

Mountainview Marketplace **For Lease**

SWC Thunderbird Rd & 32nd St
3131 E. Thunderbird Rd | Phoenix, AZ



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For Lease

SWC Thunderbird Rd & 32nd St
3131 E. Thunderbird Rd
Phoenix, AZ

Property Specifications

AVAILABLE SHOPS

±1,800 SF

±1,900 SF

±3,185 SF

GLA

±128,097 SF

ZONING

C-2, City of Phoenix

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About the Property

- Anchored by Vasa Fitness
- Family friendly shopping center
- Shops - Available for retail, office, or wellness tenants
- Excellent opportunity for kids' enrichment, tutoring, smoothie, juice, dessert or wellness themed
- Only a few minutes drive to the new PV Re-imagined Mall
- Established trade area with over 119,000 population and over \$126,000 average household income in 3-mile radius
- Positioned within 32nd Street Corridor, a growing hub for both residential density and commercial activity

Traffic Counts

32nd Street	19,027 VPD
Thunderbird Road	16,495 VPD
Piestewa Freeway (State Route 51)	143,455 VPD
Year: 2025 Source: ADOT	

Join These Retailers



INSPIRED
environments

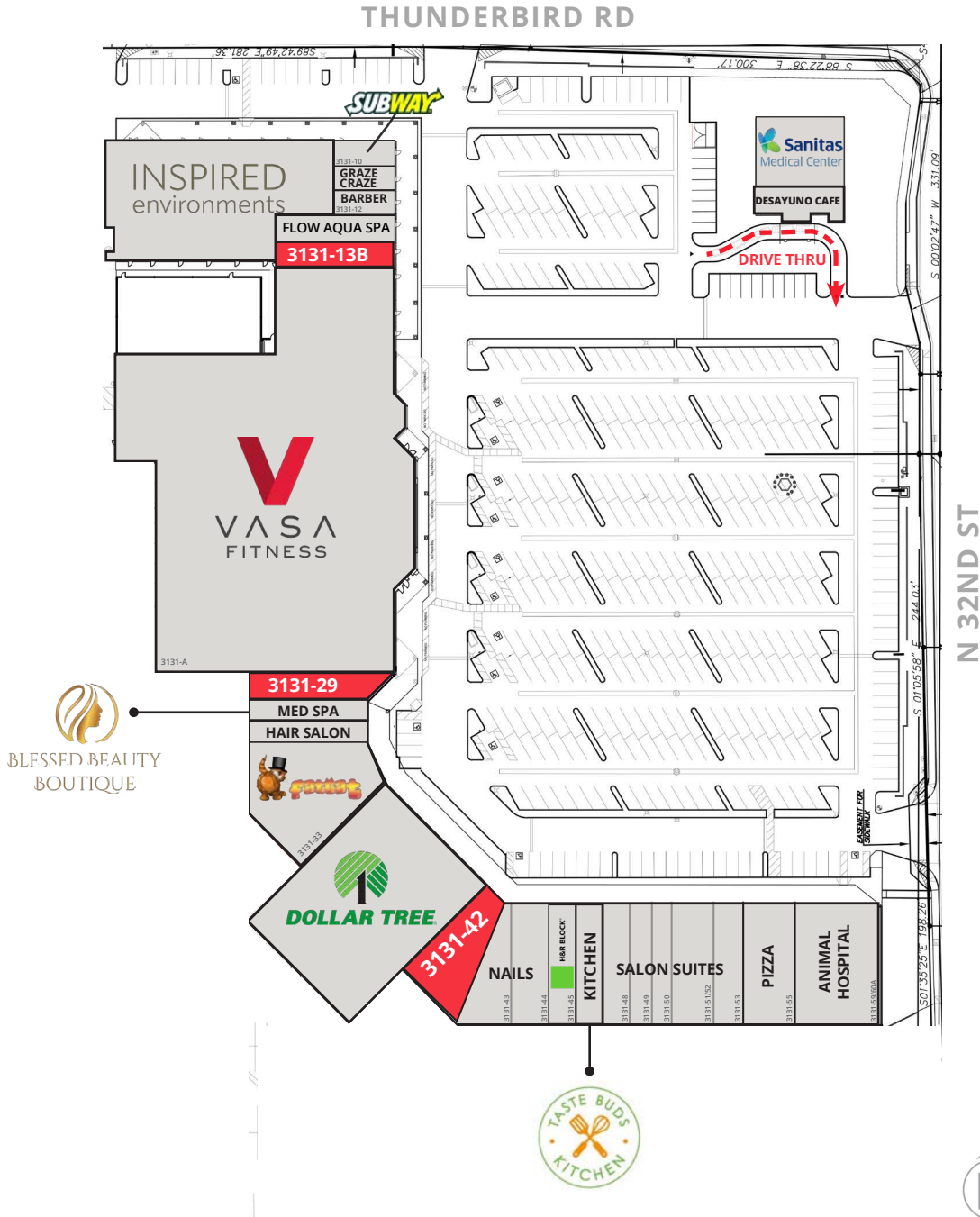


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Site Plan

SUITE	TENANT	SF
3131-1-9	INSPIRED ENVIRONMENTS	±11,469 SF
3131-10	SUBWAY	±1,000 SF
3131-11	GRAZE CRAZE	±750 SF
3131-12	ANZHELA'S HAIRCUTS	±750 SF
3131-13A	FLOW AQUA SPA	±1,600 SF
3131-13B	AVAILABLE	±1,800 SF
3131- ANCHOR	VASA FITNESS	±53,892 SF
3131-29	AVAILABLE	±1,900 SF
3131-30	BLESSED BEAUTY MED SPA	±1,275 SF
3131-31	HAIR SALON	±1,275 SF
3131-33	FATCAT ENTERTAINMENT	±6,130 SF
3131- JR ANCHOR	DOLLAR TREE	±13,557 SF
3131-42	AVAILABLE (VANILLA SHELL)	±3,185 SF
3131-43/44	ULTRA NAILS	±3,757 SF
3131-45	H&R BLOCK	±1,284 SF
3131-46	TASTE BUDS KITCHEN	±2,116 SF
3131-48-53	SALON SUITES	±8,457 SF
3131-55	FATSO'S PIZZA	±3,400 SF
3131-59/60A	ANIMAL HOSPITAL	±5,100 SF
SUBTOTAL	SHOPPING CENTER	±122,697 SF
3131-73A	SANITAS MEDICAL CENTER	± 3,900 SF
3131-73B	DESAYUNO CAFE	±1,500 SF
SUBTOTAL	OUTPARCEL BUILDING	±5,400 SF
TOTAL	MOUNTAINVIEW MARKETPLACE	±128,097 SF





Mountainview Marketplace

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Village Square
Apartments
116 Units

Hubbard
Family Swim School

Kino Plaza
Neighborhood Retail
& Office Center

The Foster Alliance
Children's
Resource Center

CenturyLink

the bird house

jiffylube

Dragon Palace
Chinese Restaurant

The American Legion
Pat Tillman Post 117
Veterans Community Center

The Church of
Jesus Christ of
Latter-Day Saints
Shadow Mountain Ward

Hope Church
Lutheran Church
& Preschool

THUNDERBIRD ROAD
9,826 VPD '25

32ND STREET
19,027 VPD '25

THUNDERBIRD ROAD
16,495 VPD '25

PIESTEWA FREEWAY
125,756 VPD '25

Crestone
at Shadow Mountain
Apartments
248 Units

INSPIRED environments

SUBWAY

VASA FITNESS

Sanitas Medical Center

BLESSED BEAUTY BOUTIQUE

Fatcat Ballroom

H&R BLOCK

DOLLAR TREE

Fatso's Pizza

TasteBuds KITCHEN

4 Brothers
Convenience Store

ORIGINAL
BREAKFAST HOUSE

Genesis Church
Evangelical Covenant
Church

Alice Cooper's Solid Rock
Teen Creative Center

32ND STREET
11,745 VPD '25

PIESTEWA FREEWAY
143,455 VPD '25

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Area Snapshot

1 MILE

13,571	13,648	\$120,563	10,975
2026 Population	2031 Population	Average Household Income	Daytime Population

3 MILES

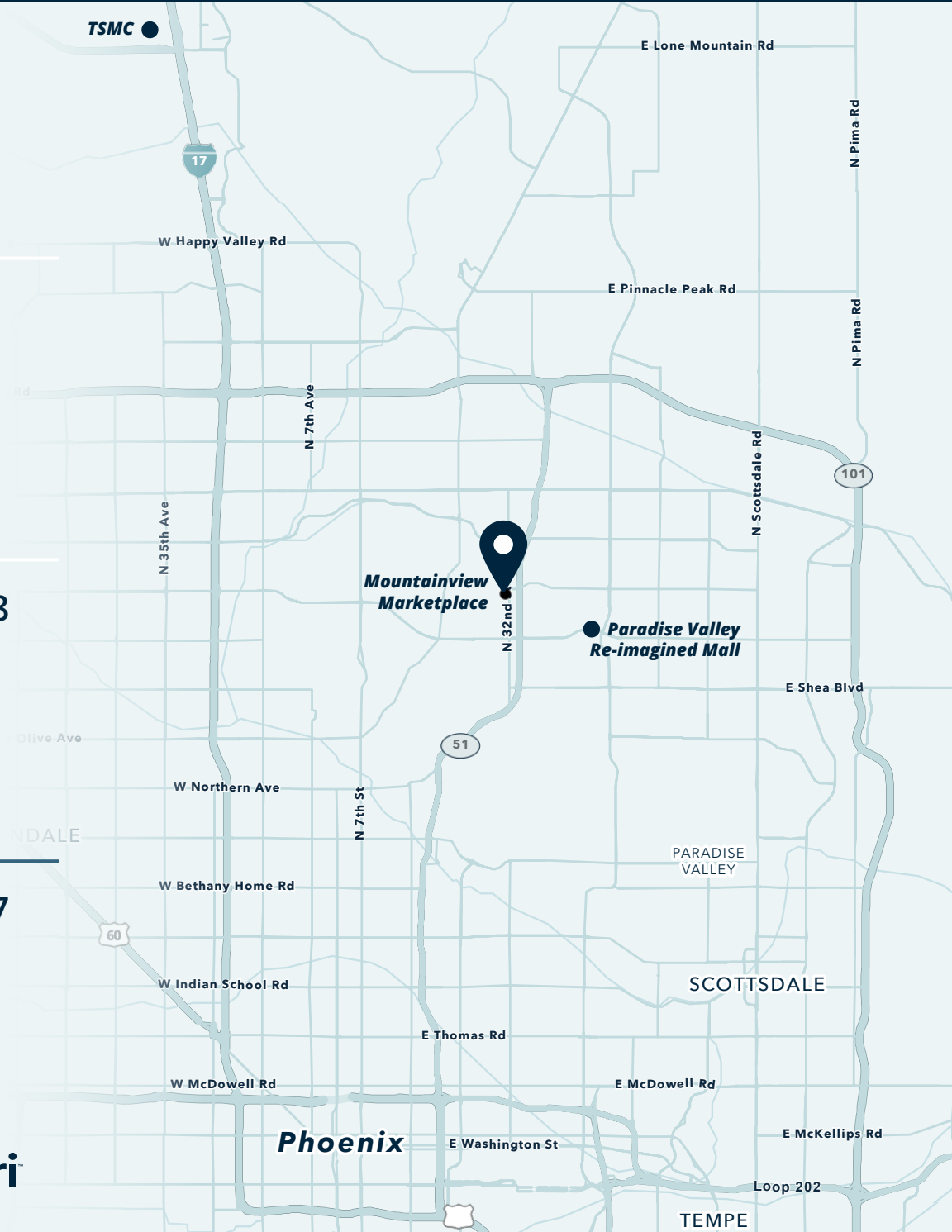
118,779	120,686	\$133,831	111,658
2026 Population	2031 Population	Average Household Income	Daytime Population

5 MILES

285,322	290,309	\$139,202	262,887
2026 Population	2031 Population	Average Household Income	Daytime Population

Want more? Contact us for a complete demographic, foot-traffic, and mobile data insights report.

SOURCE





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