

South Mountain Plaza - SWC 16th St & Southern Ave

Phoenix, AZ — GROCERY ANCHORED NEIGHBORHOOD CENTER



JOIN THE FOLLOWING TENANTS:



Highlights:

-Shopping Center Planned for Full Exterior Remodel - Great New Property

-Very Busy Safeway Grocer—Recently Completed Interior Remodel

Property Size:

+/-100,000 SF Grocery Anchored Center

Available:

Shops:

1200 SF Coming Available!

Pad:

Ground Lease or BTS Available

DEMOGRAPHICS

	<u>1 Mile</u>	<u>3 Mile</u>	<u>5 Mile</u>
Population:	23,512	101,709	225,390
Avg. Income:	\$57,548	\$60,735	\$60,429

Traffic Counts

Southern Ave:	28,109 VPD
16th Street:	22,505 VPD

Location:

-Just South of Downtown Phoenix & Sky Harbor
-Limited opportunities in Trade Area with Grocery Anchor
-Great Visibility to Street
-Over 500 New Homes Under Construction in 1 mile



HINKSON COMPANY, LLC

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CHRIS HINKSON

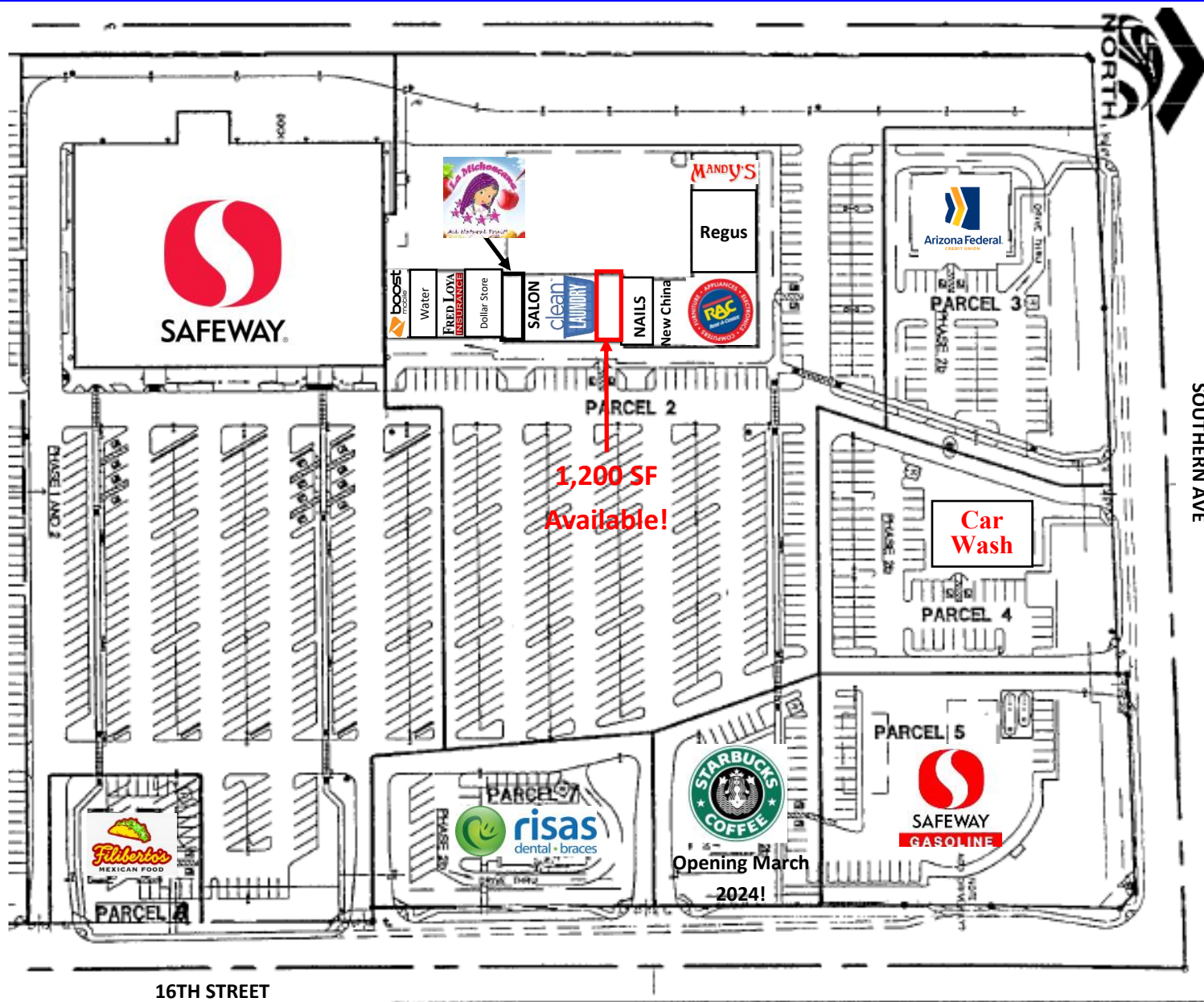
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South Mountain Plaza

SWC 16th St & Southern Ave, Phoenix, AZ



Site Plan

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Aerial Site Plan

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Property Photos

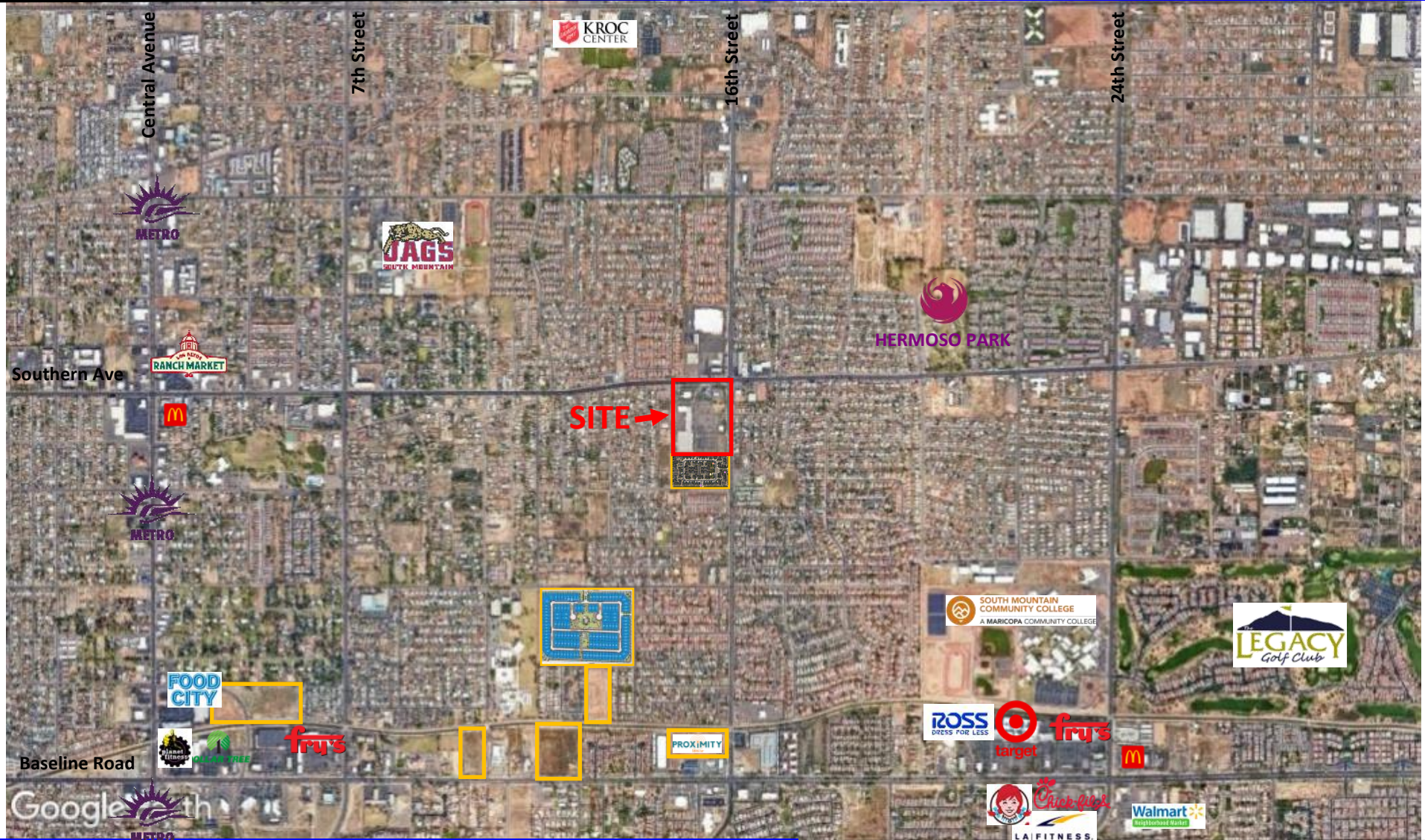
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Trade Area Aerial View

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