ASÍ REAL ESTATE INVESTMENTS



EL MONTE SHOPPING PLAZA SEC 19TH & DUNLAP AVENUES 8841 N 19TH AVE., PHOENIX, AZ 85021

- Over 150,000 people living within 3 miles of the shopping center
- Anchored by El Rancho Market, and Dollar Tree
- 1,011 SF to 6,683 SF Available
- **TENANTS**











Newly Remodeled

- Adjacent to 2nd most used Light Rail Station
- The high traffic corner of 19th Ave. & Dunlap sees more than 62,000 cars each day.

TOTAL GLA: 101,084 SQ. FT.

POPULATION

| 1 MILE | 17,660 |
|---------|---------|
| 3 MILES | 158,801 |
| 5 MILES | 423,212 |

TRAFFIC COUNTS _____ 62,000 CARS PER DAY

AVERAGE HOUSEHOLD INCOME

| 1 MILE | \$49,263 |
|---------|----------|
| 3 MILES | \$51,234 |
| 5 MILES | \$55,135 |

ASÍ REAL ESTATE INVESTMENTS



| UNIT | TENANT | SQ FT |
|-------|----------------------|--------|
| 1819 | Cute Smiles | 7,560 |
| 8921 | AVAILABLE | 6,683 |
| 8919 | Shiny Nails | 1,300 |
| 8917 | El Monte Barber Shop | 525 |
| 8913 | Dollar Tree | 11,220 |
| 8901 | El Rancho Market | 43,732 |
| 8937 | AVAILABLE | 19,006 |
| 8831 | USA Cash Services | 1,300 |
| 8841A | Baskin Robbins | 1,351 |
| 8841A | Gala Hair Salon | 1,011 |
| 8842 | Cricket Wireless | 1,294 |
| 8843 | Oportun | 1,320 |
| 8844 | Sushi Q | 1,650 |
| 8845 | Party Stop | 990 |
| 8951 | Jack In The Box | 2,400 |
| | Wells Fargo ATM | |

This site plan is presented solely for the purpose of identifying the approximate location and size of the building, and intended as a reference only.

TOTAL GLA: 101,084 SF

TOTAL PARKING SPACES: 347

PARKING RATIO: 3.5/1,000

ALEXIS SUÁREZ

A L E X I S @ A S I R E I . C O M

DENICHE D'ACOSTA

D E N I C H E @ A S I R E I . C O M

602-345-0058

BR#63375900

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