

JOIN MOUNTAIN SIDE FITNESS RETAIL PADS AVAILABLE

CRE8
ADVISORS

AMERICAN
LEADERSHIP
ACADEMY
IRONWOOD

Bungalows at
Gantzel & Combs
319 D/U

SUBJECT



COMBS ROAD (12,500 CPD)

GANTZEL ROAD (33,480 CPD)

COMBS ROAD (12,500 CPD)

GANTZEL ROAD (33,480 CPD)



OWNED BY
BANNER HEALTH
FOUNDATION

BANNER
IRONWOOD
MEDICAL CENTER

COMBS
TRADITIONAL
ACADEMY

ENCANTERRA

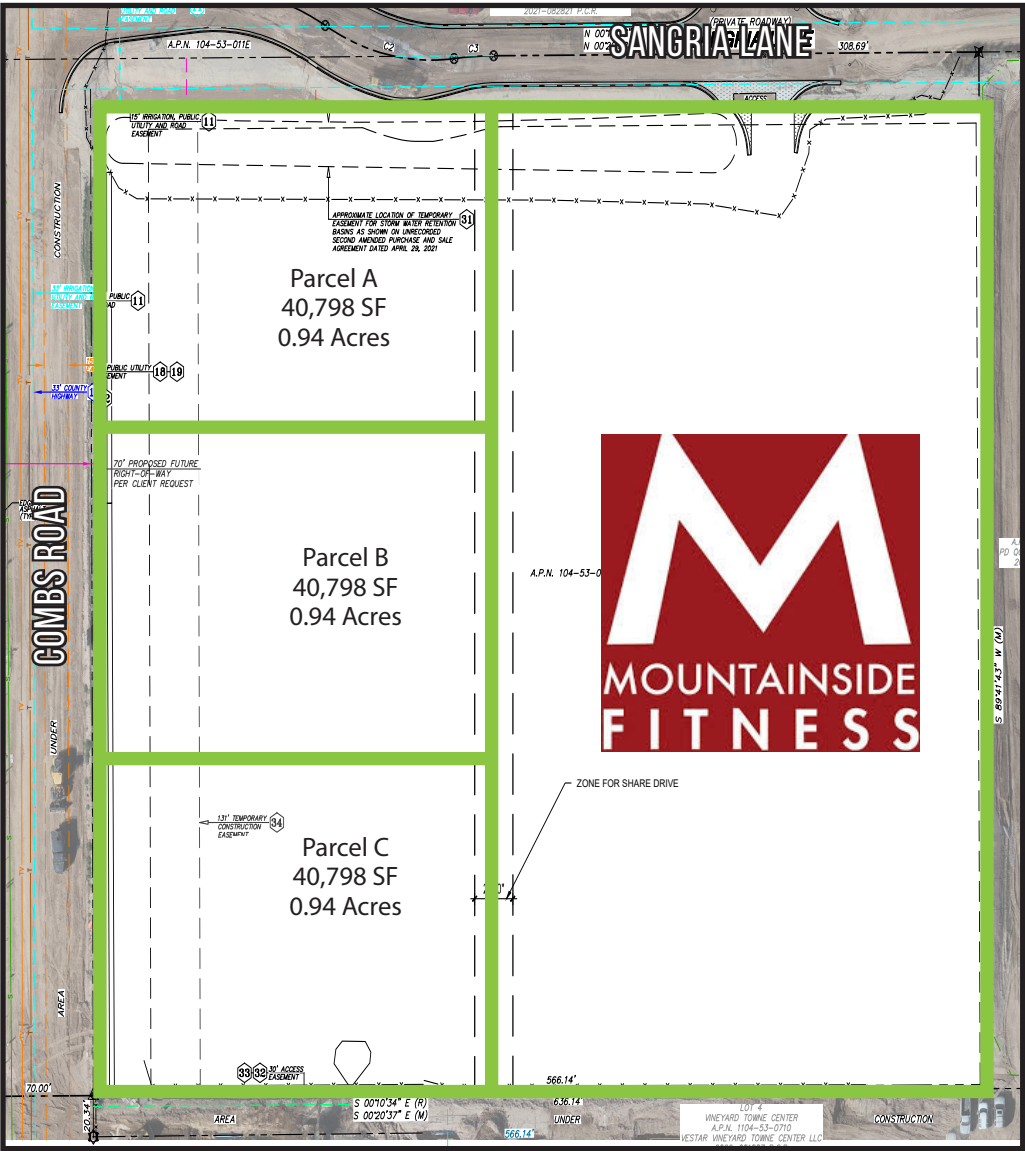
W/NWC OF
GANTZEL & COMBS
QUEEN CREEK, AZ

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PROPERTY SUMMARY

W/NWC GANTZEL & COMBS
QUEEN CREEK, AZ



PROPERTY HIGHLIGHTS

- Join Mountainside Fitness
- Call for Pricing
- 6.94 Net Acres Available
- Retail Pads pads available!
- High growth area with strong demographics and traffic counts!
- Over 40,000 CPD at the intersection of Gantzel & Combs
- Major intersection with many national retailers including: Frys Marketplace, Sprouts, Target and many others!

PROPERTY DEMOGRAPHICS

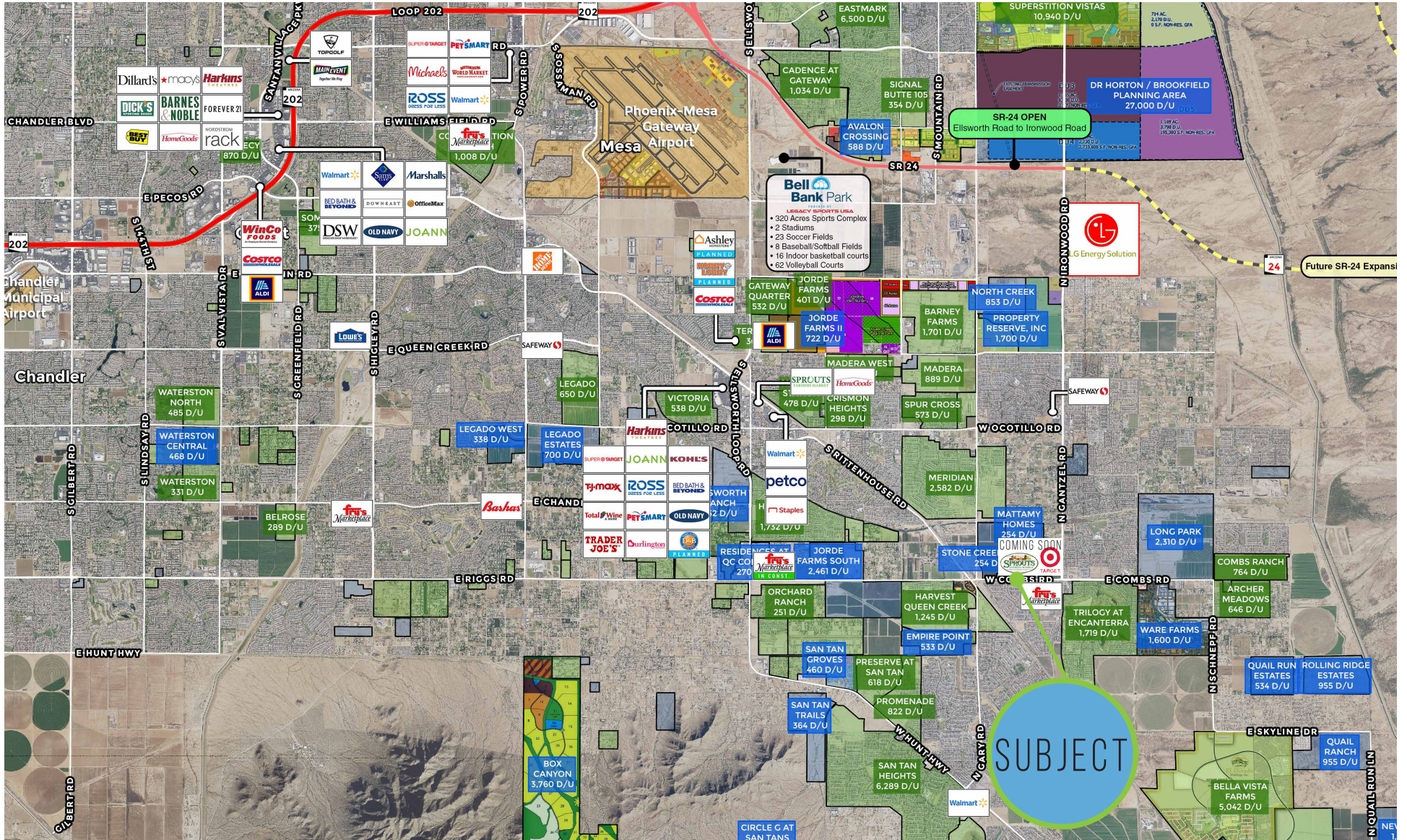
	1 MILE	3 MILE	5 MILE
2023 Population:	11,304	71,252	131,102
2028 Population:	12,295	76,474	138,356
2023 Total Households:	3,645	21,980	40,881
Med Household Income:	\$87,537	\$90,583	\$88,671

PROPERTY SUMMARY

ASKING PRICE:	CALL FOR PRICING
LAND AREA:	6.94 Net Acres
APN:	104-53-010F
LOCATION:	GANTZEL & COMBS

AERIAL MAP

W/NWC GANTZEL & COMBS
QUEEN CREEK, AZ



The information presented here is deemed to be accurate, but it has not been independently verified. We make no guarantees, warranty or representation. It is your responsibility to independently confirm accuracy and completeness. CRE8 is independently owned and operated.



For Additional details contact the team
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