

Maryvale Terrace

📍 4105 N 51st Ave, Phoenix, AZ



4,375 SF to 17,000 SF Available!

Former Daycare Space – 5,310 SF

High Traffic Counts and Density!

High Hispanic Demographics!



RED MOUNTAIN
GROUP

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For Lease

4,375 SF to 17,000 SF Available!

Former Daycare Space - 5,310 SF

Property Highlights

- High Traffic Counts and Density
- Located across the street from Super Wal-Mart
- High Hispanic Demographics
- Major Neighboring Retailers



Demos

	 POPULATION	 HISPANIC POPULATION	 MEDIAN HH INCOME
RADIUS			
1 MILE	21,336	70.2%	\$68,806
3 MILE	221,542	64.7%	\$63,634
5 MILE	504,656	57.3%	\$65,025

Source: Sites USA 2024

Site Plan



Suite	Tenant
100	Burritos Chon
101	Smoke Shop
103	Barber Shop
105	Metro PCS
107	Staffing
109	Dentist
111	Peter Piper Pizza
113	Nail Salon
115	Salon
116/117	Beauty Store
118	Chiropractor
119/121	Laundromat
125	Melrose
127	Furniture
129	Available: 4,375 SF - 10,500 SF
131/132	Available Former Daycare Space: 5,310 SF
135	Regional Retailer Opening Fall 2026
139	Available: 6,000 SF - 17,000 SF
145-146	New China Buffet
147	LA Insurance
149-155	Advance Auto Parts
157	Purple Turtle



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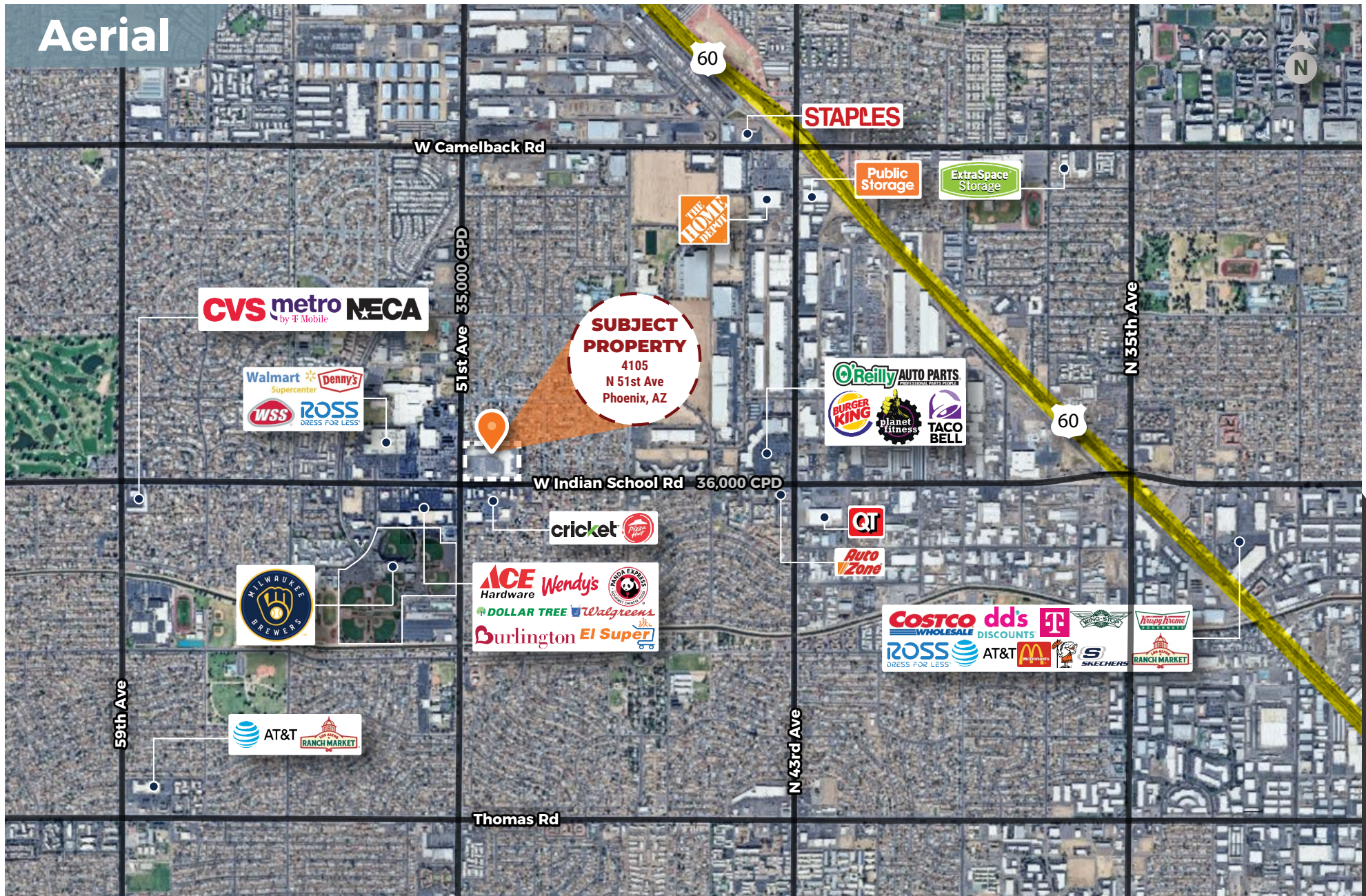
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Aerial



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