



NWC LOOP 101 & NORTHERN AVE | Peoria, AZ

John Corritore

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PARK WEST

MERCHANDISING PLAN

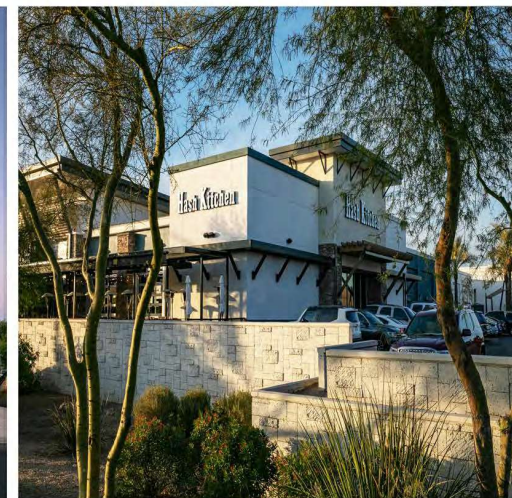
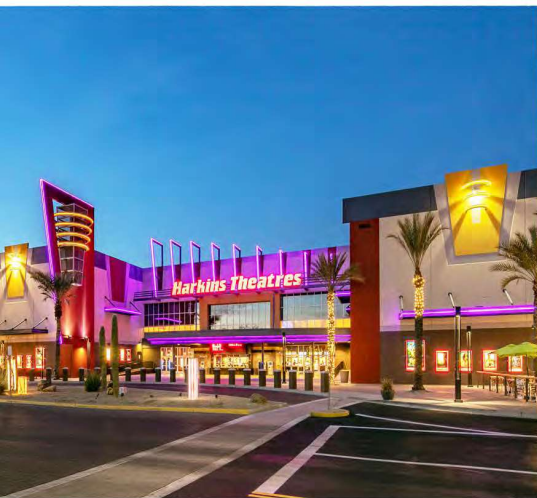
AVAILABLE RETAIL



SITE PLAN SHOWING AVAILABLE SPACES

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PARK WEST STREETSCAPE

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Multimillion dollar redevelopment including the addition of monument signage, landscaping and shade canopies. Twenty-one new tenant leases have signed since 2018.



Proximity to multiple attractions - Peoria Sports Complex, Desert Diamond Casino, Tanger Outlets, Westgate, State Farm Stadium, and newly announced VIA Entertainment Resort coming 2023.



Six high schools and Glendale Community College located within a 5 mile radius (43,000 students)



Population of over 310,000 with over 60,000 daytime workers within 5 miles 1.25 million residents within a 10 mile radius (15 minute drive time)



By 2030, more than 40% of Metro Phoenix's population is expected to live in the West Valley, with about 57% of all new homes.



Aprox. Traffic Counts
Loop 101 - 130,000
Northern Avenue - 30,000 VPD

PARK WEST TRADE AREA HIGHLIGHTS

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Total Parking Spaces :1909

Building B
Harkins Theatres
Pita Jungle
Jalapeno Inferno

Building E
Cold Beers & Cheeseburgers
Vans
CBD Emporium
Gaming Goat
Bath & Body Works
Victoria's Secret

Building F
Grimaldi's
Bully Brew Coffee
Brighton
Creamistry
Mary Mountain Cookies
Sugar Me Wax
Classic Cakes
Chico's
True Touch Nails
Yama Sushi

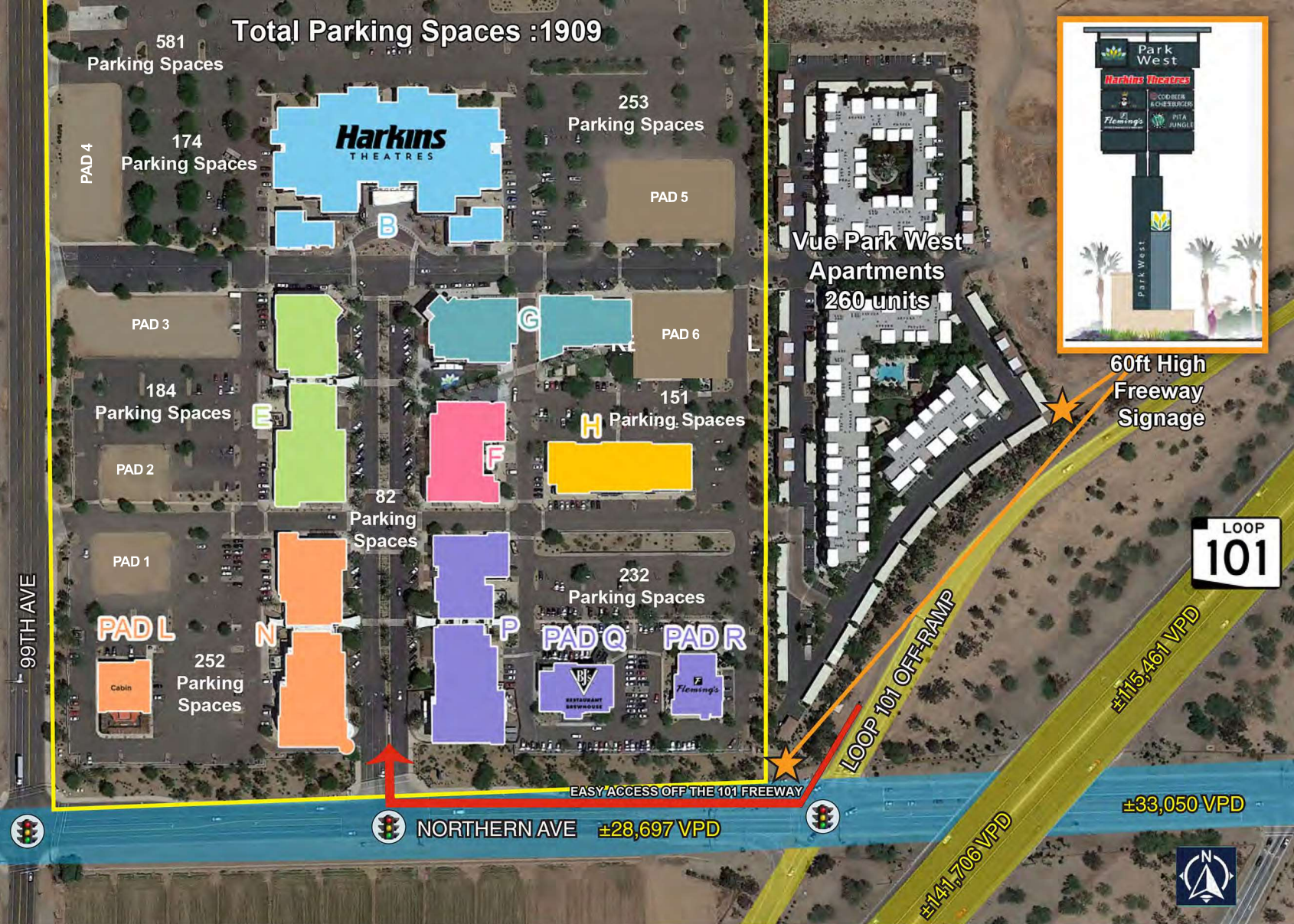
Building G
Orange Theory
Smart Gym
Building H
Pleasant Pediatrics
Boss Barbershop
The Joint
Massage Envy
Management Office
Alterra Home Loans

Building N
Salon Plaza
Olive Gourmet
Wildflower Bread Co

Building P
Ideal Image
Lenscrafters
Sicilian Baker
The Sicilian Butcher
Hash Kitchen
Candle Chemistry

PAD L
The Cabin
PAD Q
BJ'S Brewhouse

PAD R
Flemings Steakhouse & Wine Bar



OVERALL PARK WEST SITE MAP

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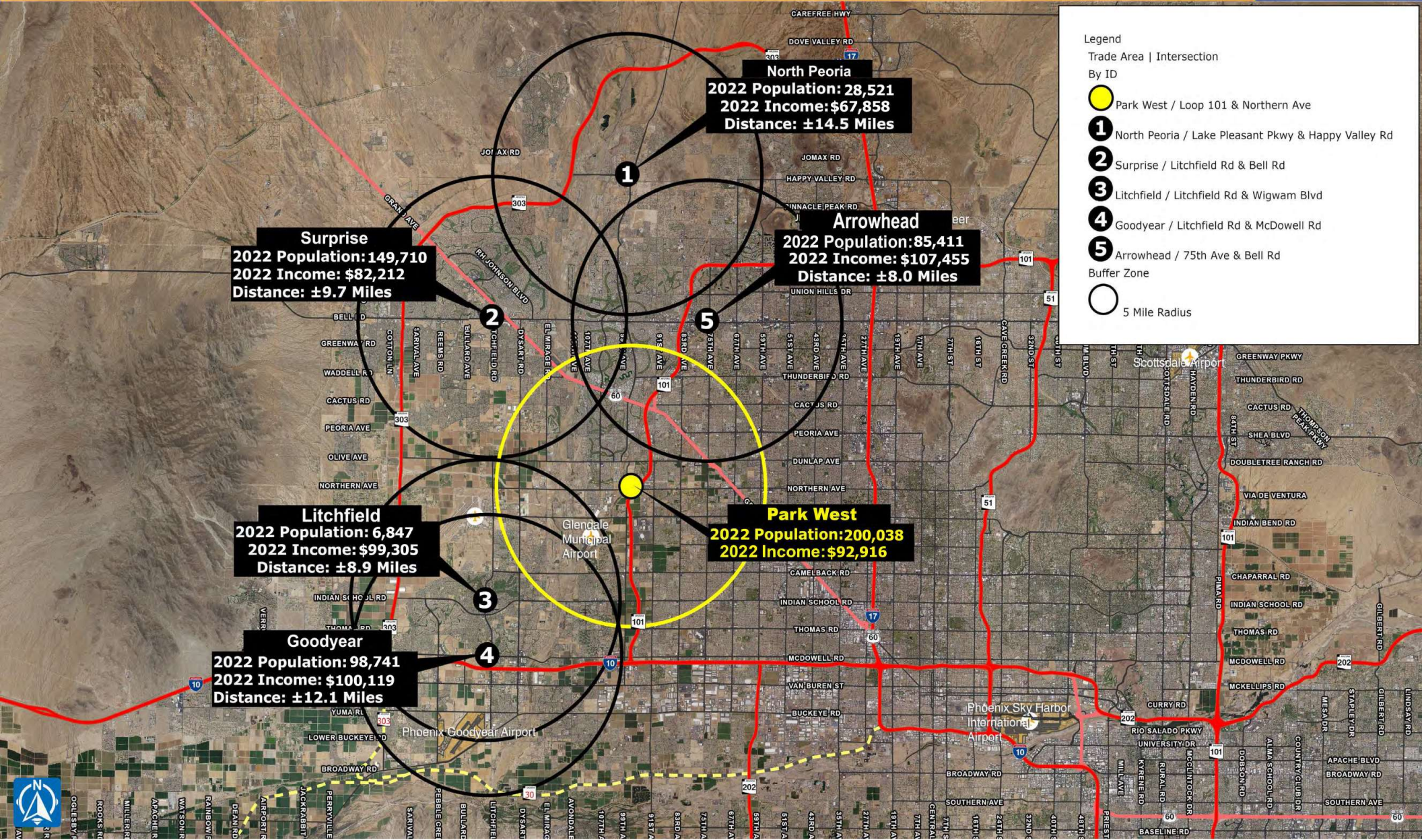
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WEST VALLEY COMMUNITIES WE SERVE



2022 POPULATION



2022 AVERAGE HOUSEHOLD INCOME



2022 TOTAL DAYTIME POPULATION



2022 HOUSEHOLDS



2022 AVERAGE HOUSEHOLD SIZE



2022 DAYTIME WORKERS



2022 BUSINESSES



2022 HOUSING UNITS



2022 DAYTIME RESIDENTS



2022 FOOD AWAY FROM HOME SPENDING



2022 MEDIAN AGE



DEMOGRAPHICS

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