

FOR SUB LEASE | SCOTTSDALE DENTAL OFFICE

6865 EAST BECKER LANE, SUITE 100 | SCOTTSDALE, ARIZONA 85254



- \$5,000 per Month For Exclusive Use of 8 Large Operatories
- Opportunity to Sub-Lease Fewer Operatories
- Serene Upscale Setting
- Located in the Busy Agua Caliente Center
- North of NEC of Shea & 68th Place
- Signage on Shea at Entrance of Center
- Shared Reception, Break Room and Some Equipment
- Entire Office: ±5,121 Square Feet
- ±2.5 Miles from Loop 101 and Shea

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REBECCA ROBERTS

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BLUM-ROBERTS GROUP

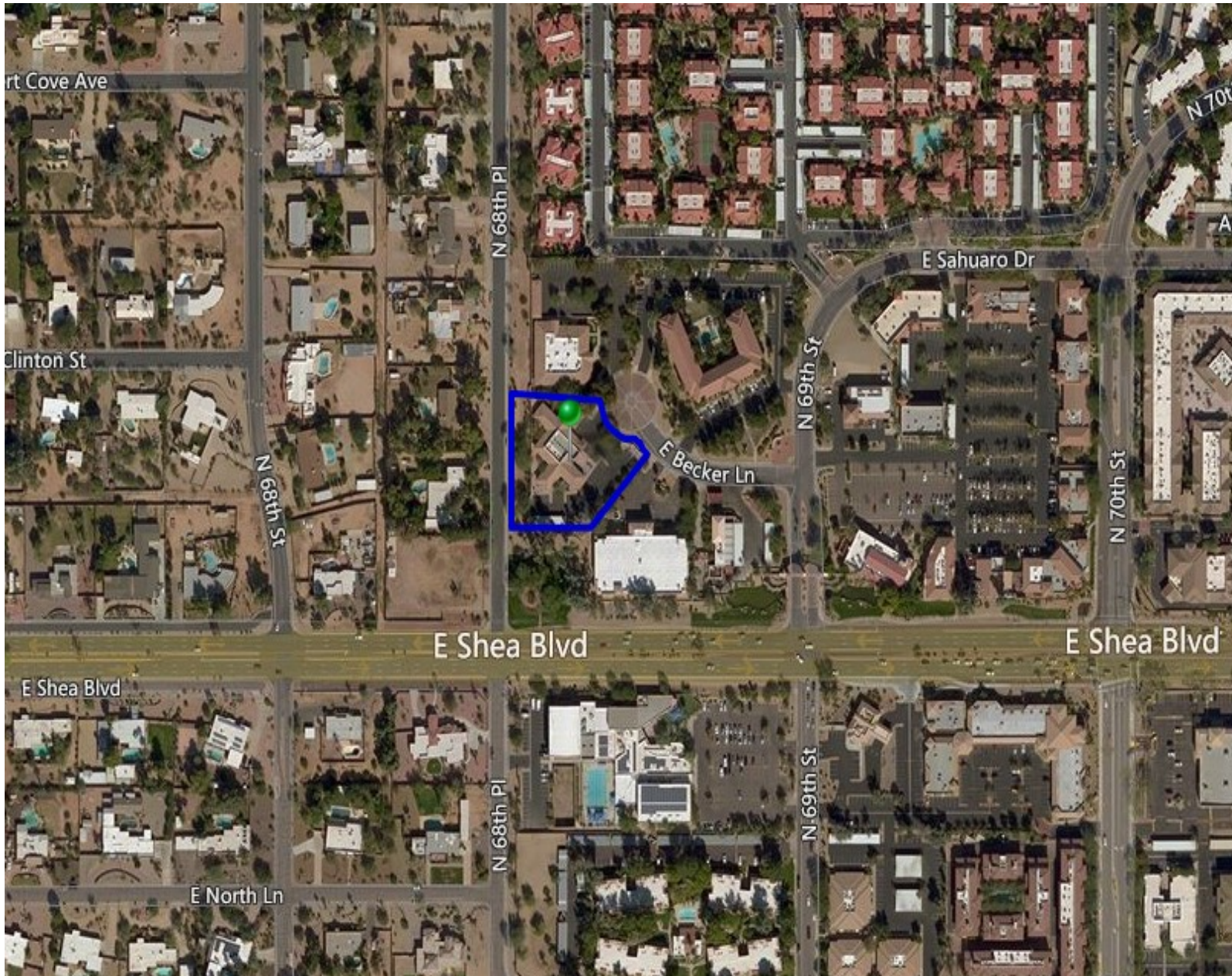


Unlocking The Value of Real Estate

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Kierland Corporate Center
7077 E. Marilyn Rd., Bldg. 4 Ste. 207
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AERIAL MAP



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DEMOGRAPHICS

Radius	1 Mile	3 Mile	5 Mile
Population			
2022 Projection	7,649	65,148	201,772
2017 Estimate	7,172	60,632	187,686
2010 Census	7,052	56,988	175,800
Growth 2017 - 2022	6.65%	7.45%	7.51%
Growth 2010 - 2017	1.70%	6.39%	6.76%
2017 Population by Hispanic Origin	456	3,178	15,048
2017 Population	7,172	60,632	187,686
White	6,499 90.62%	55,931 92.25%	169,553 90.34%
Black	182 2.54%	867 1.43%	3,643 1.94%
Am. Indian & Alaskan	35 0.49%	320 0.53%	1,506 0.80%
Asian	299 4.17%	2,347 3.87%	8,771 4.67%
Hawaiian & Pacific Island	5 0.07%	51 0.08%	217 0.12%
Other	153 2.13%	1,116 1.84%	3,996 2.13%
U.S. Armed Forces	0	13	16
Households			
2022 Projection	3,384	27,760	88,681
2017 Estimate	3,189	25,916	82,663
2010 Census	3,220	24,764	78,261
Growth 2017 - 2022	6.11%	7.12%	7.28%
Growth 2010 - 2017	-0.96%	4.65%	5.62%
Owner Occupied	1,775 55.66%	19,724 76.11%	56,520 68.37%
Renter Occupied	1,414 44.34%	6,192 23.89%	26,143 31.63%
2017 Households by HH Income			
Income: <\$25,000	406 12.73%	2,816 10.87%	10,753 13.01%
Income: \$25,000 - \$50,000	781 24.48%	3,813 14.71%	14,633 17.70%
Income: \$50,000 - \$75,000	440 13.79%	3,173 12.24%	13,466 16.29%
Income: \$75,000 - \$100,000	273 8.56%	3,178 12.26%	10,681 12.92%
Income: \$100,000 - \$125,000	265 8.31%	2,771 10.69%	8,503 10.29%
Income: \$125,000 - \$150,000	165 5.17%	1,893 7.30%	5,218 6.31%
Income: \$150,000 - \$200,000	263 8.24%	2,572 9.92%	7,379 8.93%
Income: \$200,000+	597 18.71%	5,699 21.99%	12,031 14.55%
2017 Avg Household Income	\$115,682	\$133,044	\$111,006
2017 Med Household Income	\$73,174	\$99,822	\$80,804

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