

FOR SALE

COMMERCIAL LAND AVAILABLE

Size: ±10 acres

Zoning: Proposed C-2, Maricopa County

APN: 211-24-137B

Hard corner location

Limited commercial opportunities in the immediate trade area

Carefree Hwy is a major east/west arterial in North Phoenix

Located 3.5 miles east of Interstate 17 (Full Diamond Interchange)

Call for Pricing

CHAD RUSSELL

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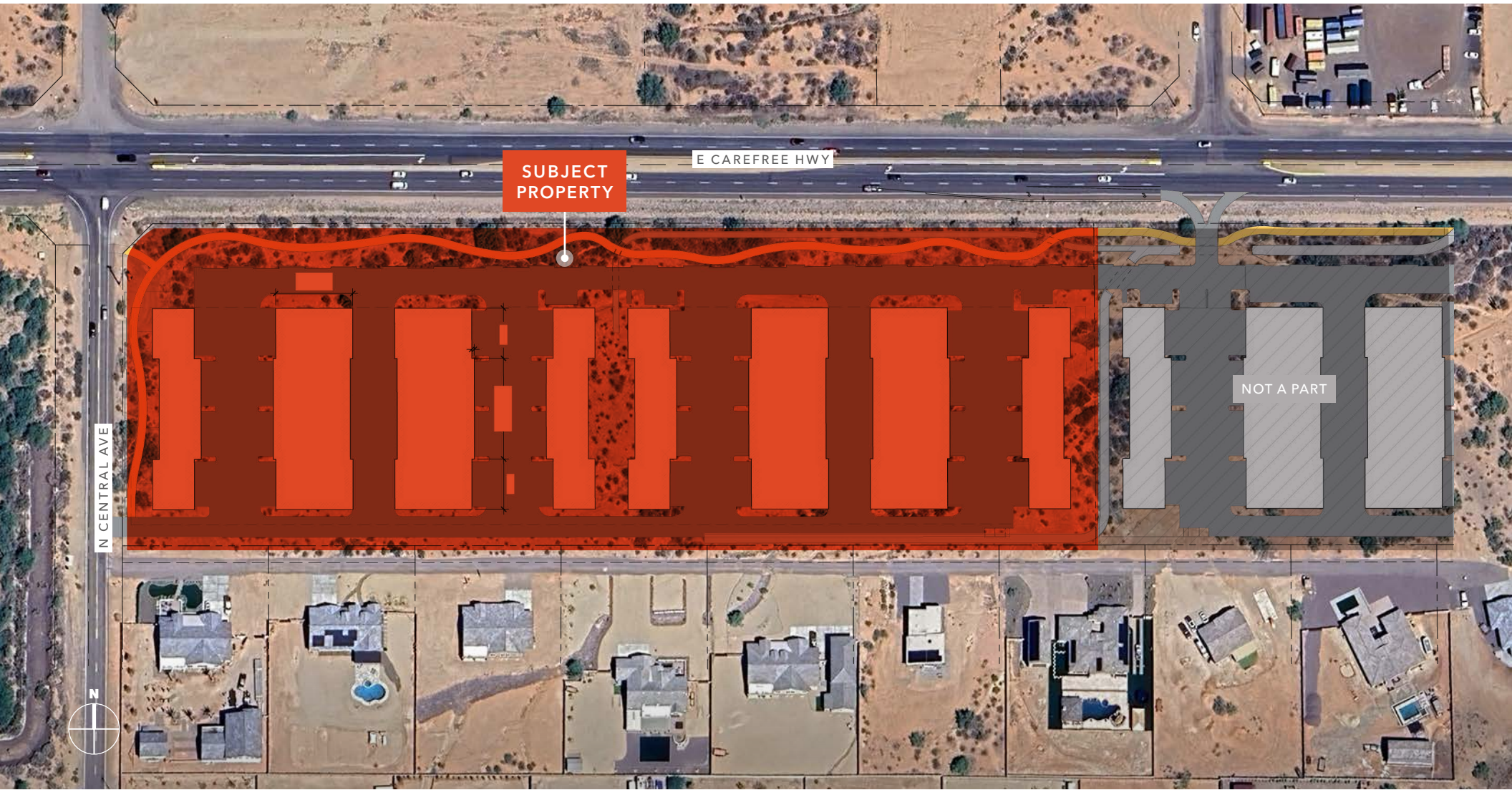
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SEC CAREFREE HWY & CENTRAL AVE
PHOENIX, ARIZONA



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SITE PLAN



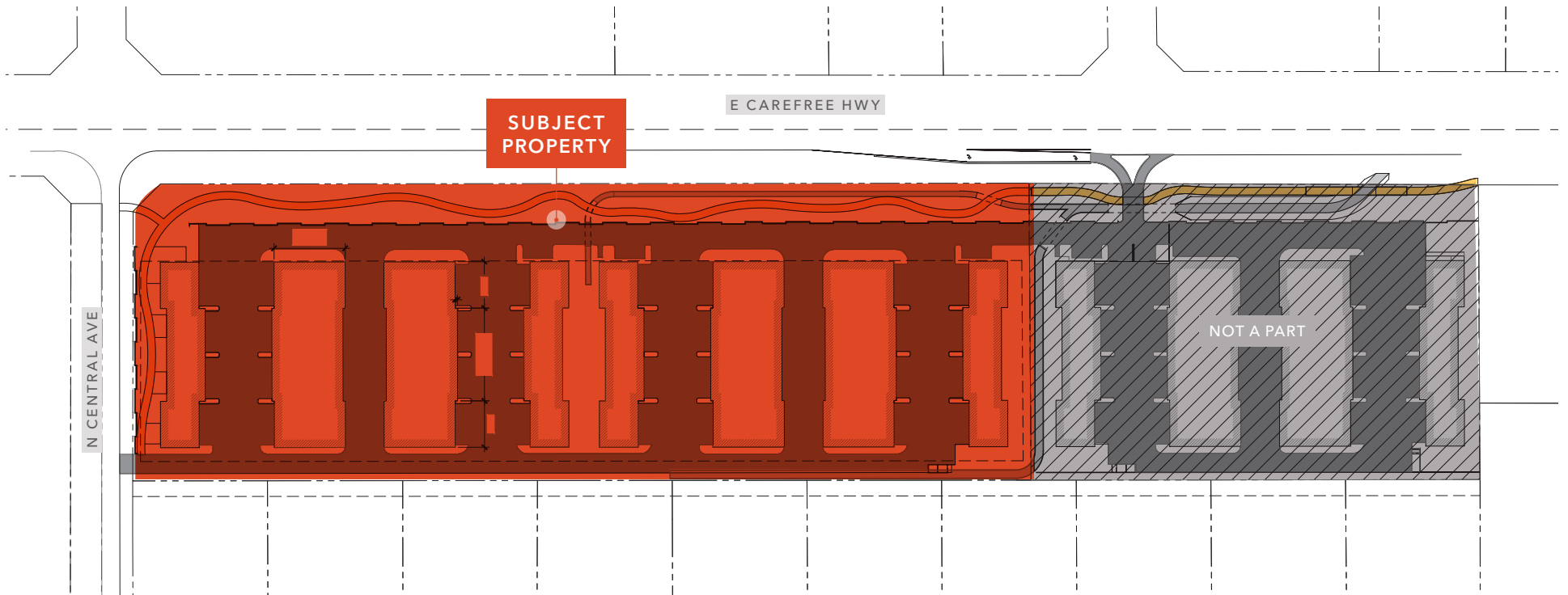
SITE PLAN

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AVAILABLE

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DEMOGRAPHICS

POPULATION

	1 Mile	3 Miles	5 Miles
2025 POPULATION	1,482	23,368	63,391
2030 PROJECTED POPULATION	1,576	23,743	64,881
2010-2020 ANNUAL GROWTH	1.6%	3.5%	2.3%
MEDIAN AGE	49.4	41.2	41.2

DAYTIME EMPLOYMENT & CONSUMER SPENDING

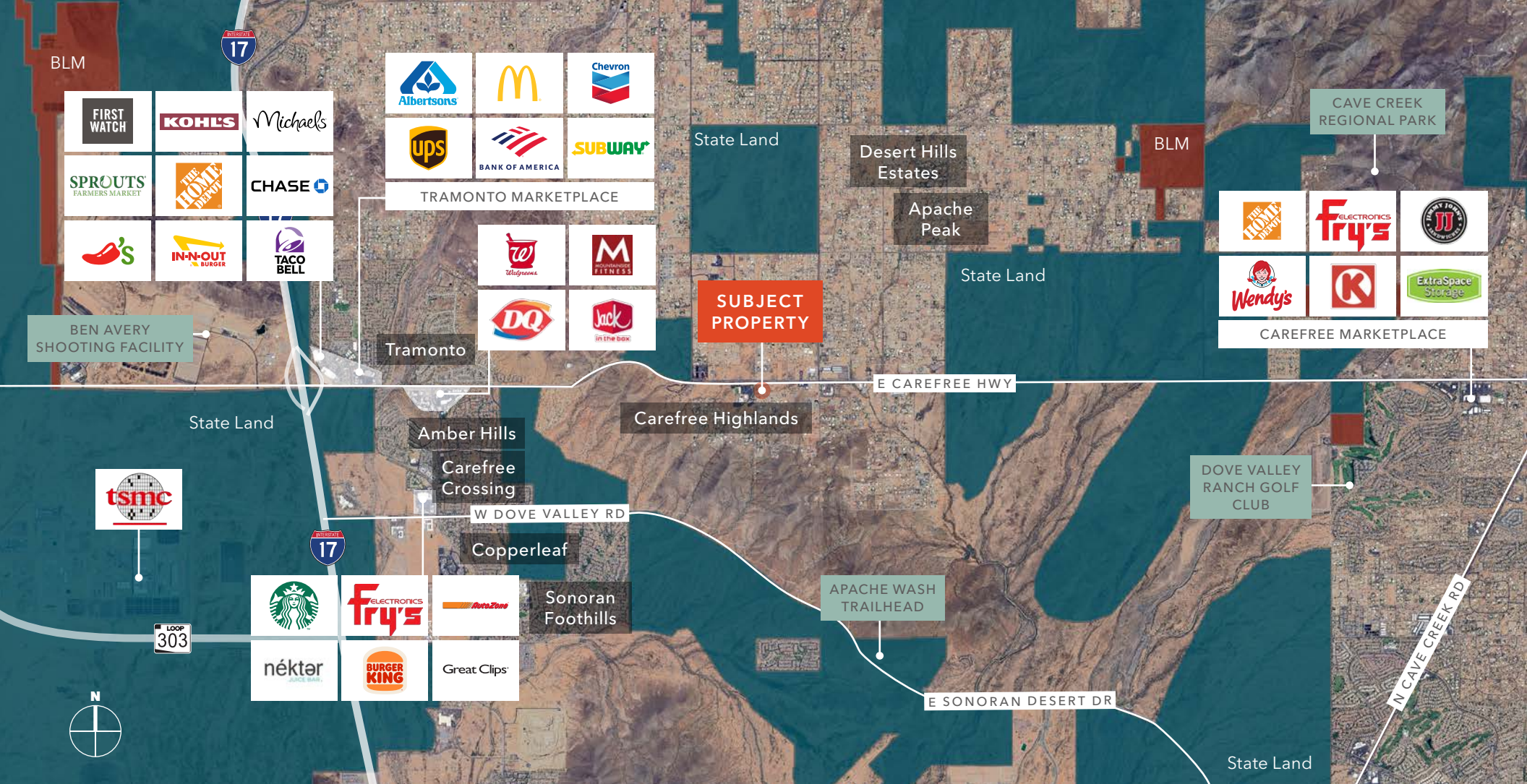
	1 Mile	3 Miles	5 Miles
TOTAL DAYTIME EMPLOYMENT	1,331	8,326	25,706
TOTAL CONSUMER SPENDING	\$39.29 M	\$601.48 M	\$1.53 B

HOUSEHOLDS & INCOME

	1 Mile	3 Miles	5 Miles
2025 HOUSEHOLDS	581	9,238	23,386
2030 PROJECTED HOUSEHOLDS	626	9,563	24,386
2025-2030 ANNUAL GROWTH	1.6%	0.7%	0.9%
2025 AVERAGE HOUSEHOLD INCOME	\$183,291	\$172,649	\$173,429

Data Source: ©2026, Costar





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*For more information on
this property, please contact*

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