



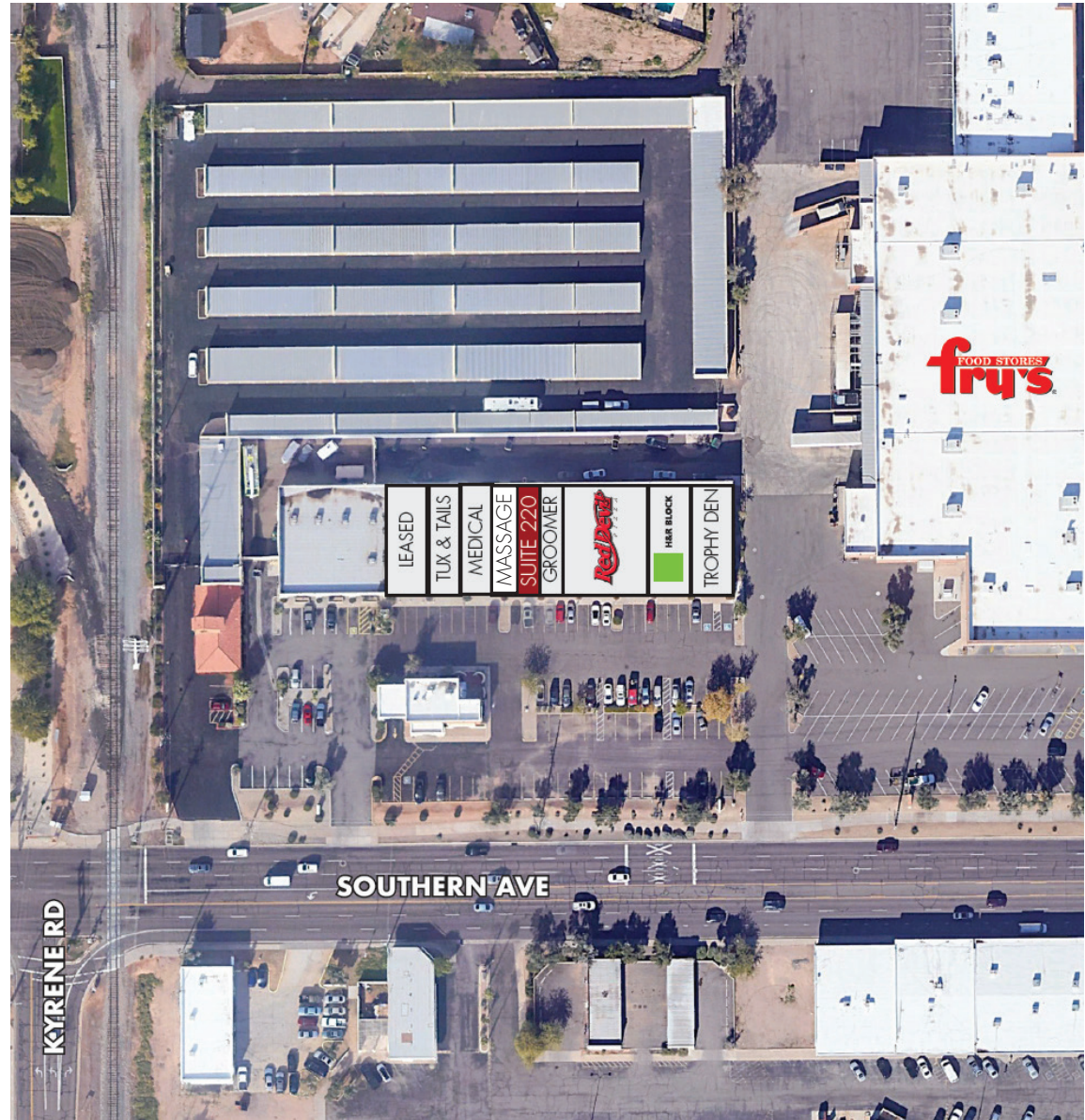
FOR LEASE

RED DEVIL CENTER

Site Information

204 W Southern Ave
Tempe AZ, 85282

- ±1,400 SF Available
- Suite 220: ±1,400 SF Available
- Fry's Shadow Anchored Center
- Excellent Visibility on Southern Ave
- High Traffic Area
- Monument Signage Available
- Proximity to ASU & Downtown Tempe
- Easy Access to US-60 & I-10 Freeways



The information contained herein has been obtained from sources we believe to be reliable, however, Rein & Grosseehme and its agents have not conducted any investigation regarding these matters and make no warranty or representation expressed or implied regarding the accuracy or completeness of the information. Interested parties need to verify any information that is critical to their decision process and bear all risk for inaccuracies. References to square footage or age are approximate.

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Site Images

204 W Southern Ave
 Tempe AZ, 85282

DEMOGRAPHICS

(2022)

Population Estimates

1 Mile	17,200
3 Mile	172,237
5 Mile	340,188

Avg. Household Income

1 Mile	\$69,853
3 Mile	\$71,328
5 Mile	\$78,891

Households

1 Mile	6,897
3 Mile	67,799
5 Mile	137,174

Daytime Employment

1 Mile	23,600
3 Mile	107,758
5 Mile	220,880

TRAFFIC COUNT

(2022)

Southern Ave	27,733 VPD
Mill Ave	31,562 VPD



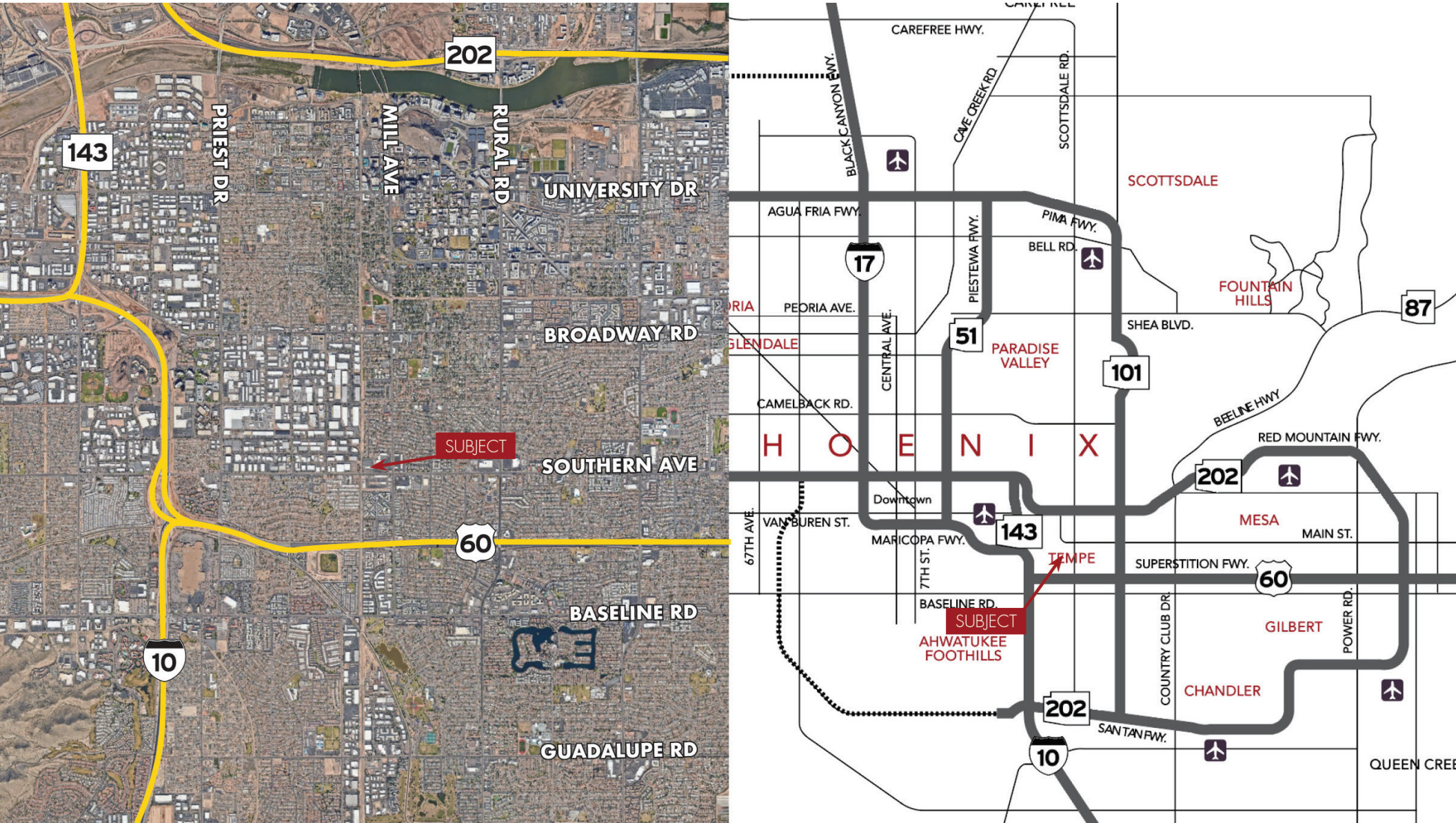
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Site Map



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