

# Prime Location in the Core of Camelback Corridor

The #1 location for a bank on East Camelback Rd.



Northwest Corner of 20th St. & East Camelback Rd  
Phoenix, AZ 85016

- Anchored by nationally acclaimed Greekfest Restaurant
- 100 covered parking spaces with easy access points from the street
- Traffic count:  
Camelback Rd: 60,200 - cars/day  
20th St: 32,200 - cars/day

#### Demographics: 3 mile radius

Population.....387,548

Households.....150,822

#### Household Incomes:

\$75,000 & up.....21.35%

50,000 – 74,999.....19.47

35,000 – 49,999.....18.41

34,000 & under.....40.77



CONTACT: **TONY MAKRIDIS 602.265.2990**



# GREEKFEST<sup>®</sup>

## CENTER



Located at 1940 E. Camelback Rd.  
Phoenix, AZ 85016

Contact: **TONY MAKRIDIS**

Tel: **602.265.2990**

Email: [tony@thegreekfest.com](mailto:tony@thegreekfest.com)

Drawing not to scale

- 20,000 sq. ft. retail/office center in the heart of Phoenix, with a plan to expand.
- 100 covered parking spaces.
- Convenient, easy site access: 1 entry/exit from Camelback Rd. and 3 entries/exits from 20th Street.
- Close proximity to SR 51, I10, I17, and Sky Harbor airport.
- Traffic-generating commercial neighbors:
  - US Post Office on 20th Street across from Greekfest Center
  - Bank of America adjacent to Greekfest Center
  - Wachovia Bank East of Greekfest Center
  - Town & Country Shopping Center on SE corner
  - Colonnade Power Mall SW Corner
  - Biltmore Shopping Center (24th St. & Camelback Rd.)
  - Esplanade & Ritz Carlton Hotel (24th St. & Camelback Rd.)
  - Optima Office and Condo Center (24th St. & Camelback Rd.)
  - 50+ banks located between 16th St. & 44th St. on Camelback
- Increased demand for high-end condominiums has resulted in increased population density via multi million dollar condo residences located between 22nd and 24th street on Camelback.
- Located at a key and highly visible intersection for retail and commercial traffic along Camelback road.
- The Greekfest Restaurant occupies 25% of the Center and has been the winner of hundreds of local and national accolades for over 25 years.
- Strong long term trends for urban revitalization & mixed use redevelopment of both Town & Country and Colonnade Malls.



*Some information contained herein has been obtained from sources we deem reliable. While we have no reason to doubt its accuracy, we do not guarantee it.*