



AGUA FRIA TOWNE CENTER



NORTHEAST CORNER CAMELBACK ROAD & LOOP 101 GLENDALE, ARIZONA

PROPERTY HIGHLIGHTS

- » Great Access & Exposure to Loop 101 & Camelback Rd.
- » Heaviest (#1) foot traffic Walmart in the state
- » 1 Mile South of Westgate (6 million annual visitors)
- » Tanger Outlets (5.4 million annual visitors), & University of Phoenix Stadium (326,000 people within 5 miles)



DEMOGRAPHIC HIGHLIGHTS

	1 MILE	3 MILE	5 MILE
2026 Daytime Population	14,193	99,476	296,070
2031 Projected Population	25,892	145,592	391,046
2026 Median Household Incomes	\$86,915	\$93,887	\$81,989
Average Household Income	\$110,479	\$116,208	\$102,339
Total Employees	4,070	34,090	65,386

CONTACT



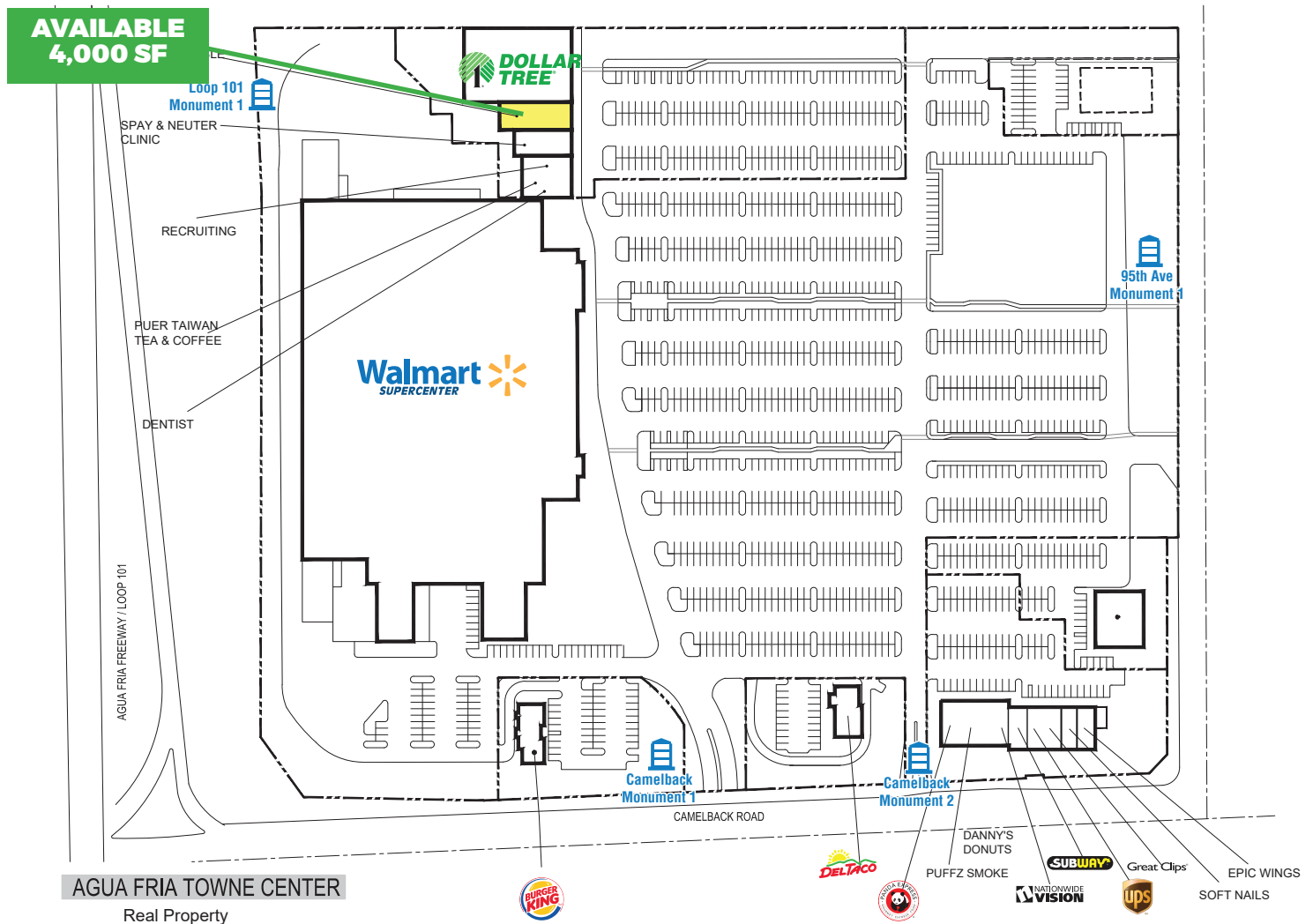
W.M. GRACE COMPANIES
SINCE 1966

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AGUA FRIA TOWNE CENTER | GLENDALE, AZ



AVAILABLE

SUITE A-140 - 4,000 SQUARE FEET

TENANTS

DOLLAR TREE
SPAY & NEUTER CLINIC
NAVY RECRUITING
PUER TAIWAN TEA & COFFEE
DENTIST
PANDA EXPRESS
PUFFZ SMOKE SHOP

DANNY'S DONUTS
NATIONWIDE VISION
SUBWAY
UPS
GREAT CLIPS
SOFT NAILS
EPIC WINGS



WMGRACECO.COM

BASIC SUMMARY REPORT

1 MILE

3 MILE

5 MILE

POPULATION

2026 Total Daytime Population	14,193	99,476	296,070
2026 Residents	10,123	65,386	186,782
2031 Projected Population	25,892	145,592	391,046

INCOME

Median Household Income	\$86,915	\$93,887	\$81,898
Average Household Income	\$110,479	\$116,208	\$102,339
Per Capita	\$37,537	\$35,457	\$32,696

EMPLOYMENT

Total Businesses	230	1,661	5,191
Total Employees	4,070	34,090	109,288

HOUSEHOLDS

2026 Households	7,510	40,868	116,199
2026 Projected Households	8,786	45,035	126,142

HOUSING

Units	8,669	44,948	127,175
Owner Occupied	40.6%	58.5%	56.0%