

VALLEY PLAZA



Lease from ±758-4,074 SF and join strong national brands like US Foods, Ross & Wingstop

Center Remodel Completed in 2022

Dense Infill Site

Suites Can be Combined

±1,779+ Students at Adjacent McClintock High School

29,245+ Vehicles Per Day on McClintock Dr

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Suite	Tenant	SF
A0A	US Foods	60,415
A0H	Ross	27,650
A0L	Salon Boutique	7,880
A0K	Boba Tea	1,342
A0M	Available	4,074
A0R	Available	758
A0S	Available	1,117
A0T	One Hour Cleaners	1,750
B0A	Subway	2,135
B0B	Capital Tax Services	422
B0D	Gold Bar Espresso	1,282
B0F	Valley Medical Weight Control	1,440
B0G	Seams to be Alterations	1,008
B0H	Water N' Ice	1,533
B0J	Johnny's Burgers & Dogs	1,381
B0L	Valley Medical Weight Control	2,156
B0N	Athletico Physical Therapy	2,267
B0R	Urgent Care Extra	5,000
C0A	Topaz Veterinary Clinic	3,534
C0D	Buff & File	3,009
C0F	Available	1,656
C0H	Available	1,191
C0M	Otherwides Shoes	1,734
C0P	Loving Hut	1,800
D0A	Wingstop	1,744
D0C	Cafe Wasabi	1,200
D0D	Great Clips	1,250
R02	T-Mobile	4,230

FOR LEASE



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DEMOGRAPHICS

POPULATION

	1 Mile	3 Miles	5 Miles
2010 CENSUS	14,705	152,471	331,323
2020 CENSUS	15,510	166,156	359,731
2025 ESTIMATED	14,781	171,828	364,658
2030 PROJECTED	13,919	166,518	353,194

MEDIAN AGE & GENDER

	1 Mile	3 Miles	5 Miles
MEDIAN AGE	34.6	32.0	33.4
% FEMALE	47.7%	45.0%	47.1%
% MALE	52.3%	55.0%	52.9%

HOUSEHOLD INCOME

	1 Mile	3 Miles	5 Miles
2025 MEDIAN	\$100,556	\$79,937	\$82,950
2030 MEDIAN PROJECTED	\$100,172	\$79,095	\$82,084
2025 AVERAGE	\$122,017	\$99,563	\$103,220
2030 AVERAGE PROJECTED	\$121,401	\$98,772	\$102,322

Data Source: ©2025, Regis



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