

QUEEN CREEK MARKETPLACE PHASE II

Anchored by Bashas' & O'Reilly's Auto Parts

SWC Power Rd. and Chandler Heights Rd.
Queen Creek, Arizona 85142



PROPERTY DETAILS:

- Established shopping center anchored by Bashas', O'Reilly's Auto Parts Store and ACE Hardware.
- Queen Creek Marketplace services a strong residential density - Power Ranch, Seville and Trilogy Communities.
- Demographic is a mixture of young, diverse upper middle-class families.

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Estimated Population (2020)	7,500	70,000	150,000
Estimated Household Income (2017)	\$139,351	\$115,121	\$111,125
Projected Household Income (2022)	\$173,435	\$143,285	\$137,824

TRAFFIC COUNTS

Power Rd	15,000 VPD
Chandler Heights Rd	16,000 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.

QUEEN CREEK MARKETPLACE PHASE II

Anchored by Bashas' & O'Reilly's Auto Parts

SWC Power Rd. and Chandler Heights Rd.
Queen Creek, Arizona 85142



AVAILABLE PADS

PAD A 39,700 SF DRIVE-THRU

PAD B 36,951 SF

PAD C 49,533 SF



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.

QUEEN CREEK MARKETPLACE PHASE II

Anchored by Bashas' & O'Reilly's Auto Parts

SWC Power Rd. and Chandler Heights Rd.
Queen Creek, Arizona 85142

BASIC SUMMARY REPORT

1 mile

3 miles

5 miles

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

POPULATION

2017 Population	7,500	70,000	150,000
% Growth 2017- 2022	3%	3%	3%

HOUSEHOLDS

2017 Households Avg	960	18,840	38,891
Household Size	3.2	3.1	3.2

EMPLOYMENT

2017 Total Employers	97	885	1,928
2017 Workplace Employees	750	8,820	18,220

RACE

% White	84.2%	81.1%	79.8%
% Hispanic	17.6%	17.6%	18.4%
% Black	3.0%	4.2%	4.4%
% Asian	3.6%	4.9%	5.3%
% Other	5.4%	5.4%	5.6%
White	2,556	48,045	98,958
Hispanic	533	10,419	22,800
Black	92	2,477	5,461
Asian	108	2,913	6,578
Other	164	3,201	6,913

HOUSING

% Renter Occupied Housing Units	11.9%	11.9%	16.1%
% Owner Occupied Housing Units	88.1%	88.1%	83.9%
Median Home Value	\$328,443	\$294,363	\$279,714

INCOME

2017 Average Household Income	\$139,351	\$115,121	\$111,125
2022 Projected Average Household Income	\$173,435	\$143,285	\$137,824
2022 Per Capita Income	\$53,191	\$44,134	\$41,883

COLLEGE EDUCATION (Age 25+)

% < 9th Grade	1.8%	1.8%	1.9%
% Some High School	2.8%	2.8%	2.8%
% High School	14.1%	15.3%	16.1%
% Some College	25.4%	27.0%	26.8%
% College-Associates Degree	11%	10.8%	11.3%
% College-Bachelors Degree	30.0%	28.3%	26.9%
% College-Masters Degree	81.3%	80.0%	79.2%
% College-Professional/Doctorate Degree	44.9%	42.2%	41.1%

AGE

Median Age	37.5	35.6	33.5
------------	------	------	------



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.