

Buckeye Commons West

SWC I-10 & Verrado | Buckeye, AZ

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Colliers



Ground Lease Pads Available

Abrazo
Community Health Network
(PHASE I NOW OPENED)

IN-N-OUT
BURGER

Oregano's
Neighborhood Italian Joint
SINCE 1993

Valvoline

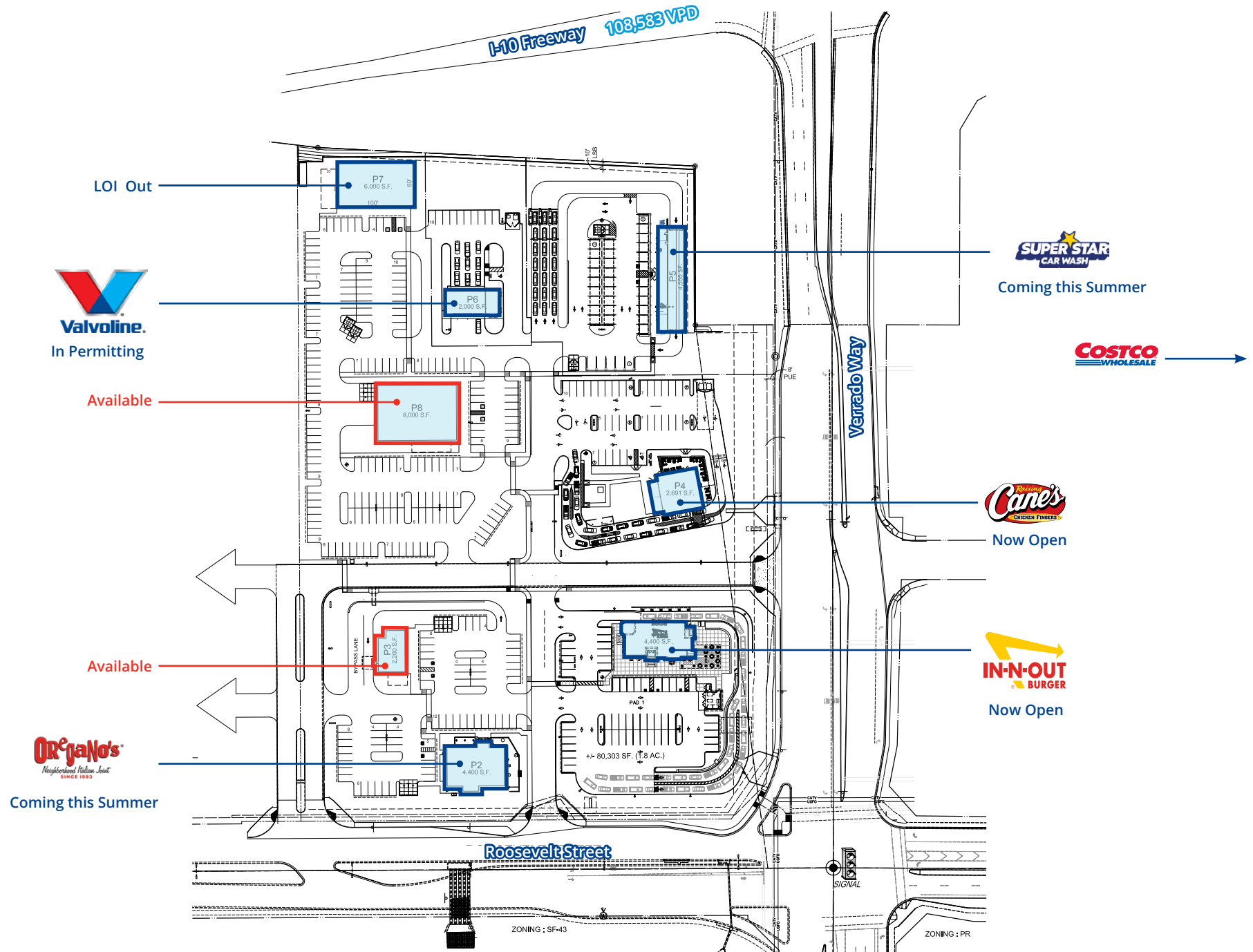
SUPER STAR
CAR WASH

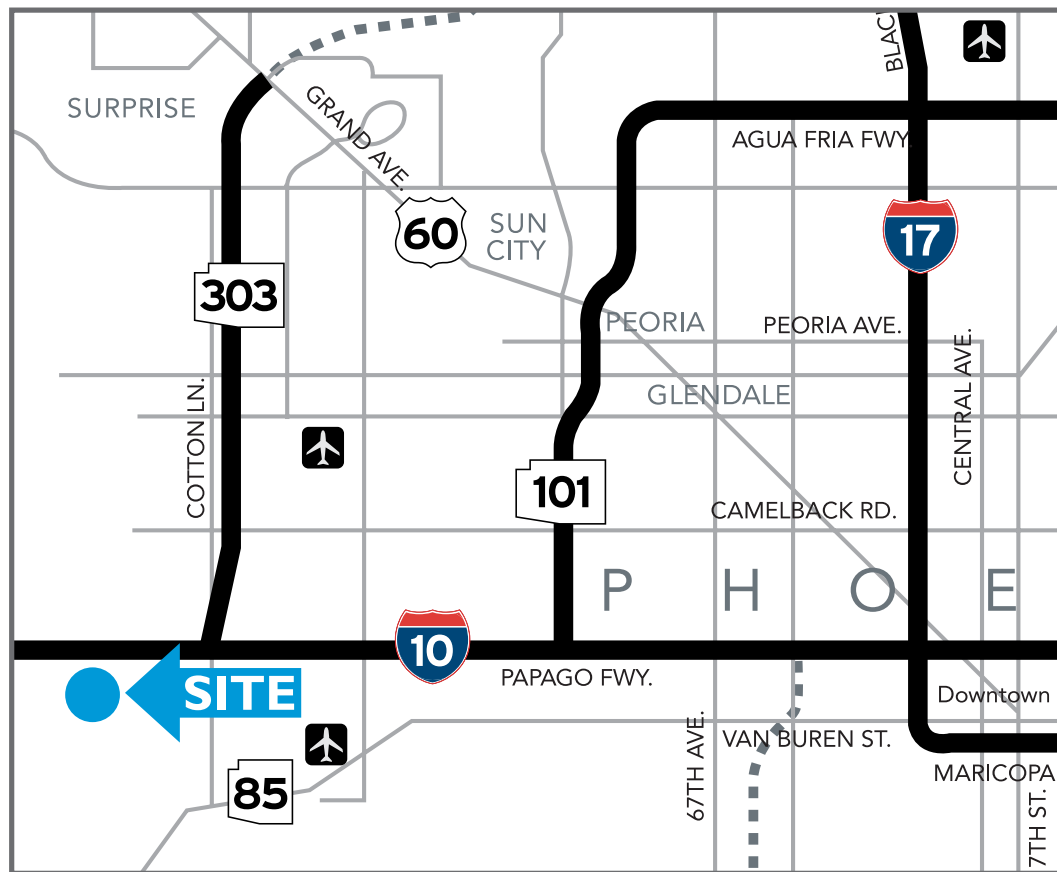
Cane's
CHICKEN FINGERS

Roosevelt Street

Phoenix
26 Miles

Site Plan





Project Space

- › Total property size
 - SWC: 11.5 acres
- › Pads available

Property Highlights

- Buckeye is the nation's 5th fastest growing city (300,000 homes at full build-out)
- Verrado, a thriving master-planned community of 8,000 residents and entitled for 14,000 homes on 8,800 acres, lies just north of the asset.
- Strong trade area income levels with excellent retail sales numbers in Buckeye.
- Banner Health is planning a Medical Campus and Community Hospital one quarter mile north of property.
- Abrazo Health Campus coming soon to the West on 27 acres.

Area Demographics

	1 mile	3 miles	5 miles
Population Overview			
2025 Total Population	4,204	51,014	108,359
2030 Total Population	4,707	57,144	124,633
2025-2030 Annual Rate	2.29%	2.30%	2.84%
2025 Educational Attainment			
Population 25 years and over	2,597	32,674	71,879
No High School Diploma	6.9%	5.6%	6.9%
High school graduate, GED, or alternative	22.3%	25.3%	25.9%
College No Degree	21.0%	23.4%	24.0%
College or Advanced Degree	51.3%	45.7%	44.2%
Household Overview			
2025 Households	1,306	16,170	33,469
2030 Households	1,467	18,297	38,985
2025-2030 Annual Rate	2.29%	2.44%	3.04%
Household Income Trend			
2025 Median Income	\$135,374	\$120,882	\$120,278
2030 Average Income	\$185,128	\$155,881	\$159,308
2025 Home Value			
Average Home Value	\$815,489	\$676,282	\$659,239

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