

LAKE HAVASU

State Highway 95 & Oro Grande Blvd.

NEC of State Highway 95 and Oro Grande Blvd.
Lake Havasu, Arizona 86406




PROPERTY DETAILS:

- This center is anchored by a 54,398 SF Bashas' grocery store and a brand new 14,000 SF Goodwill Department Store and is strategically located on a major highway on the south side of Lake Havasu City

AVAILABLE SUITES FROM 1,200 SF - 2,100 SF
PAD A - 40,000 SF DRIVE-THRU AVAILABLE

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Estimated Population (2018)	10,000	30,000	80,000
Average Household Income	\$53,942	\$60,461	\$58,293
Workplace Employees	1,065	4,702	17,953



W.M. GRACE COMPANIES
SINCE 1966

6925 E Indian School Rd. | Scottsdale, AZ 85251 | www.wmgraceco.com
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SHOPS A:

100 - 1,200 SF AVAILABLE

102/104 - 2,100 SF AVAILABLE

106 - PAMPERED PAWS
GROOMING

108 - OHANA POKE BOWL

109 - WATER & ICE

110 - EL PADRINO

111 - 1,812 SF AVAILABLE

112 - SUBWAY

114 - GREAT CLIPS

116 - NUMBER ONE NAILS

118 - GOWIRELESS

120 - BASHAS'

MAJOR B:

122 - GOODWILL

PAD A:

**40,000 SF DRIVE-THRU
AVAILABLE**



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BASIC SUMMARY REPORT 1 mile 3 miles 5 miles

3.14 SQ/MI 28.27 SQ/MI 78.53 SQ/MI

POPULATION

Population (2018)	10,000	30,000	80,000
% Growth (2017- 2022)	2.0%	2.0%	2.0%

HOUSEHOLDS

Households Avg	2,723	13,058	22,964
Household Size	2.2	2.2	2.2

EMPLOYMENT

Total Employers (2017)	180	695	2,614
Workplace Employees (2017)	1,065	4,702	17,953

RACE

% White	89.1%	89.8%	88.4%
% Hispanic	12.7%	12.3%	13.8%
% Black	1.0%	0.9%	1.0%
% Asian	1.4%	1.2%	1.2%
% Other	4.8%	4.2%	5.4%
White	5,402	25,658	43,898
Hispanic	769	3,499	6,865
Black	58	260	485
Asian	83	353	610
Other	292	1,196	2,669

HOUSING

% Renter Occupied Housing Units	38.3%	28.2%	31.4%
% Owner Occupied Housing Units	61.7%	71.8%	68.6%
Median Home Value	\$207,207	\$215,901	\$203,608

INCOME

Average Household Income (2017)	\$53,942	\$60,461	\$58,293
Projected Average Household Income (2022)	\$63,189	\$71,622	\$69,187
Per Capita Income (2022)	\$28,861	\$33,228	\$32,445

COLLEGE EDUCATION (Age 25+)

% < 9th Grade	2.3%	2.4%	2.6%
% Some High School	9.1%	8.0%	8.8%
% High School	36.8%	36.6%	36.6%
% Some College	28.7%	30.8%	29.3%
% College - Associates Degree	9.3%	7.9%	8.7%
% College - Bachelors Degree	10.1%	8.8%	8.4%
% College - Masters Degree	51.8%	53.0%	52.1%
% College - Professional/Doctorate Degree	13.8%	14.3%	14.1%

AGE

Median Age	48.9	52.0	51.9
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