

**AVAILABLE**  
FOR LEASE & BUILD-TO-SUIT



**±82,904 VPD**

**ABRAZO HEALTH | 27 ACRES**  
**ESTIMATED CONSTRUCTION - Q3 2023**

**±16,654 VPD**

**ROOSEVELT ST**

**SITE**

**SUMMIT COMMUNITY CHURCH**



**INDUSTRIAL DEVELOPMENT**

PHASE III  
1,149,120 SF

# SWC VERRADO & ROOSEVELT | BUCKEYE, AZ

## SITE HIGHLIGHTS



**GROUND LEASE & BUILD-TO-SUIT**  
Available pads, shops, anchor, and medical space



**LESS THAN 1 MINUTE FROM I-10 (±82,904VPD\*)**  
Positioned at a hard corner, signalized intersection



**35 ACTIVE RESIDENTIAL DEVELOPMENTS**  
Across the street from new planned center anchored by Costco, Abrazo Health West Campus, and 150 acre logistics park

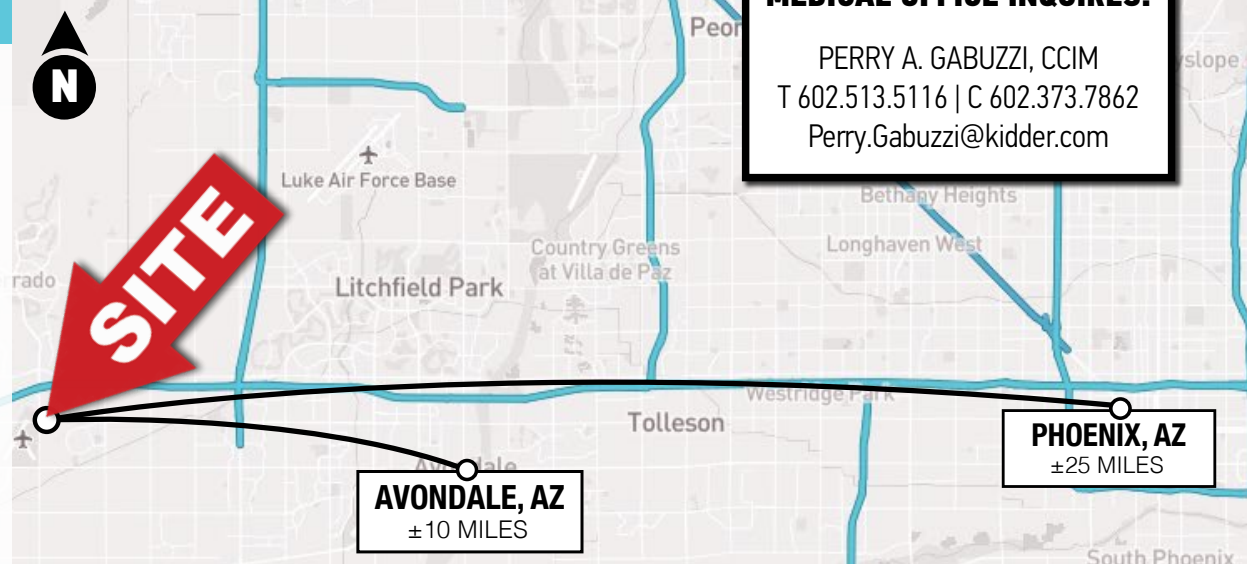


**±300 PEOPLE MOVING TO PHOENIX MSA PER DAY**  
West Valley is one of the fastest-growing industrial markets in the U.S., increasing employment rapidly

\*Traffic counts sourced from Sites USA 2022



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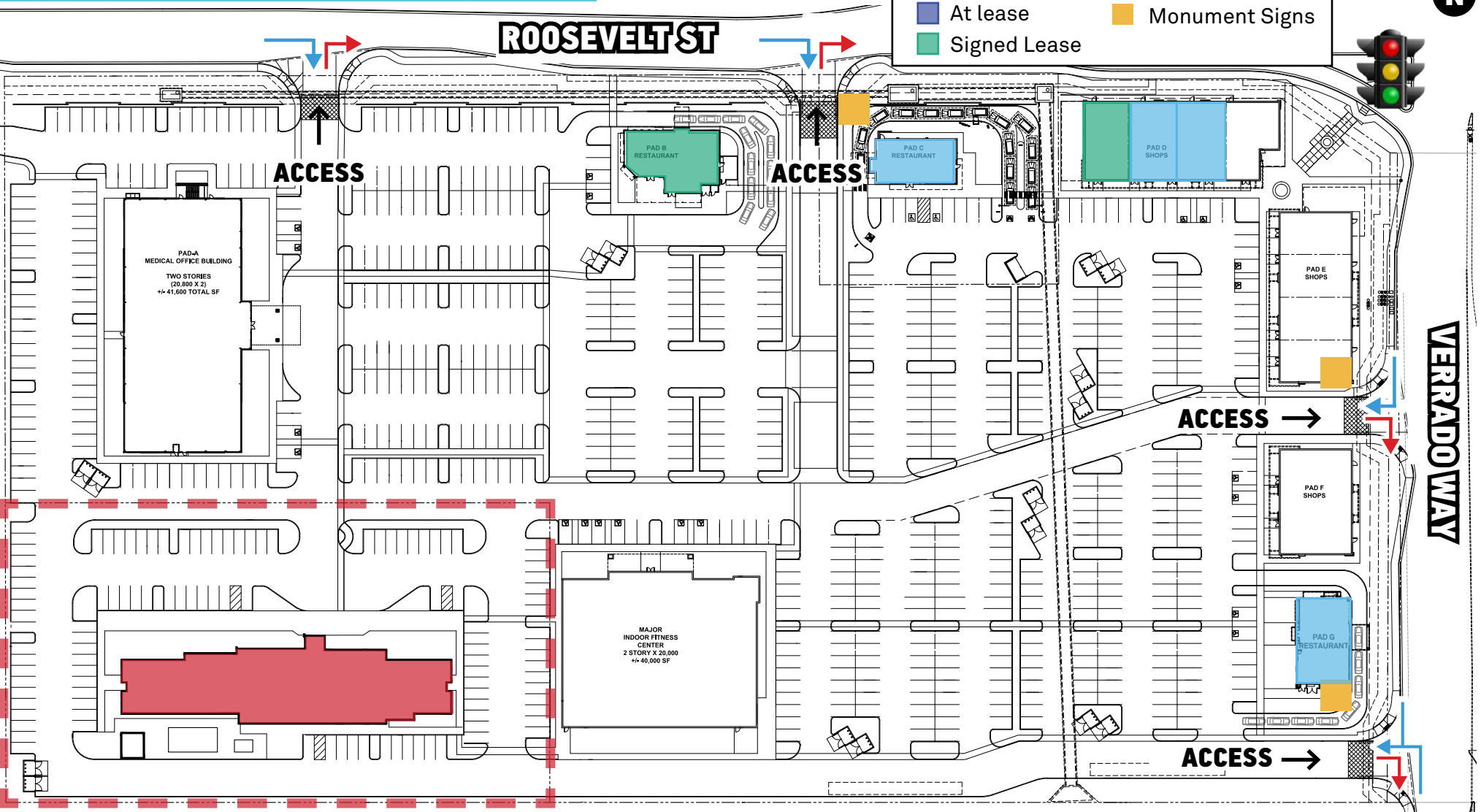
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## SITE PLAN

**LEGEND**

- At LOI
- At lease
- Signed Lease
- Under Contract
- Monument Signs



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## HOTEL RENDERING

