

# COLUMBIA PLAZA

9905-10061 W CAMELBACK ROAD, PHOENIX, ARIZONA



ANCHOR SPACES &  
DRIVE-THRU PADS AVAILABLE



## MAJOR TENANTS:



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# SITE PLAN



| Suite          | Tenant                  | SF      |
|----------------|-------------------------|---------|
| Anchor         | The Home Depot          | 105,000 |
| Major D        | Goodwill                | 22,065  |
| <b>SHOPS A</b> |                         |         |
| 101            | Red Star Vapor          | 1,196   |
| 105/109        | Camelback Chiropractic  | 2,647   |
| 113            | Don's New York Pizza    | 1,600   |
| 115            | Sun Palm Nails          | 1,200   |
| 117            | Pretty Wicked Boot Camp | 1,200   |
| 119            | Butterfly Kiss Lash     | 1,200   |
| 121            | Restock Ave             | 1,200   |
| 123            | Arizona Barbers         | 1,149   |
| <b>SHOPS C</b> |                         |         |
| 101            | Jimmy Johns             | 1,502   |
| 103            | Art of Pet Grooming     | 1,809   |
| 104            | Arizona Sports Cards    | 1,500   |
| 105            | Camelwest Vet Hospital  | 3,500   |
| PAD 2A         | Taco Bell               | 2,880   |
| PAD 3A         | Wendy's                 | 3,185   |
| PAD 3B         | Ono Hawaiian BBQ        | 3,694   |
| PAD 5          | O'Reilly Auto Parts     | 6,500   |
| 103            | AT & T                  | 1,246   |
| 107/111        | Salon Centric           | 2,492   |
| 115            | Starbucks               | 1,500   |

| Suite          | FUTURE DEVELOPMENT                         | SF            |
|----------------|--|---------------|
| <b>MAJOR B</b> | <b>AVAILABLE</b>                           | <b>35,160</b> |
| PAD 1          | Discount Tire                              | 5,400         |
| <b>PAD 2B</b>  | <b>DRIVE-THRU AVAILABLE (buildable to)</b> | <b>2,500</b>  |
| <b>PAD 2C</b>  | <b>DRIVE-THRU AVAILABLE (buildable to)</b> | <b>2,430</b>  |
| PAD 6          | Salad and Go                               | 783           |
| <b>SHOPS B</b> | <b>NOW PRE-LEASING</b>                     | <b>6,250</b>  |
| <b>SHOPS</b>   | <b>AVAILABLE (buildable to)</b>            | <b>3,710</b>  |

# 9,000 + HOUSING UNITS PROJECTED WITHIN 2 MILES

| # UNDER CONSTRUCTION |                        |                               |
|----------------------|------------------------|-------------------------------|
| 1                    | ENCLAVE                | 1,500 Homes                   |
| 2                    | Vista Diamante         | 200 Units                     |
| 3                    | Duminion               | 540 Units                     |
| 4                    | Zora                   | 109 Units                     |
| 5                    | The Bungalows          | 267 Units                     |
| 6                    | Western Enclave        | 204 Units                     |
| 7                    | William Lyon Homes     | 2,000 Units for Rent & Sale   |
| 8                    | Fulton Homes           | 581 Single Family Homes       |
| 9                    | Wood Residential       | 402 Apartments                |
| 10                   | Greenlight Communities | 300 Units                     |
| 11                   | Sheely Center          | 654+ Units                    |
| 12                   | LENNAR                 | 1,532 for Sale & Rental Homes |
| 13                   | Virtua 99th            | 1,200+ Units for Rent         |

| # OPEN/RENTING |                              |                |
|----------------|------------------------------|----------------|
| 17             | Cabana                       | 286 Apartments |
| 18             | Christopher Todd Communities | 300+ Units     |
| 19             | Acero at the Stadium         | 352 Apartments |
| 20             | Acero                        | 458 Units      |

| # PROJECTED/PROPOSED |                        |                 |
|----------------------|------------------------|-----------------|
| 14                   | Liv Communities        | 333 Units       |
| 15                   | Fig Timber             | 450 Units       |
| 16                   | Greenlight Communities | 500+ Apartments |

**MAJOR ANCHORS**

**9 SITE**

**100 Apartments Under Construction**

Assisted Living

222,620 SF Offered



# DEMOGRAPHICS



| POPULATION           | 1 MILE | 3 MILES | 5 MILES |
|----------------------|--------|---------|---------|
| Total Population     | 10,786 | 88,266  | 265,919 |
| Average Age          | 28.8   | 27.6    | 28.7    |
| Average Age (Male)   | 29.3   | 26.6    | 27.8    |
| Average Age (Female) | 28.3   | 28.7    | 29.6    |



| AVG. HH INCOME      | 1 MILE    | 3 MILES   | 5 MILES   |
|---------------------|-----------|-----------|-----------|
| Average HH Income   | \$59,058  | \$65,425  | \$60,639  |
| Average House Value | \$188,977 | \$199,137 | \$190,024 |



| HH UNITS            | 1 MILE | 3 MILES | 5 MILES |
|---------------------|--------|---------|---------|
| Total Households    | 3,606  | 26,252  | 81,264  |
| # of Persons per HH | 3.0    | 3.4     | 3.3     |



| DAYTIME POPULATION | 1 MILE | 3 MILES | 5 MILES |
|--------------------|--------|---------|---------|
| Total Daytime Pop  | 6,428  | 43,304  | 145,995 |
| Workers            | 3,119  | 17,090  | 64,020  |
| Residents          | 44.8   | 50.9    | 44.8    |



| HOUSEHOLDS      | 1 MILE | 3 MILES | 5 MILES |
|-----------------|--------|---------|---------|
| 2023 Households | 5,390  | 33,663  | 101,460 |
| 2028 Households | 6,442  | 39,999  | 114,991 |

