

**LIGHT INDUSTRIAL
LAND AVAILABLE!
24.5 ACRES**

ARIZONA
24



PECOS ROAD

MERIDIAN ROAD

19 ACRES
ZONED C3

4.33 ACRES
ZONED C2

2.1
ACRES

8.75 ACRES
ZONED C2

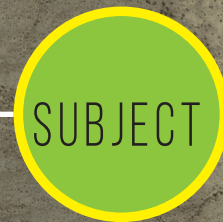


INDUSTRIAL
COMING SOON

STATE LAND

TOWN OF QUEEN CREEK ANNEXATION

24.5 ACRES
LIGHT
INDUSTRIAL



SUBJECT



GERMANN ROAD

**S/SEC MERIDIAN &
PECOS ROAD
QUEEN CREEK, AZ**

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PROPERTY SUMMARY

S/SEC MERIDIAN & PECOS
QUEEN CREEK, AZ



PROPERTY HIGHLIGHTS

- Call for Pricing
- 24.5 acres available zoned light industrial
- Meridian Road frontage and visibility
- Fully improved land with all utilities to the site, curbs, gutters and the land has been cleared.
- All roads are open and operating with Meridian Road being a major arterial that connects to SR 24.
- Projected traffic counts in the next year for Meridian Road are over 30,000 CPD.

PROPERTY DEMOGRAPHICS

	3 MILE	5 MILE	10 MILE
2023 Population:	28,872	112,859	549,343
2028 Population:	35,720	136,119	649,847
2023 Total Households:	8,752	35,799	194,882
Med Household Income:	\$124,675	\$120,257	\$99,765

PROPERTY SUMMARY

ASKING PRICE:	CALL FOR PRICING
LAND AREA:	24.5 ACRES
ZONING:	LIGHT INDUSTRIAL
LOCATION:	S/SEC MERIDIAN ROAD & PECOS ROAD

AERIAL MAP

S/SEC MERIDIAN & PECOS
QUEEN CREEK, AZ



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For Additional details contact the team
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