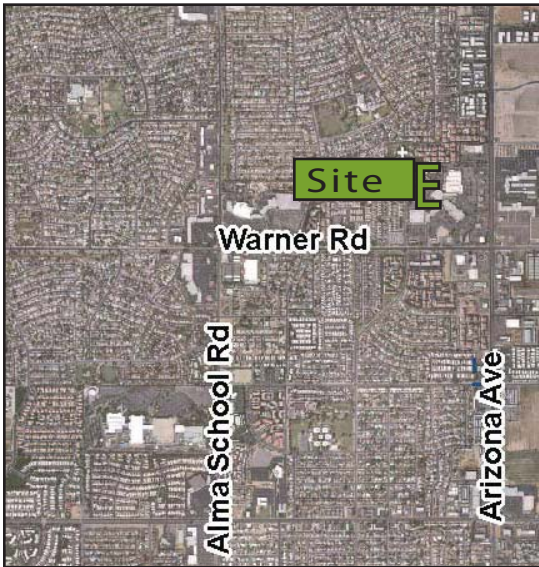




# East Valley Mall

**Location:** NWC Arizona Ave & Warner Rd  
**Total Size:** 421,000 SF  
**Project Status:** Existing  
**Broker Contact:** Middlefork Commercial  
 602.850.0011



## Highlights

- Within 3 miles of the Price (Loop 101), Santan (Loop 202) and US 60 freeways
- Anchored by Target
- Located at one of the City's busiest intersections with over 61,000 cars per day
- Near the Westech Business Center with significant day-time employment
- Across from Chandler Mercado, which has undergone a complete facade renovation - anchored by PGA Tour Superstore

## Area Demographics

Source: Claritas 2009

Population	1 Mile	3 Miles	5 Miles
2009 Estimate	16,823	172,626	406,814
2014 Projection	18,607	191,757	454,773
Household Income			
2009 Average	\$63,299	\$88,479	\$89,508

### Chandler, Arizona Overview

Located in Greater Phoenix, Chandler's population has nearly tripled since 1990. Its current population of approximately 252,000 is made up of young, well-educated and affluent families. An excellent quality of life is demonstrated by the city being named as one of the "100 Best Communities for Young People" and one of the "5 Great Places to Live". Average household incomes are among the highest in the Phoenix area at nearly \$85,000 per year. Several major employers in diverse business sectors call Chandler home, including Intel, Microchip, Orbital Sciences, Wells Fargo Financial, Pearson Education and Bank of America.

### Contact Us:

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