

# MARCOS DE NIZA PLAZA

T E M P E • A R I Z O N A



705 East Guadalupe Road • Tempe, Arizona 85283

For further information, please contact:

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**Size:** 66,600 Square Feet    **Spaces Starting From:** 1,200 SF

**Zoning:** C-2, City of Tempe

**Traffic Counts:** Guadalupe Rd: 25,511 cars/day • Rural Rd: 27,750 cars/day

(2007: City of Tempe)

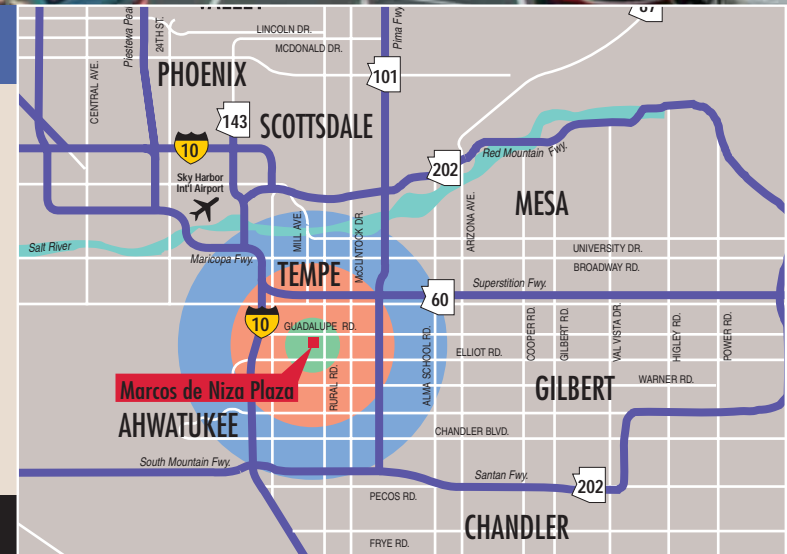
**Demographics:**

(2007: Demographicsnow.com)

|                          | 1 mile radius | 3 mile radius | 5 mile radius |
|--------------------------|---------------|---------------|---------------|
| Population:              | 13,547        | 133,480       | 390,925       |
| Households:              | 5,198         | 51,768        | 150,200       |
| Median Household Income: | \$ 70,943     | \$ 66,245     | \$ 58,430     |
| Median Age:              | 36.7          | 33.3          | 31.2          |

For leasing plans, availability and rates, visit us at:

[www.pollackinvestments.com/marcos](http://www.pollackinvestments.com/marcos)



The information contained herein has been obtained from sources we deem reliable. While we have no reason to doubt its accuracy, we do not guarantee it.

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REAL ESTATE INVESTMENTS



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\* Square foot indications are approximate

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