

# V

# VACANT LAND AVAILABLE



## SCOTTSDALE AIRPARK LAND FOR SALE

WEST OF THE SOUTHWEST CORNER  
FRANK LLOYD WRIGHT BLVD. & HAYDEN ROAD  
SCOTTSDALE, AZ



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## PROPERTY LOCATION

West of the SWC Frank Lloyd Wright & Hayden Road  
Scottsdale, AZ

## PROPERTY SIZE

7 +/- Acres

## ZONING

C-4; City of Scottsdale

## DEMOGRAPHICS

<i>Population</i>	<u><i>1 Mile</i></u>	<u><i>3 Mile</i></u>	<u><i>5 Mile</i></u>
2010 Estimate	7,633	59,233	159,597
2015 Projection	8,373	65,235	174,261
<i>Avg. HH Income</i>	<u><i>1 Mile</i></u>	<u><i>3 Mile</i></u>	<u><i>5 Mile</i></u>
2010 Estimate	\$96,493	\$116,773	\$125,244

## TRAFFIC COUNTS (CITY OF SCOTTSDALE 2008)

Frank Lloyd Wright Blvd at Hayden Road:	52,000 VPD
Frank Lloyd Wright Blvd at Loop 101:	52,900 VPD

## HIGHLIGHTS

Unique land opportunity in the Scottsdale Airpark area  
Close proximity to the 101 Freeway  
Adjacent to the Scottsdale Airpark with frontage on Frank Lloyd Wright Blvd.  
Strong trade area

## CALL FOR PRICING

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**D** **DIVERSIFIED  
PARTNERS**

*Nationwide Real Estate Services*