

PARK PLACE | PRIME RETAIL SHOPS FOR LEASE

S/SEC Price Rd & Loop 202 | Chandler, AZ



Now Open



Coming Soon



Now Open

NORTHROP GRUMMAN

Construction Complete



For more information, please contact:

Nick DeDona
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Cameron Warren
602.288.3471
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PHOENIX COMMERCIAL ADVISORS



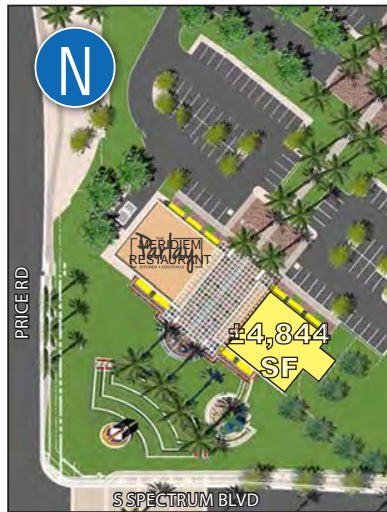
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3131 E Camelback Rd, #340 | Phoenix, AZ 85016 | 602.957.9800

02/04/20

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PROPERTY DETAILS

- North PAD: ±4,844 SF (existing)
- South PAD: ±1,528 SF to ±2,309 SF (completed new construction)
- ±650,000 SF Northrop Grumman headquarters (construction complete)
- Chandler, Arizona; fastest growing labor base in metropolitan Phoenix
- Over 1,000,000 SF of Class A office under construction in the immediate area
- Monument signage opportunity along Price Road

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
2019 Population	6,602	102,115	248,272
2024 Population	7,614	109,956	269,310
2019 Med HH Income	\$76,170	\$82,118	\$81,721

ESRI 2019 Estimates

TRAFFIC COUNTS

N: ±108,230 VPD (NB & SB)	E: ±173,453 VPD (EB & WB)
S: ±49,809 VPD (NB & SB)	W: ±96,097 VPD (EB & WB)

ADOT 2017

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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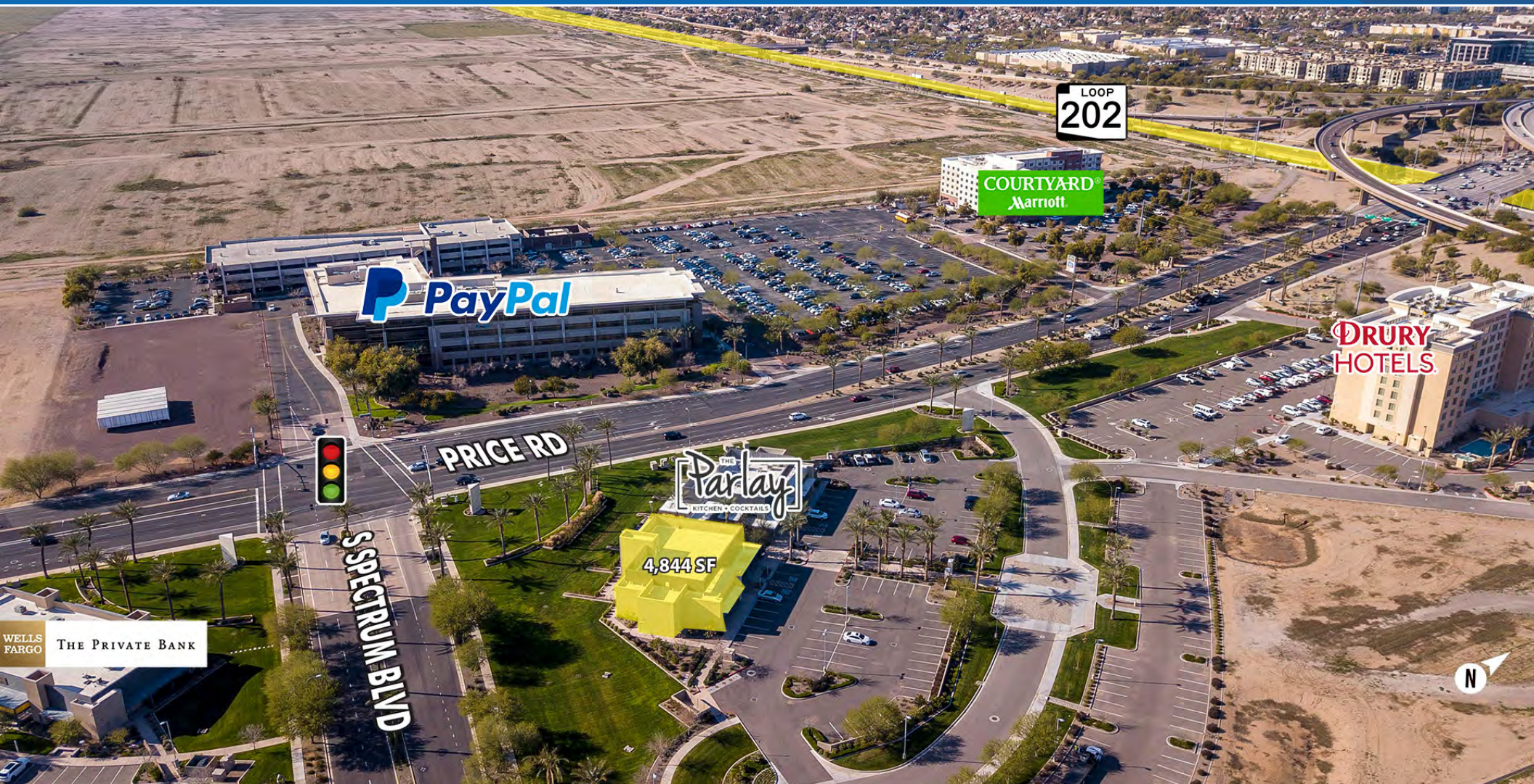
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03/12/20

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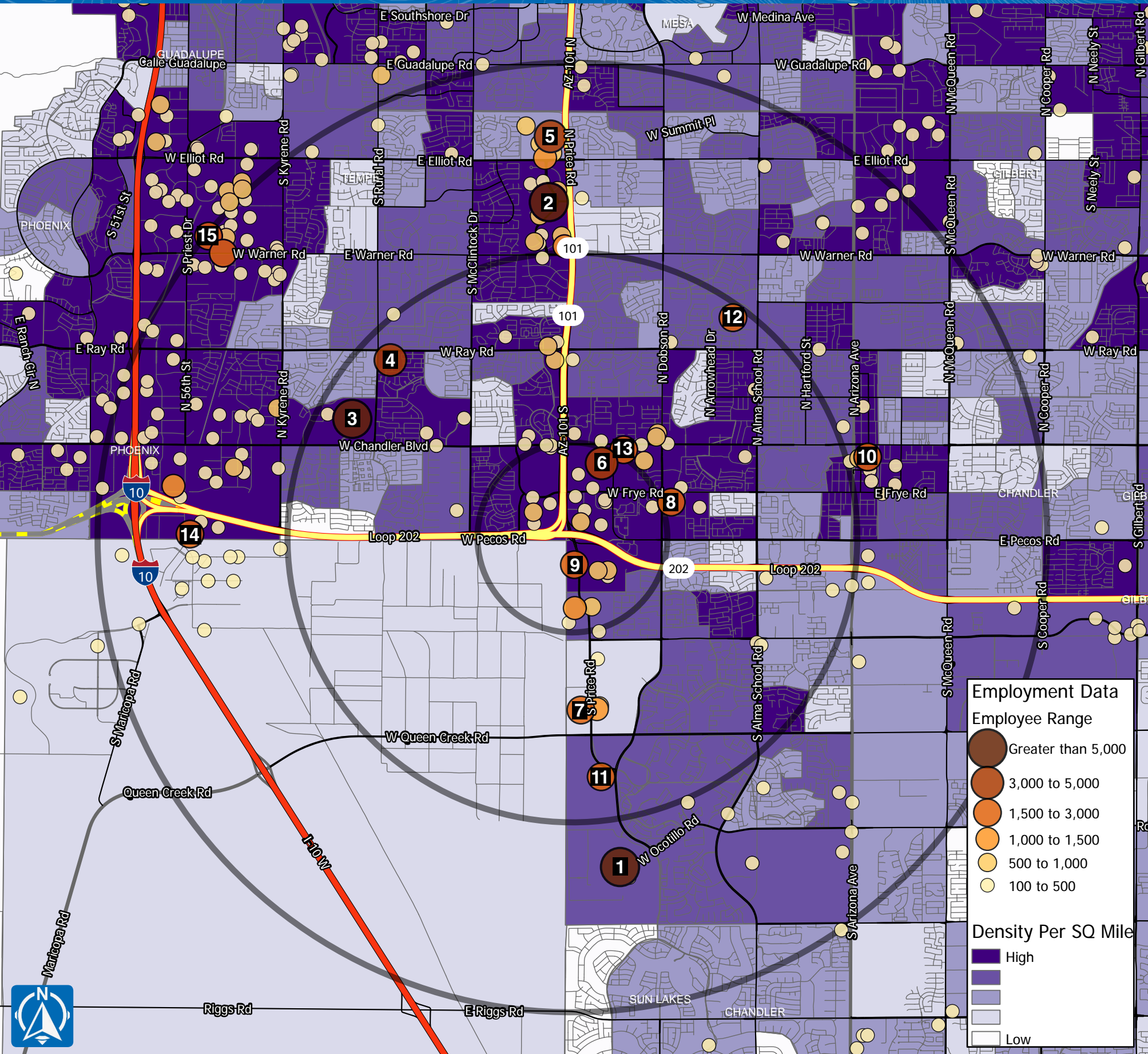
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Price Rd & Loop 202 CHANDLER, AZ



Price Rd & Loop 202

CHANDLER, AZ



DAYTIME POPULATION

	1 Mile Radius	3 Miles Radius	5 Miles Radius
2018 Daytime Population:	14,316	92,653	235,166
Workers	11,876	48,698	123,682
Residents	2,440	43,955	111,484
Est. Total Businesses	454	2,827	7,304

*Source ESRI 2018 Estimates

1 Intel ±11,900 Employees	6 Bank Of America Mortgage ±3,800 Employees	11 Northrop Grumman ±1,800 Employees
2 ASU Research Park ±6,000 Employees	7 Wells Fargo Mortgage Processing Center	12 Nxp Semiconductors ±1,700 Employees
3 Intel - Chandler Campus ±5,500 Employees	8 Chandler Regional Medical Center ±2,100 Employees	13 Microchip Technology Inc ±1,625 Employees
4 Castillo Technologies ±5,000 Employees	9 Paypal ±1,900 Employees	14 Verizon Wireless Corporate Campus ±1,550 Employees
5 Chase Bank ±4,000 Employees	10 City Of Chandler ±1,800 Employees	15 Honeywell ±1,538 Employees

TOP 40 COMPANIES/EMPLOYMENT COUNT WITHIN TRADE AREA

Company	# Employees	Company	# Employees
Intel	11900	State Farm Insurance	1100
Asu Research Park	6000	City Of Chandler	1000
Intel - Chandler Campus	5500	Ditech Financial	1000
Castillo Technologies	5000	Gm Innovation Center	1000
Chase Bank	4000	Northern Trust	1000
Bank Of America Mortgage	3800	VOYA	1000
Wells Fargo Mortgage Processing Center	2600	Edmc	900
Chandler Regional Medical Center	2100	Ontrac	850
Paypal	1900	Rogers Corp (Headquarters)	750
City Of Chandler	1800	Edward Jones Investments	732
Northrop Grumman	1800	Avnet Logistics	700
Nxp Semiconductors	1700	Cvs Health	700
Microchip Technology Inc	1625	Safelite Auto Glass	700
Verizon Wireless Corporate Campus	1550	Sharp Drywall Inc	700
Honeywell	1538	Shutterfly	700
Honeywell International Acnts	1523	Toyota Financial Services	700
Allstate HQ (Planned)	1500	Circle K Stores Inc	650
Go Daddy	1209	Avnet Inc	601
Nationstar Mortgage	1200	Safelite Auto Glass	600
Bashas'	1100	Sears Customer Care Network	600

Employment Data

Employee Range

- Greater than 5,000
- 3,000 to 5,000
- 1,500 to 3,000
- 1,000 to 1,500
- 500 to 1,000
- 100 to 500

Density Per SQ Mile

- High
- Low



One Page Summary

Price Rd & Loop 202, Chandler
 -111.892492008 33.291623599
 Rings: 1, 3, 5 mile radii

Prepared By Business Analyst Desktop
 Latitude: 33.291624
 Longitude: -111.892492

	1 mile	3 miles	5 miles
Population Summary			
2000 Total Population	1,951	82,835	194,337
2010 Total Population	4,232	88,990	214,574
2019 Total Population	6,602	102,115	248,272
2019 Group Quarters	2	266	607
2024 Total Population	7,614	109,956	269,310
2019-2024 Annual Rate	2.89%	1.49%	1.64%
2019 Total Daytime Population	14,656	94,074	241,137
Workers	12,044	50,372	129,519
Residents	2,612	43,702	111,618
Household Summary			
2000 Households	608	29,189	68,331
2000 Average Household Size	3.06	2.82	2.83
2010 Households	1,906	34,450	81,940
2010 Average Household Size	2.22	2.58	2.61
2019 Households	2,883	39,640	94,572
2019 Average Household Size	2.29	2.57	2.62
2024 Households	3,306	42,659	102,366
2024 Average Household Size	2.30	2.57	2.62
2019-2024 Annual Rate	2.78%	1.48%	1.60%
2010 Families	993	22,466	55,181
2010 Average Family Size	2.97	3.16	3.14
2019 Families	1,537	25,340	62,809
2019 Average Family Size	3.02	3.17	3.16
2024 Families	1,762	27,120	67,805
2023 Average Family Size	3.03	3.18	3.17
2019-2024 Annual Rate	2.77%	1.37%	1.54%
Housing Unit Summary			
2019 Housing Units	3,079	41,485	100,060
Owner Occupied Housing Units	38.8%	52.7%	58.0%
Renter Occupied Housing Units	54.8%	42.8%	36.5%
Vacant Housing Units	6.4%	4.4%	5.5%
Median Household Income			
2019	\$76,170	\$82,118	\$81,721
2024	\$86,547	\$92,711	\$91,851
Median Home Value			
2019	\$219,766	\$309,136	\$301,681
2024	\$236,756	\$340,199	\$333,480
Average Income Value			
Average Household Income	\$95,645	\$105,038	\$105,108
Per Capita Income			
2019	\$41,450	\$40,824	\$40,080
2024	\$47,166	\$46,814	\$45,624
Median Age			
2019	33.8	35.4	36.5
2019 Population 25+ by Educational Attainment			
Total	4,522	69,184	169,233
Less than 9th Grade	2.9%	2.9%	3.1%
9th - 12th Grade, No Diploma	3.4%	3.6%	4.0%
High School Graduate	12.0%	13.5%	14.5%
GED/Alternative Credential	0.8%	2.1%	2.2%
Some College, No Degree	22.3%	21.1%	22.5%
Associate Degree	8.6%	9.9%	9.2%
Bachelor's Degree	32.4%	28.5%	26.9%
Graduate/Professional Degree	17.5%	18.4%	17.6%

Data Note: Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.

Source: U.S. Census Bureau, Census 2010 Data. Esri forecasts for 2019 and 2024

August 28, 2019