



RETAIL PROPERTY FOR LEASE

DESERT RIDGE MARKETPLACE

21001 N Tatum Blvd Phoenix, AZ 85054

JARED CAUFFIELD

602.595.3254
jcauffield@w-retail.com

RYAN DESMOND

602.931.4489
rdesmond@w-retail.com

CHARLES SKAGGS

602.368.1737
cskaggs@w-retail.com

WESTERN RETAIL ADVISORS

2555 E Camelback Rd, Suite 200
Phoenix, AZ 85016
602.778.3747 | w-retail.com

DESERT RIDGE MARKETPLACE

21001 N Tatum Blvd Phoenix, AZ 85054



LOCATION DESCRIPTION

Regional Open Air Center at the intersection of the 101 Freeway (145,000 cpd) and Tatum Boulevard (48,000 cpd). There is a population of 195,624 with a medium income of \$76,975 within a 5-mile radius. The center is part of the Desert Ridge master planned community.

PROPERTY HIGHLIGHTS

- Key Tenants: Target, Kohl's, AMC Theaters, Dave & Buster's, H&M, VS Pink, Barnes & Noble, Ross, Old Navy, JoAnn, DSW Shoes, Copper Blues/Stand Up Live and Flower Child.
- The most visited shopping center in the State of Arizona, Desert Ridge Marketplace is the dominant regional shopping center located on the 101 freeway.
- Regional power & entertainment center with 1.2M GLA & over 26M customers in 2015 space available.

AREA CO-TENANTS



The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

DESERT RIDGE MARKETPLACE

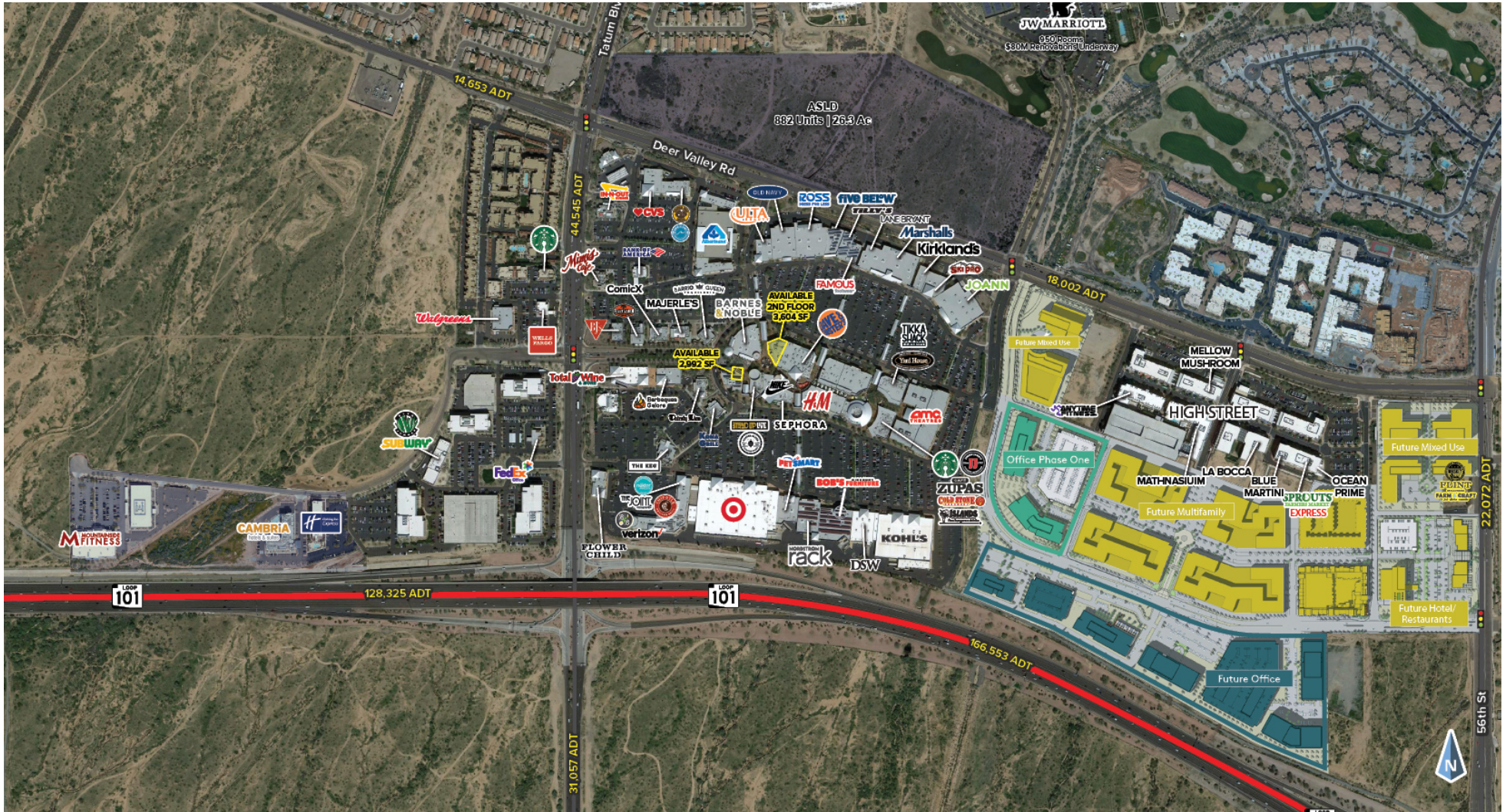
21001 N Tatum Blvd Phoenix, AZ 85054



The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

DESERT RIDGE MARKETPLACE

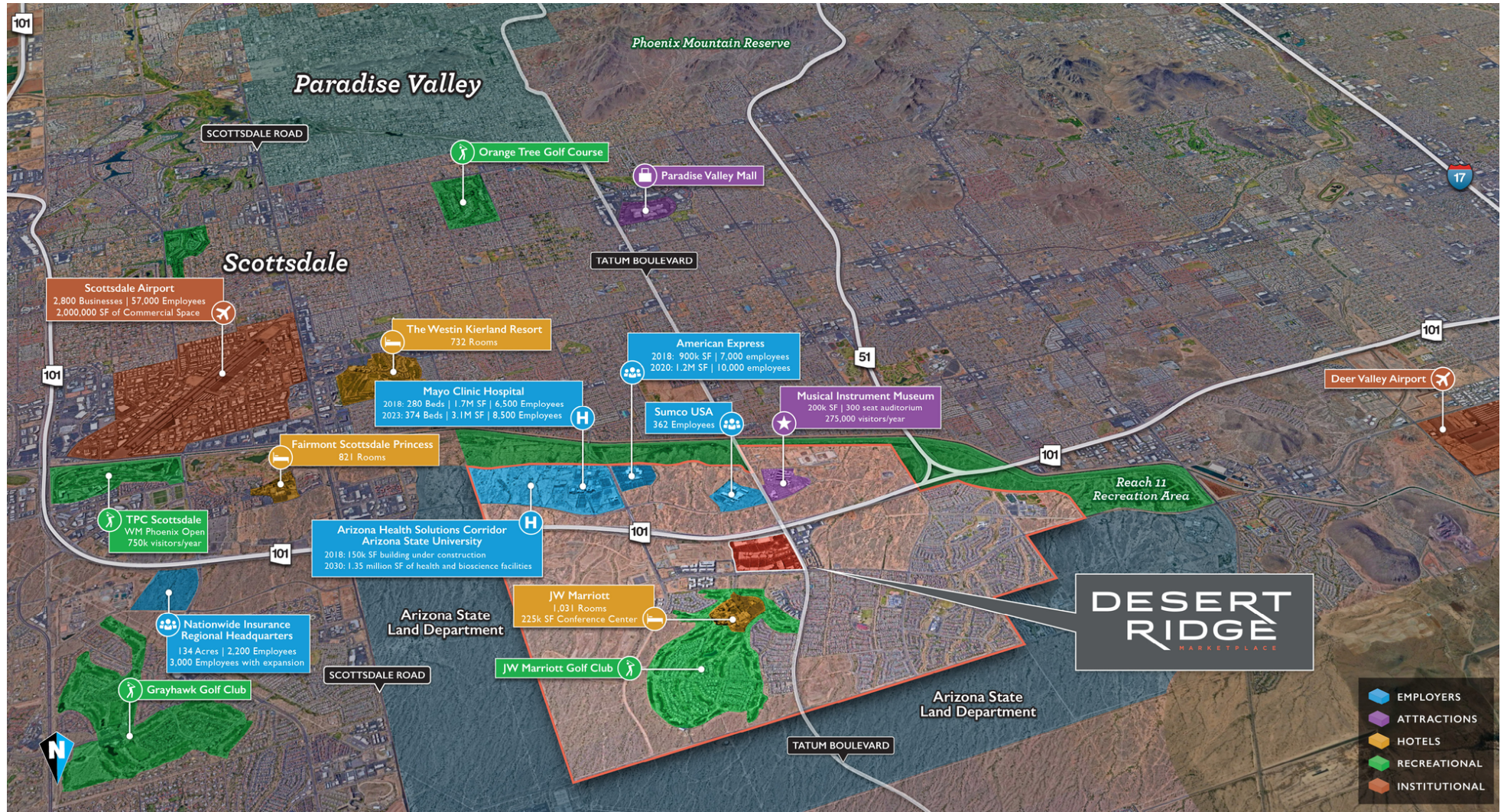
21001 N Tatum Blvd Phoenix, AZ 85054



The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

DESERT RIDGE MARKETPLACE

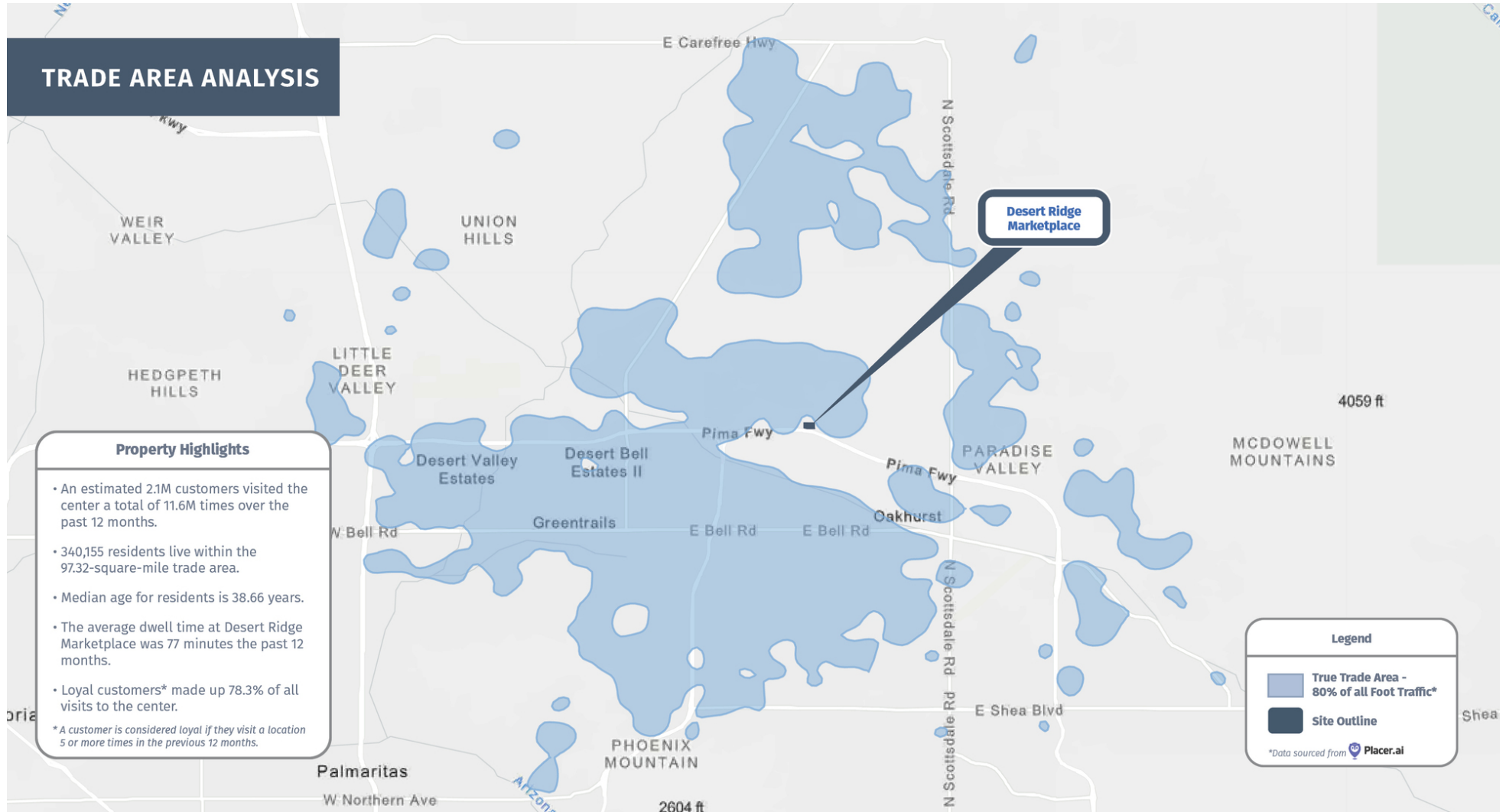
21001 N Tatum Blvd Phoenix, AZ 85054



The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

DESERT RIDGE MARKETPLACE

21001 N Tatum Blvd Phoenix, AZ 85054



The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

DESERT RIDGE MARKETPLACE

21001 N Tatum Blvd Phoenix, AZ 85054



The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

DESERT RIDGE MARKETPLACE

21001 N Tatum Blvd Phoenix, AZ 85054



The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

DESERT RIDGE MARKETPLACE

21001 N Tatum Blvd Phoenix, AZ 85054

LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	1,400 SF	Lease Rate:	CALL FOR RATES

AVAILABLE SPACES

SUITE	TENANT	SIZE	TYPE	RATE
MM3 Inline Shop Space	Available	1,400 SF	NNN	CALL FOR RATES

The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

DESERT RIDGE MARKETPLACE

21001 N Tatum Blvd Phoenix, AZ 85054



POPULATION

	1 MILE	3 MILES	5 MILES
Area Total	6,502	61,853	203,356
Median Age	39.6	39.0	39.8



HOUSEHOLD INCOME

	1 MILE	3 MILES	5 MILES
Median	\$127,002	\$106,182	\$95,579
Average	\$186,904	\$149,435	\$134,893



DAYTIME WORKFORCE

	1 MILE	3 MILES	5 MILES
Total Businesses	414	1,660	6,663
Employees	7,402	21,501	88,808
Daytime Population	8,694	35,604	111,026



EDUCATION

	1 MILE	3 MILES	5 MILES
Percentage with Degrees	77.9%	64.7%	59.2%



EMPLOYMENT

	1 MILE	3 MILES	5 MILES
White Collar Occupation	85.9%	78.5%	74.0%
Services	9.9%	12.4%	13.6%
Blue Collar	4.2%	9.1%	12.3%



HOUSEHOLD STATISTICS

	1 MILE	3 MILES	5 MILES
Households	3,074	25,334	85,195
Median Home Value	\$572,872	\$493,657	\$469,821

* 2023 Demographic data derived from ESRI

The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.