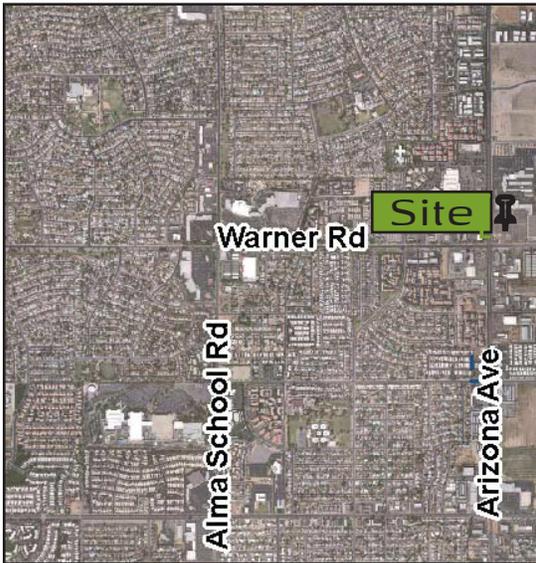




Chandler Mercado

Location: NEC Arizona Ave & Warner Rd
Total Size: 168,000 SF
Project Status: Existing
Broker Contact: DeRito Partners RBI
 480.834.8500 480.894.6363



Highlights

- Within 3 Miles of the Price (Loop 101) and Santan (Loop 202) and US 60 freeways
- Located at one of the City's busiest intersections – over 61,000 cars per day
- Across from East Valley Mall – Anchored by Target
- Full facade renovation completed in 2007
- First Arizona location for PGA Tour Superstore opened in October 2007
- Golf Academy of America Coming Soon
- Mini-anchor, shop and pad space available

Area Demographics

Source: SitesUSA 2010

Population	1 Mile	3 Miles	5 Miles
2010 Estimate	17,226	167,225	394,203
2015 Projection	19,979	180,945	439,129
Household Income			
2010 Average	\$60,168	\$76,879	\$77,726

Chandler, Arizona Overview

Located in Greater Phoenix, Chandler's population has nearly tripled since 1990. Its current population of nearly 255,00 is made up of young, well-educated and affluent families. An excellent quality of life is demonstrated by the city being named an All-America City in 2010, 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 over \$83,000 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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 Economic Development Division
 Chandleraz.gov/ed
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