

Otondo Professional

7802 N 43rd Ave Glendale, AZ 85301



Otondo Professional

Address	7802 N 43rd Ave, Glendale, AZ, 85301		
APN	147-01-001M		
Traffic Count	28,515 VPD		

Highlights

- *Do Not Disturb Current Tenants*
- PAD Available for BTS
- Tenant Improvement Allowance Available
- Call for Rates



Suite	Tenant	Square Feet	Lease Type	Notes	
1	Vacant	900	NNN		
10	Vacant	900	NNN	Currently Occupied	
2	Vacant	1300	NNN		
7	Vacant	975	NNN	Currently Occupied	
9	Vacant	1100	NNN	Currently occupied	

POPULATION

1 MILE	3 MILE	5 MILE	
23,914	200,937	524,123	

AVERAGE HOUSEHOLD INCOME

1 MILE	3 MILE	5 MILE	
\$76,022	\$66,267	\$72,128	

NUMBER OF HOUSEHOLDS

1 MILE	3 MILE	5 MILE	
8.331	68,021	176,590	



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Jacob Ray VP of Sales & Leasing (602) 975-8620 jray@mpbrealty.net

POPULATION	1 MILE	3 MILE	5 MILE
2000 Population	21,435	179,664	477,918
2010 Population	21,132	175,534	468,982
2022 Population	23,914	200,937	524,123
2027 Population	24,357	204,465	534,954
2022 African American	1,931	19,173	46,129
2022 American Indian	610	6,464	16,343
2022 Asian	1,130	9,470	20,048
2022 Hispanic	11,296	97,389	257,827
2022 Other Race	5,596	51,148	134,517
2022 White	10,379	80,987	217,114
2022 Multiracial	4,191	33,142	88,860
2022-2027: Population: Growth Rate	1.85 %	1.75 %	2.05 %
2022 HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
less than \$15,000	866	8,761	20,813
\$15,000-\$24,999	522	7,212	18,311
\$25,000-\$34,999	716	6,924	16,581
\$35,000-\$49,999	1,503	10,837	27,784
\$50,000-\$74,999	1,744	14,339	35,486
\$75,000-\$99,999	1,184	8,230	22,113
\$100,000-\$149,999	1,125	7,845	22,853
\$150,000-\$199,999	393	2,406	6,990
\$200,000 or greater	278	1,466	5,653
Median HH Income	\$55,854	\$50,303	\$52,288
Average HH Income	\$76,022	\$66,267	\$72,128

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2000 Total Housing	8,726	69,455	176,696
2010 Total Households	7,580	60,795	158,400
2022 Total Households	8,331	68,021	176,590
2027 Total Households	8,469	69,181	180,390
2022 Average Household Size	2.86	2.88	2.90
2000 Owner Occupied Housing	5,549	37,236	95,811
2000 Renter Occupied Housing	2,820	28,620	71,514
2022 Owner Occupied Housing	4,826	32,903	87,800
2022 Renter Occupied Housing	3,505	35,118	88,790
2022 Vacant Housing	419	3,654	9,962
2022 Total Housing	8,750	71,675	186,552
2027 Owner Occupied Housing	5,049	34,309	91,528
2027 Renter Occupied Housing	3,421	34,871	88,862
2027 Vacant Housing	415	3,663	10,060
2027 Total Housing	8,884	72,844	190,450
2022-2027: Households: Growth Rate	1.65 %	1.70 %	2.15 %



2022 POPULATION BY AGE 1 MILE 3 MILE 5 MILE 2027 POPULATION BY AGE 1 MILE 3 MILE 2022 Population Age 30-34 1,817 15,118 40,071 2027 Population Age 30-34 1,930 15,511 2022 Population Age 35-39 1,521 12,556 32,773 2027 Population Age 35-39 1,789 14,323 2022 Population Age 46-44 1,383 11,618 29,990 2027 Population Age 45-49 1,350 11,146 2022 Population Age 50-54 1,393 10,797 28,033 2027 Population Age 56-59 1,310 10,021 2022 Population Age 55-59 1,467 10,702 27,760 2027 Population Age 50-54 1,326 9,004 2022 Population Age 60-64 1,382 9,004 25,655 2027 Population Age 50-59 1,310 10,021 2022 Population Age 60-64 1,382 9,004 25,655 2027 Population Age 60-64 1,326 9,003 2022 Population Age 70-74 872 6,685 17,052 2027 Population Age 70-74 919 7,083 2022 Population Age 80-84		_	_			_	
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2022 Population Age 40-44 1,383 11,618 29,980 2027 Population Age 40-44 1,463 11,887 2022 Population Age 45-49 1,271 11,030 28,411 2027 Population Age 45-49 1,350 11,146 2022 Population Age 50-54 1,393 10,779 28,033 2027 Population Age 50-54 1,215 10,344 2022 Population Age 55-59 1,467 10,702 27,760 2027 Population Age 55-59 1,310 10,021 2022 Population Age 60-64 1,382 9,904 25,625 2027 Population Age 65-69 1,246 8,725 2022 Population Age 65-69 1,051 8,225 17,052 2027 Population Age 65-69 1,246 8,725 2022 Population Age 70-74 872 6,685 17,052 2027 Population Age 75-79 7,749 7,649 2022 Population Age 80-84 452 3,007 7,389 2027 Population Age 80-84 545 3,669 2022 Population Age 81+ 18,177 148,546 385,188 2027 Population Age 85+ 444 3,089 2022 Income BY Age <td< td=""><td>n Age 30-34</td><td>317 15,118</td><td>18 40,071</td><td>2027 Population Age 30-34</td><td>1,930</td><td>15,911</td><td>42,312</td></td<>	n Age 30-34	317 15,118	18 40,071	2027 Population Age 30-34	1,930	15,911	42,312
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2022 Population Age 50-54 1,393 10,797 28,033 2027 Population Age 50-54 1,215 10,344 2022 Population Age 55-59 1,467 10,702 27,760 2027 Population Age 55-59 1,310 10,021 2022 Population Age 60-64 1,382 9,904 25,625 2027 Population Age 60-64 1,326 9,603 2022 Population Age 65-69 1,051 8,225 21,336 2027 Population Age 60-64 1,326 9,603 2022 Population Age 70-74 872 6,685 17,052 2027 Population Age 70-74 919 7,083 2022 Population Age 80-84 452 3,007 7,389 2027 Population Age 80-84 545 3,669 2022 Population Age 85+ 408 2,889 7,651 2027 Population Age 80-84 545 3,669 2022 Population Age 85+ 408 2,889 7,651 2027 Population Age 80-84 545 3,669 2022 Population Age 85+ 408 2,889 7,651 2027 Population Age 80-84 545 3,669 2022 Population Age 85+ 408 <t< td=""><td>n Age 40-44 1,3</td><td>83 11,618</td><td>18 29,980</td><td>2027 Population Age 40-44</td><td>1,463</td><td>11,887</td><td>31,196</td></t<>	n Age 40-44 1,3	83 11,618	18 29,980	2027 Population Age 40-44	1,463	11,887	31,196
2022 Population Age 55-59 1,467 10,702 27,760 2027 Population Age 55-59 1,310 10,021 2022 Population Age 60-64 1,382 9,904 25,625 2027 Population Age 60-64 1,326 9,603 2022 Population Age 65-69 1,051 8,225 21,336 2027 Population Age 65-69 1,246 8,725 2022 Population Age 70-74 872 6,685 17,052 2027 Population Age 70-74 919 7,083 2022 Population Age 80-84 452 3,007 7,389 2027 Population Age 80-84 545 3,669 2022 Population Age 85+ 408 2,889 7,651 2027 Population Age 80-84 545 3,669 2022 Population Age 88+ 18,177 148,546 385,188 2027 Population Age 85+ 444 3,089 2022 Median Age 35 32 32 2027 Median Age 1 MILE 3 MILE Median Household Income 25-34 \$55,409 \$51,253 \$52,886 Median Household Income 25-34 \$66,757 \$60,883 Average Household Income 35-44 \$88,431	n Age 45-49 1,	271 11,030	30 28,411	2027 Population Age 45-49	1,350	11,146	28,842
2022 Population Age 60-64 1,382 9,904 25,625 2027 Population Age 60-64 1,326 9,603 2022 Population Age 65-69 1,051 8,225 21,336 2027 Population Age 65-69 1,246 8,725 2022 Population Age 70-74 872 6,685 17,052 2027 Population Age 70-74 919 7,083 2022 Population Age 75-79 730 4,920 11,988 2027 Population Age 80-84 452 3,007 7,389 2027 Population Age 80-84 545 3,669 2022 Population Age 85+ 408 2,889 7,651 2027 Population Age 85+ 408 2,889 7,651 2027 Population Age 85+ 444 3,089 2022 Population Age 18+ 18,177 148,546 385,188 2027 Population Age 85+ 444 3,089 2022 INCOME BY AGE 1 MILE 3 MILE 5 MILE 6 MILE 3 MILE 6 MILE 2027 INCOME BY AGE 1 MILE 3 MILE 5 MILE 2027 INCOME BY AGE 1 MILE 3 MILE 4 Mile 4 Mile 3 MILE 5 MILE 2027 INCOME BY AGE	n Age 50-54 1,3	93 10,797	97 28,033	2027 Population Age 50-54	1,215	10,344	26,602
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2022 Population Age 70-74 872 6,685 17,052 2027 Population Age 70-74 919 7,083 2022 Population Age 75-79 730 4,920 11,988 2027 Population Age 87-79 777 5,494 2022 Population Age 80-84 452 3,007 7,389 2027 Population Age 80-84 545 3,669 2022 Population Age 85+ 408 2,889 7,651 2027 Population Age 85+ 444 3,089 2022 Population Age 18+ 18,177 148,546 385,188 2027 Population Age 85+ 444 3,089 2022 Median Age 35 32 32 2027 Median Age 36 33 2022 INCOME BY AGE 1 MILE 3 MILE 5 MILE Median Household Income 25-34 \$51,253 \$52,886 Median Household Income 25-34 \$64,757 \$60,883 Average Household Income 25-34 \$71,711 \$65,703 \$68,672 Average Household Income 25-34 \$86,538 \$80,487 Median Household Income 35-44 \$86,482 \$57,160 \$59,686 Median Household Income 35-44 \$77,968 \$6	n Age 60-64 1,3	82 9,904	25,625	2027 Population Age 60-64	1,326	9,603	24,767
2022 Population Age 75-79 730 4,920 11,988 2027 Population Age 80-84 545 3,669 2022 Population Age 80-84 452 3,007 7,389 2027 Population Age 80-84 545 3,669 2022 Population Age 85+ 408 2,889 7,651 2027 Population Age 85+ 444 3,089 2022 Population Age 18+ 18,177 148,546 385,188 2027 Population Age 18+ 18,433 150,850 2022 INCOME BY AGE 1 MILE 3 MILE 5 MILE 2 MILE 2 MILE 4 Median Household Income 25-34 \$55,409 \$51,253 \$52,886 Median Household Income 25-34 \$64,757 \$60,883 Average Household Income 35-44 \$65,829 \$55,366 \$57,055 Median Household Income 35-44 \$86,538 \$80,487 Median Household Income 45-54 \$64,520 \$57,160 \$59,686 Median Household Income 45-54 \$104,389 \$90,191 Median Household Income 55-64 \$63,757 \$53,927 \$57,505 Median Household Income 45-54 \$104,670 \$86,3710 Average Household Income 65-74	n Age 65-69)51 8,225	25 21,336	2027 Population Age 65-69	1,246	8,725	22,716
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2022 Population Age 85+ 408 2,889 7,651 2027 Population Age 85+ 444 3,089 2022 Population Age 18+ 18,177 148,546 385,188 2027 Population Age 18+ 18,433 150,850 2022 Median Age 35 32 32 32 2027 Median Age 36 33 2022 INCOME BY AGE 1 MILE 3 MILE 5 MILE 2027 INCOME BY AGE 1 MILE 3 MILE Median Household Income 25-34 \$55,409 \$51,253 \$52,886 Median Household Income 25-34 \$64,757 \$60,883 Average Household Income 35-44 \$65,829 \$55,366 \$57,055 Median Household Income 35-44 \$79,516 \$68,164 Average Household Income 45-54 \$64,520 \$57,160 \$59,686 Median Household Income 45-54 \$106,108 \$91,795 Median Household Income 45-54 \$86,209 \$74,531 \$82,026 Average Household Income 45-54 \$104,389 \$90,191 Median Household Income 55-64 \$85,098 \$70,401 \$80,017 Average Household Income 55-64 \$104,670 \$86,018 <	n Age 75-79 7	30 4,920	20 11,988	2027 Population Age 75-79	777	5,494	14,134
2022 Population Age 18+ 18,177 148,546 385,188 2027 Population Age 18+ 18,433 150,850 2022 Median Age 35 32 32 2027 Median Age 36 33 2022 INCOME BY AGE 1 MILE 3 MILE 5 MILE 6 MILE 2027 INCOME BY AGE 1 MILE 3 MILE 5 MILE Median Household Income 25-34 \$55,409 \$51,253 \$52,886 Median Household Income 25-34 \$64,757 \$60,883 Average Household Income 35-44 \$65,829 \$55,366 \$57,055 Median Household Income 35-44 \$79,516 \$68,164 Average Household Income 45-54 \$64,520 \$57,160 \$59,686 Median Household Income 35-44 \$106,108 \$91,795 Median Household Income 45-54 \$86,209 \$74,531 \$82,026 Average Household Income 45-54 \$104,389 \$90,191 Median Household Income 55-64 \$63,757 \$53,927 \$57,505 Median Household Income 55-64 \$104,670 \$86,018 Average Household Income 65-74 \$50,116 \$45,256 \$48,734 Average Household Income 65-74 \$104,67	n Age 80-84	52 3,007	7,389	2027 Population Age 80-84	545	3,669	9,224
2022 INCOME BY AGE 1 MILE Median Household Income 25-34 \$55,409 \$51,253 \$52,886 Median Household Income 25-34 \$455,409 \$51,253 \$52,886 Median Household Income 25-34 \$65,829 \$55,366 \$57,055 Median Household Income 35-44 \$65,829 \$55,366 \$57,055 Median Household Income 35-44 \$64,757 \$68,164 Average Household Income 35-44 \$88,431 \$74,744 \$77,783 Average Household Income 35-44 \$64,520 \$57,160 \$59,686 Median Household Income 45-54 \$64,520 \$74,531 \$82,026 Average Household Income 45-54 \$104,389 \$90,191 Median Household Income 55-64 \$85,098 \$70,401 \$80,017 Average Household Income 55-64 \$104,670 \$86,018 Median Household Income 65-74 \$86,018 Average Household Income 65-74 \$48,029 \$48,734 Average Household Income 65-74 \$48,734	n Age 85+ 4	08 2,889	39 7,651	2027 Population Age 85+	444	3,089	8,209
2022 INCOME BY AGE 1 MILE 3 MILE 5 MILE Median Household Income 25-34 \$55,409 \$51,253 \$52,886 Median Household Income 25-34 \$71,711 \$65,703 \$68,672 Average Household Income 35-44 \$65,829 \$55,366 \$57,055 Median Household Income 35-44 \$79,516 \$68,164 Average Household Income 45-54 \$64,520 \$57,160 \$59,686 Median Household Income 45-54 \$86,209 \$74,531 \$82,026 Average Household Income 45-54 \$104,389 \$90,191 Median Household Income 55-64 \$85,098 \$70,401 \$80,017 Average Household Income 65-74 \$50,116 \$45,256 \$48,734 Median Household Income 65-74 \$90,686 \$76,488 \$70,488 \$104,670 \$86,018 Average Household Income 65-74 \$71,534 \$61,969 \$70,161 Average Household Income 65-74 \$90,686 \$76,488 \$70,488 \$104,670 \$86,018 \$104,67	n Age 18 + 18,	77 148,546	46 385,188	2027 Population Age 18+	18,433	150,850	393,254
Median Household Income 25-34 \$55,409 \$51,253 \$52,886 Median Household Income 25-34 \$64,757 \$60,883 Average Household Income 25-34 \$71,711 \$65,703 \$68,672 Average Household Income 25-34 \$86,538 \$80,487 Median Household Income 35-44 \$65,829 \$55,366 \$57,055 Median Household Income 35-44 \$79,516 \$68,164 Average Household Income 35-44 \$88,431 \$74,744 \$77,783 Average Household Income 35-44 \$106,108 \$91,795 Median Household Income 45-54 \$64,520 \$57,160 \$59,686 Median Household Income 45-54 \$77,968 \$67,480 Average Household Income 45-54 \$86,209 \$74,531 \$82,026 Average Household Income 45-54 \$104,389 \$90,191 Median Household Income 55-64 \$85,098 \$70,401 \$80,017 Average Household Income 55-64 \$104,670 \$86,018 Median Household Income 65-74 \$50,116 \$45,256 \$48,734 Median Household Income 65-74 \$61,706 \$54,273 Average Household Income 65-74 \$71,534 \$61,969 \$70,161 <td>ge</td> <td>35 32</td> <td>32 32</td> <td>2027 Median Age</td> <td>36</td> <td>33</td> <td>33</td>	ge	35 32	32 32	2027 Median Age	36	33	33
Average Household Income 25-34 \$71,711 \$65,703 \$68,672 Average Household Income 25-34 \$86,538 \$80,487 Median Household Income 35-44 \$65,829 \$55,366 \$57,055 Median Household Income 35-44 \$79,516 \$68,164 Average Household Income 35-44 \$88,431 \$74,744 \$77,783 Average Household Income 35-44 \$106,108 \$91,795 Median Household Income 45-54 \$64,520 \$57,160 \$59,686 Median Household Income 45-54 \$77,968 \$67,480 Average Household Income 45-54 \$86,209 \$74,531 \$82,026 Average Household Income 45-54 \$104,389 \$90,191 Median Household Income 55-64 \$63,757 \$53,927 \$57,505 Median Household Income 55-64 \$76,498 \$63,710 Average Household Income 55-64 \$85,098 \$70,401 \$80,017 Average Household Income 55-64 \$104,670 \$86,018 Median Household Income 65-74 \$50,116 \$45,256 \$48,734 Median Household Income 65-74 \$01,706 \$54,273 Average Household Income 65-74 \$71,534 \$61,969 \$70,161 <td>AGE 1 M</td> <td>LE 3 MILE</td> <td>LE 5 MILE</td> <td>2027 INCOME BY AGE</td> <td>1 MILE</td> <td>3 MILE</td> <td>5 MILE</td>	AGE 1 M	LE 3 MILE	LE 5 MILE	2027 INCOME BY AGE	1 MILE	3 MILE	5 MILE
Median Household Income 35-44\$65,829\$55,366\$57,055Median Household Income 35-44\$79,516\$68,164Average Household Income 35-44\$88,431\$74,744\$77,783Average Household Income 35-44\$106,108\$91,795Median Household Income 45-54\$64,520\$57,160\$59,686Median Household Income 45-54\$77,968\$67,480Average Household Income 45-54\$86,209\$74,531\$82,026Average Household Income 45-54\$104,389\$90,191Median Household Income 55-64\$63,757\$53,927\$57,505Median Household Income 55-64\$76,498\$63,710Average Household Income 55-64\$85,098\$70,401\$80,017Average Household Income 55-64\$104,670\$86,018Median Household Income 65-74\$50,116\$45,256\$48,734Median Household Income 65-74\$61,706\$54,273Average Household Income 65-74\$71,534\$61,969\$70,161Average Household Income 65-74\$90,686\$76,488	old Income 25-34 \$55,4	09 \$51,253	53 \$52,886	Median Household Income 25-34	\$64,757	\$60,883	\$63,037
Average Household Income 35-44\$88,431\$74,744\$77,783Average Household Income 35-44\$106,108\$91,795Median Household Income 45-54\$64,520\$57,160\$59,686Median Household Income 45-54\$77,968\$67,480Average Household Income 45-54\$86,209\$74,531\$82,026Average Household Income 45-54\$104,389\$90,191Median Household Income 55-64\$63,757\$53,927\$57,505Median Household Income 55-64\$76,498\$63,710Average Household Income 55-64\$85,098\$70,401\$80,017Average Household Income 55-64\$104,670\$86,018Median Household Income 65-74\$50,116\$45,256\$48,734Median Household Income 65-74\$61,706\$54,273Average Household Income 65-74\$71,534\$61,969\$70,161Average Household Income 65-74\$90,686\$76,488	nold Income 25-34 \$71	711 \$65,703	03 \$68,672	Average Household Income 25-34	\$86,538	\$80,487	\$82,405
Median Household Income 45-54 \$64,520 \$57,160 \$59,686 Median Household Income 45-54 \$77,968 \$67,480 Average Household Income 45-54 \$86,209 \$74,531 \$82,026 Average Household Income 45-54 \$104,389 \$90,191 Median Household Income 55-64 \$63,757 \$53,927 \$57,505 Median Household Income 55-64 \$76,498 \$63,710 Average Household Income 55-64 \$85,098 \$70,401 \$80,017 Average Household Income 55-64 \$104,670 \$86,018 Median Household Income 65-74 \$50,116 \$45,256 \$48,734 Median Household Income 65-74 \$61,706 \$54,273 Average Household Income 65-74 \$71,534 \$61,969 \$70,161 Average Household Income 65-74 \$90,686 \$76,488	old Income 35-44 \$65,8	29 \$55,366	56 \$57,055	Median Household Income 35-44	\$79,516	\$68,164	\$70,824
Average Household Income 45-54 \$86,209 \$74,531 \$82,026 Average Household Income 45-54 \$104,389 \$90,191 Median Household Income 55-64 \$63,757 \$53,927 \$57,505 Median Household Income 55-64 \$76,498 \$63,710 Average Household Income 55-64 \$85,098 \$70,401 \$80,017 Average Household Income 55-64 \$104,670 \$86,018 Median Household Income 65-74 \$50,116 \$45,256 \$48,734 Median Household Income 65-74 \$61,706 \$54,273 Average Household Income 65-74 \$71,534 \$61,969 \$70,161 Average Household Income 65-74 \$90,686 \$76,488	nold Income 35-44 \$88,4	\$74,744	\$77,783	Average Household Income 35-44	\$106,108	\$91,795	\$93,725
Median Household Income 55-64 \$63,757 \$53,927 \$57,505 Median Household Income 55-64 \$76,498 \$63,710 Average Household Income 55-64 \$85,098 \$70,401 \$80,017 Average Household Income 55-64 \$104,670 \$86,018 Median Household Income 65-74 \$50,116 \$45,256 \$48,734 Median Household Income 65-74 \$61,706 \$54,273 Average Household Income 65-74 \$71,534 \$61,969 \$70,161 Average Household Income 65-74 \$90,686 \$76,488	old Income 45-54 \$64,5	20 \$57,160	50 \$59,686	Median Household Income 45-54	\$77,968	\$67,480	\$70,322
Average Household Income 55-64 \$85,098 \$70,401 \$80,017 Average Household Income 55-64 \$104,670 \$86,018 Median Household Income 65-74 \$50,116 \$45,256 \$48,734 Median Household Income 65-74 \$61,706 \$54,273 Average Household Income 65-74 \$71,534 \$61,969 \$70,161 Average Household Income 65-74 \$90,686 \$76,488	nold Income 45-54 \$86,2	09 \$74,53	31 \$82,026	Average Household Income 45-54	\$104,389	\$90,191	\$95,926
Median Household Income 65-74 \$50,116 \$45,256 \$48,734 Median Household Income 65-74 \$61,706 \$54,273 Average Household Income 65-74 \$71,534 \$61,969 \$70,161 Average Household Income 65-74 \$90,686 \$76,488	old Income 55-64 \$63,7	57 \$53,927	27 \$57,505	Median Household Income 55-64	\$76,498	\$63,710	\$68,463
Average Household Income 65-74 \$71,534 \$61,969 \$70,161 Average Household Income 65-74 \$90,686 \$76,488	nold Income 55-64 \$85,C	98 \$70,40	01 \$80,017	Average Household Income 55-64	\$104,670	\$86,018	\$94,588
	old Income 65-74 \$50,	116 \$45,256	56 \$48,734	Median Household Income 65-74	\$61,706	\$54,273	\$58,841
Average Household Income 75+ \$54,305 \$48,984 \$54,935 Average Household Income 75+ \$70,700 \$62,304	nold Income 65-74 \$71,5	34 \$61,969	59 \$70,161	Average Household Income 65-74	\$90,686	\$76,488	\$86,092
	nold Income 75+ \$54,3	05 \$48,984	34 \$54,935	Average Household Income 75+	\$70,700	\$62,304	\$70,900

