

APACHE & ELLSWORTH

Pads Available

NEC Apache Tr. & Ellsworth Rd.
Mesa, AZ 85207



PROPERTY DETAILS:

- **PAD C: 45,000 SF DRIVE-THRU AVAILABLE**
- **SHOPS A: 10,000 SF AVAILABLE**
- Established Shopping Center: AutoZone, Shell, Walgreens
- **ZONING C-2**
- Parking: Reciprocal with Adjoining Parcels



| DEMOGRAPHICS | 1 MILE | 3 MILES | 5 MILES |
|-----------------------------|----------|----------|----------|
| Estimated Population (2018) | 15,698 | 96,195 | 219,628 |
| Average Household Income | \$48,752 | \$65,966 | \$68,253 |

TRAFFIC COUNTS

| | |
|----------------------|------------|
| Main St | 15,000 VPD |
| Ellsworth Rd | 11,000 VPD |
| Red Mountain Freeway | 53,000 VPD |



W.M. GRACE COMPANIES
SINCE 1966

6925 E Indian School Rd. | Scottsdale, AZ 85251 | www.wmgraceco.com
(602) 956-8254 | info@wmgraceco.com

The information contained herein has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates used are for example only, and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial and legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.

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BASIC SUMMARY REPORT

1 mile **3 miles** **5 miles**

3.14 SQ/MI 28.27 SQ/MI 78.53 SQ/MI

POPULATION

| | | | |
|-----------------------------|--------|---------|---------|
| Population (2018) | 15,698 | 96,195 | 219,628 |
| Projected Population (2022) | 16,067 | 101,510 | 226,940 |
| % Growth (2018- 2022) | 1.9% | 1.8% | 1.9% |

HOUSEHOLDS

| | | | |
|----------------|-------|--------|--------|
| Households Avg | 6,090 | 37,465 | 86,005 |
| Household Size | 2.4 | 2.5 | 2.4 |

EMPLOYMENT

| | | | |
|----------------------------|-------|--------|--------|
| Total Employers (2017) | 217 | 1,666 | 5,475 |
| Workplace Employees (2017) | 1,347 | 14,697 | 50,569 |

RACE

| | | | |
|------------|--------|--------|---------|
| % White | 79.9% | 81.5% | 83.4% |
| % Hispanic | 26.3% | 20.6% | 18.0% |
| % Black | 2.9% | 3.2% | 3.0% |
| % Asian | 1.7% | 2.5% | 2.5% |
| % Other | 10.3% | 7.8% | 6.4% |
| White | 11,739 | 75,969 | 173,244 |
| Hispanic | 3,861 | 19,222 | 37,371 |
| Black | 425 | 2,988 | 6,330 |
| Asian | 257 | 2,325 | 5,212 |
| Other | 1,510 | 7,236 | 13,356 |

HOUSING

| | | | |
|---------------------------------|-----------|-----------|-----------|
| % Renter Occupied Housing Units | 24.4% | 23.8% | 24.0% |
| % Owner Occupied Housing Units | 75.6% | 76.2% | 76.0% |
| Median Home Value | \$119,377 | \$165,735 | \$179,976 |

INCOME

| | | | |
|---|----------|----------|----------|
| Average Household Income (2017) | \$48,752 | \$65,966 | \$68,253 |
| Projected Average Household Income (2022) | \$58,564 | \$79,415 | \$83,183 |
| Per Capita Income (2022) | \$23,589 | \$31,042 | \$33,348 |

COLLEGE EDUCATION (Age 25+)

| | | | |
|---|-------|-------|-------|
| % < 9th Grade | 6.6% | 4.0% | 3.7% |
| % Some High School | 11.9% | 7.4% | 6.6% |
| % High School | 35.5% | 30.9% | 29.9% |
| % Some College | 25.9% | 27.0% | 27.1% |
| % College - Associates Degree | 6.6% | 8.6% | 8.8% |
| % College - Bachelors Degree | 9.5% | 14.8% | 15.9% |
| % College - Masters Degree | 46.1% | 57.7% | 59.8% |
| % College - Professional/Doctorate Degree | 13.6% | 22.1% | 23.9% |

AGE

| | | | |
|------------|------|------|------|
| Median Age | 42.8 | 43.1 | 44.9 |
|------------|------|------|------|



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