

RETAIL PROPERTY FOR LEASE

BOARDWALK AT ANDERSON SPRINGS

SEC Dobson Rd & Ray Rd | Chandler, AZ 85224

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LOCATION DESCRIPTION

SEC Dobson Rd & Ray Rd - Chandler

PROPERTY HIGHLIGHTS

- Anchored by the original Sprouts Farmer's Market which opened in 2005
- Scenic lakefront on the south and east borders of the property
- Dense population counts and high incomes in the immediate trade area
- 6,000 SF Freestanding Medical Building Coming Available November 2024

AREA COTENANTS



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LEGEND

Coming Available

New Tenant Coming Soon

Unavailable

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LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	6,000 SF	Lease Rate:	CALL FOR PRICING

AVAILABLE SPACES

SUITE	TENANT	SIZE	DESCRIPTION	PHOTOS/PLANS
A100	SPROUTS	25,272 SF	-	-
A101	STATE FARM INSURANCE	1,330 SF	-	-
A102	WATER PLUS	1,670 SF	-	-
A103	SUPER CLEANERS	1,500 SF	-	-
B104	LEASE PENDING	2,800 SF	-	View Here
B105	EMBRY AESTHETICS	1,040 SF	-	-
B106	COLD STONE CREAMERY	1,260 SF	-	-
C106	PATENT 139 BREWING COMPANY	4,145 SF	-	-
C107	EARTHWISE PET SUPPLY	2,520 SF	-	-
C108	HAWAIIAN EXPERIENCE SPA	2,360 SF	-	-
C109	SOHO HAIRBAR	2,120 SF	-	-
D110	VALLE LUNA	8,142 SF	-	-
E111	BACKFIT CHIRO	4,200 SF	-	-
E112	LAKEVIEW DENTAL	2,800 SF	-	-
E113	TII CUP	1,368 SF	-	-

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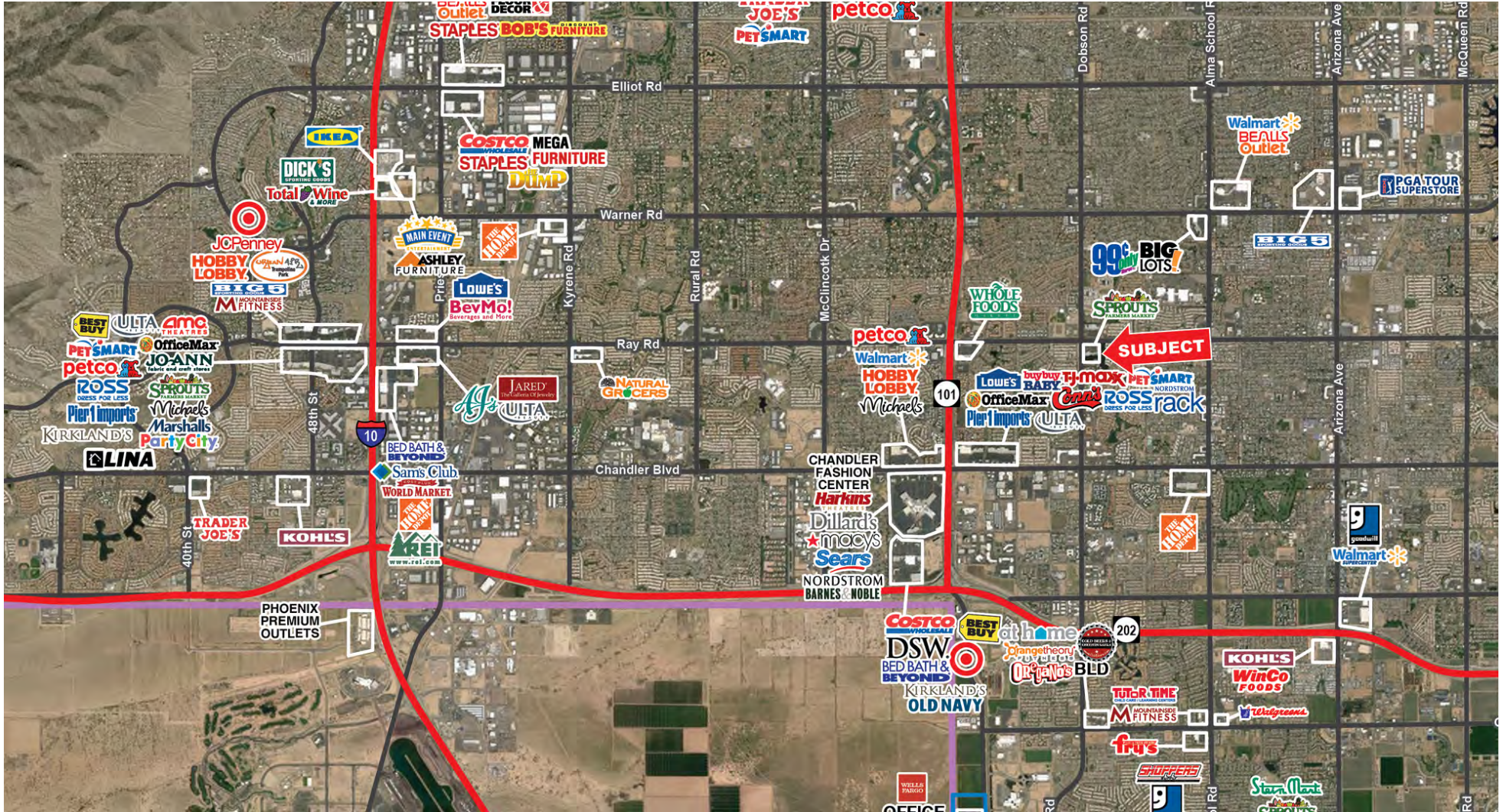
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SUITE	TENANT	SIZE	DESCRIPTION	PHOTOS/PLANS
E114	PITA JUNGLE	3,220 SF	-	-
E115	EUROPEAN WAX	1,681 SF	-	-
E116	HON MACHI SUSHI	2,000 SF	-	-
F117	F45 TRAINING	2,666 SF	-	-
F118	DESERT FINANCIAL CREDIT UNION	5,210 SF	-	-
F119	MR. PICKLES SANDWICH SHOP	1,300 SF	-	-
F120	ROOSTERS MEN'S GROOMING	1,300 SF	-	-
F121	NATURAL NAILS SPA	1,300 SF	-	-
F122	PLAYA BOWLS	1,300 SF	-	-
F123	THE COFFEE RUSH	1,300 SF	-	-
P124	Coming Available	6,000 SF	FREESTANDING MEDICAL - AVAILABLE NOVEMBER 2024 - DND OPERATING TENANT	-

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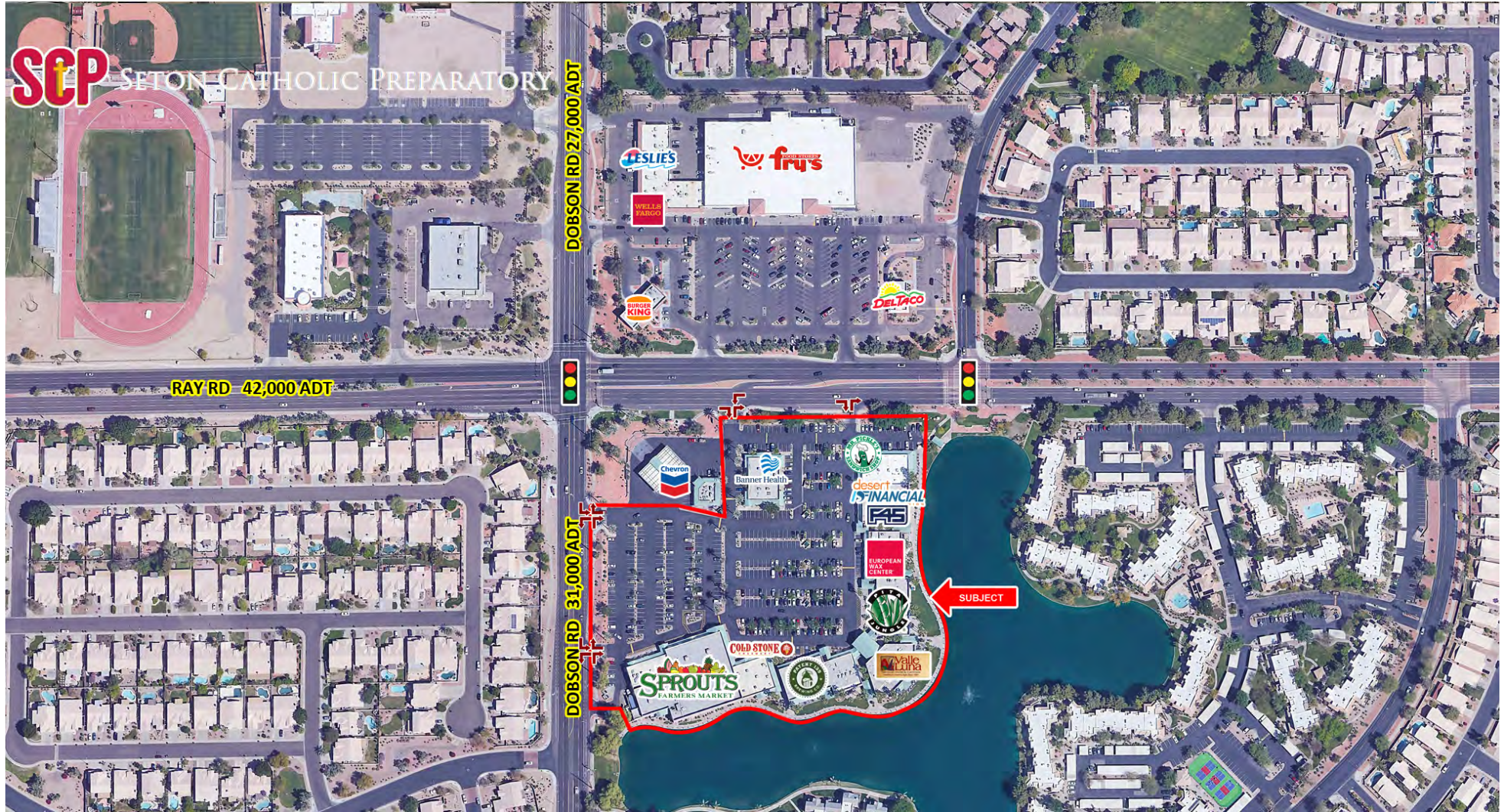
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POPULATION

	1 MILE	3 MILES	5 MILES
Area Total	16,127	139,055	318,093
Median Age	37.6	35.6	37.1



HOUSEHOLD INCOME

	1 MILE	3 MILES	5 MILES
Median	\$91,937	\$84,698	\$94,809
Average	\$120,316	\$112,451	\$124,054



DAYTIME WORKFORCE

	1 MILE	3 MILES	5 MILES
Total Businesses	519	4,538	10,687
Employees	8,221	70,076	158,159
Daytime Population	17,063	146,164	332,792



EDUCATION

	1 MILE	3 MILES	5 MILES
Percentage with Degrees	30.4%	27.1%	29.5%



EMPLOYMENT

	1 MILE	3 MILES	5 MILES
White Collar Occupation	72.7%	70.1%	73.3%
Services	11.4%	13.0%	12.3%
Blue Collar	15.9%	17.0%	14.4%



HOUSEHOLD STATISTICS

	1 MILE	3 MILES	5 MILES
Households	6,275	54,664	124,594
Median Home Value	\$380,681	\$369,483	\$389,011

* 2023 Demographic data derived from ESRI

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