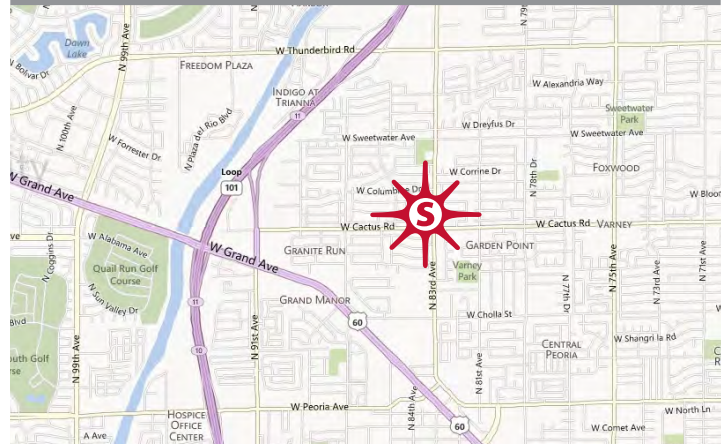
- Safeway-anchored center in dense Metro Phoenix submarket
- close proximity to the 101 Loop
- daily traffic counts: 16,011 on 83rd Avenue and 18,446 on Cactus Road

demographics

	1 mile	3 miles	5 miles
population	18,442	119,610	333,649
households	6,443	49,261	134,404
avg. household income	\$105,662	\$96,399	\$92,261
daytime population	9,051	73,270	193,242

2024 estimates. Source: Applied Geographic Solutions 5/2024, TIGER Geography

retail space for lease 1,244 sf



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8376 building

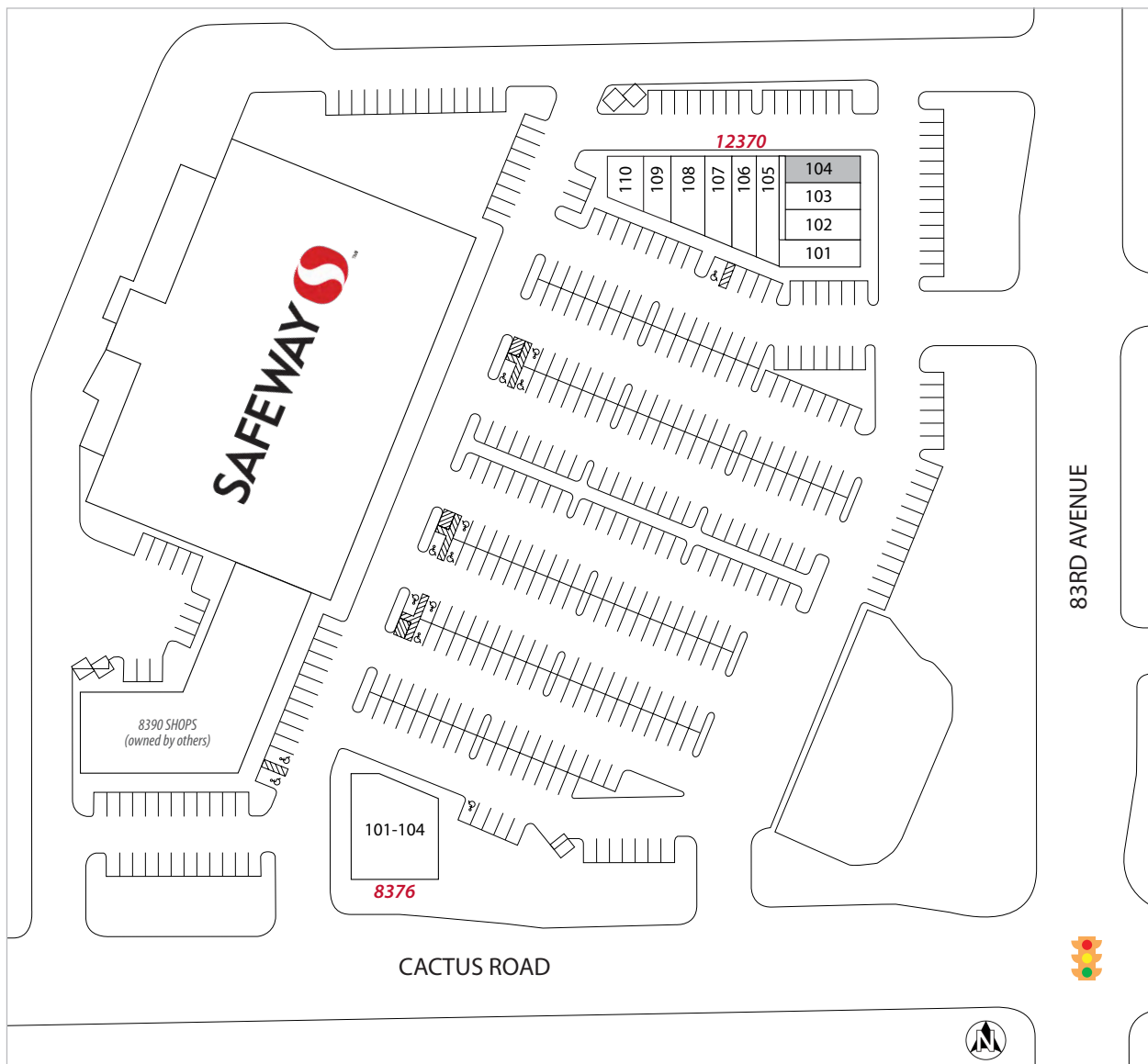
UNIT	TENANT	DIMS.	S.F.
101-104	KNOCKOUT FITNESS	64 x 70 IRR	4,590

8390 shops (owned by others)

BARRO'S PIZZA	AMERICAN FAMILY INSURANCE
SALAD WORLD	YOUR FAMILY DENTIST
WATER & ICE	MANE SOCIETY SALON

12370 building

UNIT	TENANT	DIMS.	S.F.
101	CACTUS MOTOR VEHICLE SERVICES	18 x 60	1,080
102	TOP ROCKER TATTOO	21 x 60	1,260
103	BLITE MENSWEAR	18 x 60	1,244
104	AVAILABLE	18 x 60	1,244
105	KIDS CAVE	17 x 79.5 IRR	1,312
106	RED STAR SPA	18 x 73.5 IRR	1,288
107	FARMERS INSURANCE	20 x 67 IRR	1,278
108	AIZ BEHAVIORAL HEALTH	25 x 60 IRR	1,371
109	GOLDEN TOUCH WRAPS	20 x 50 IRR	915
110	NFL CUTS	27 x 42 IRR	989



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