

RETAIL PROPERTY FOR LEASE

THE FORUM AT GILBERT RANCH

1490 E Williams Field Rd Gilbert, AZ 85295

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LOCATION DESCRIPTION

NWC Val Vista Dr & Williams Field Rd

PROPERTY HIGHLIGHTS

- LAST SPACE AVAILABLE! 1,553 SF
- Affluent neighborhood location
- Growing Gilbert community

AREA CO-TENANTS

SPROUTS

KOHL'S

FOX CIGAR BAR

**20 VOLUME
SALON**



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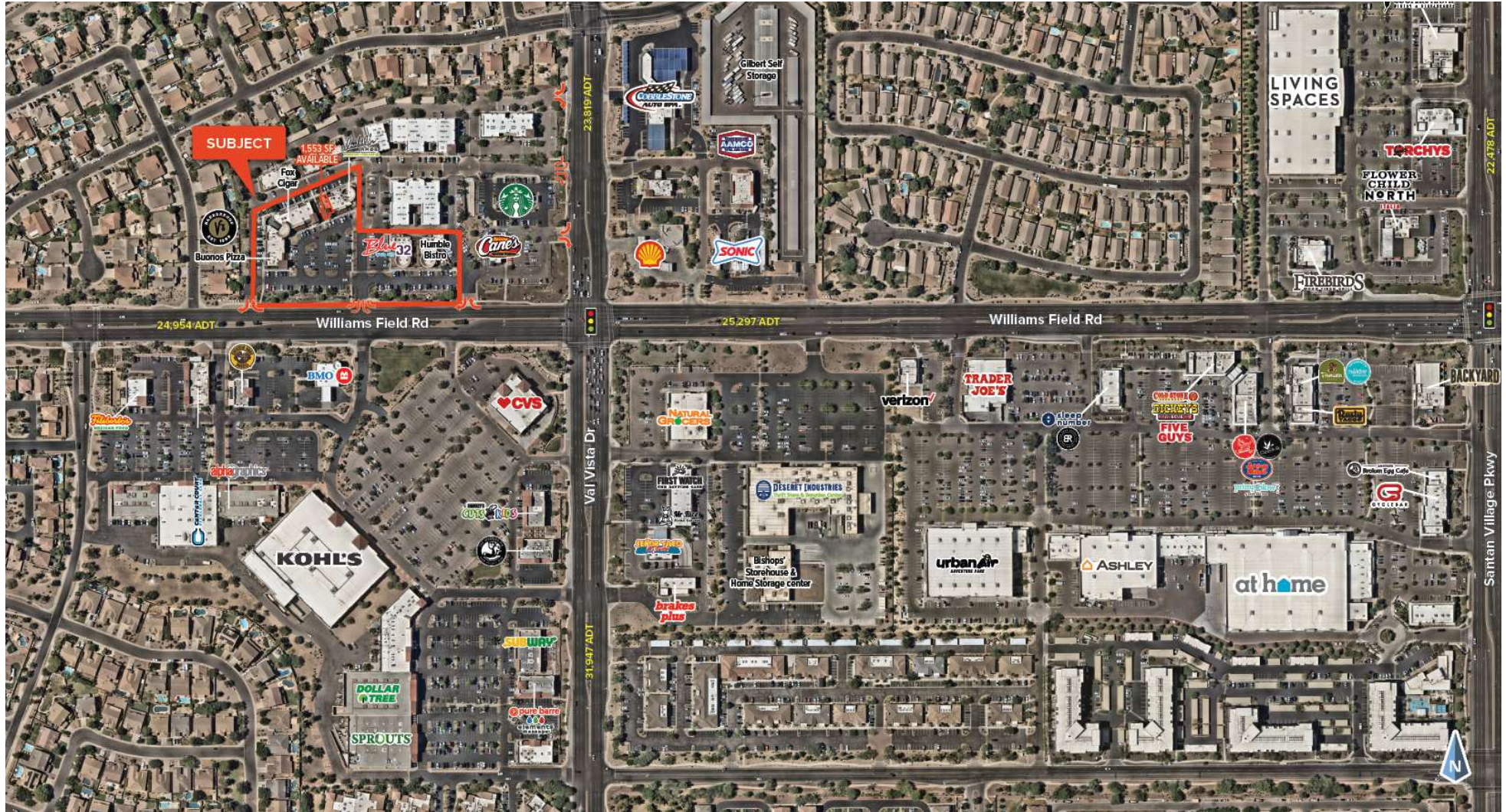
The map displays the Chandler, Arizona area, centered around the intersection of SR-87 and SR-202. A red arrow points to a location labeled 'SUBJECT' near the intersection of SR-202 and SR-87. The map includes various retail logos such as Walmart, Target, Costco, and Home Depot. A scale bar at the bottom indicates distances in miles.



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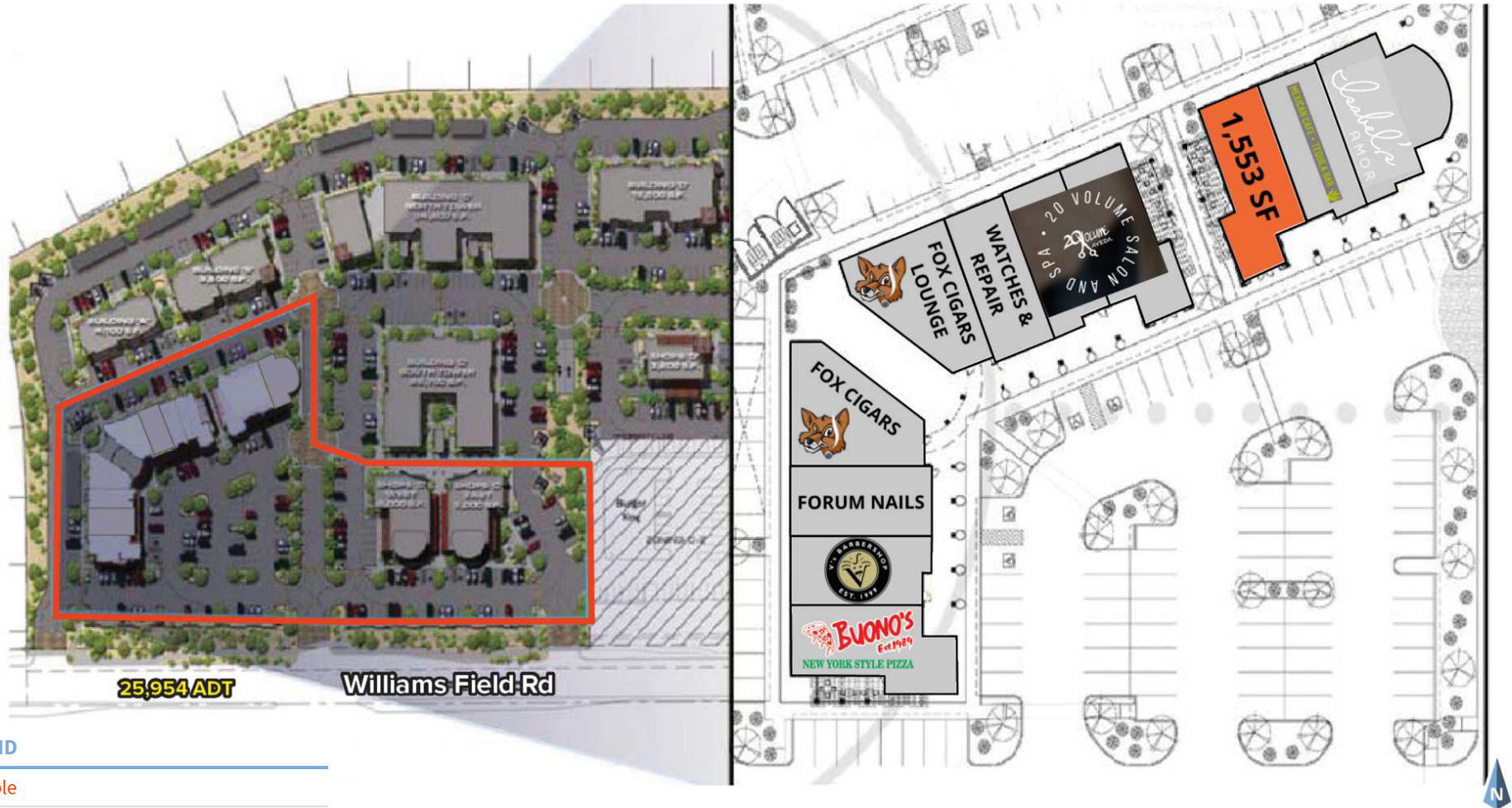
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LEASE INFORMATION

Lease Type:	-	Lease Term:	Negotiable
Total Space:	1,553 SF	Lease Rate:	Call for Pricing

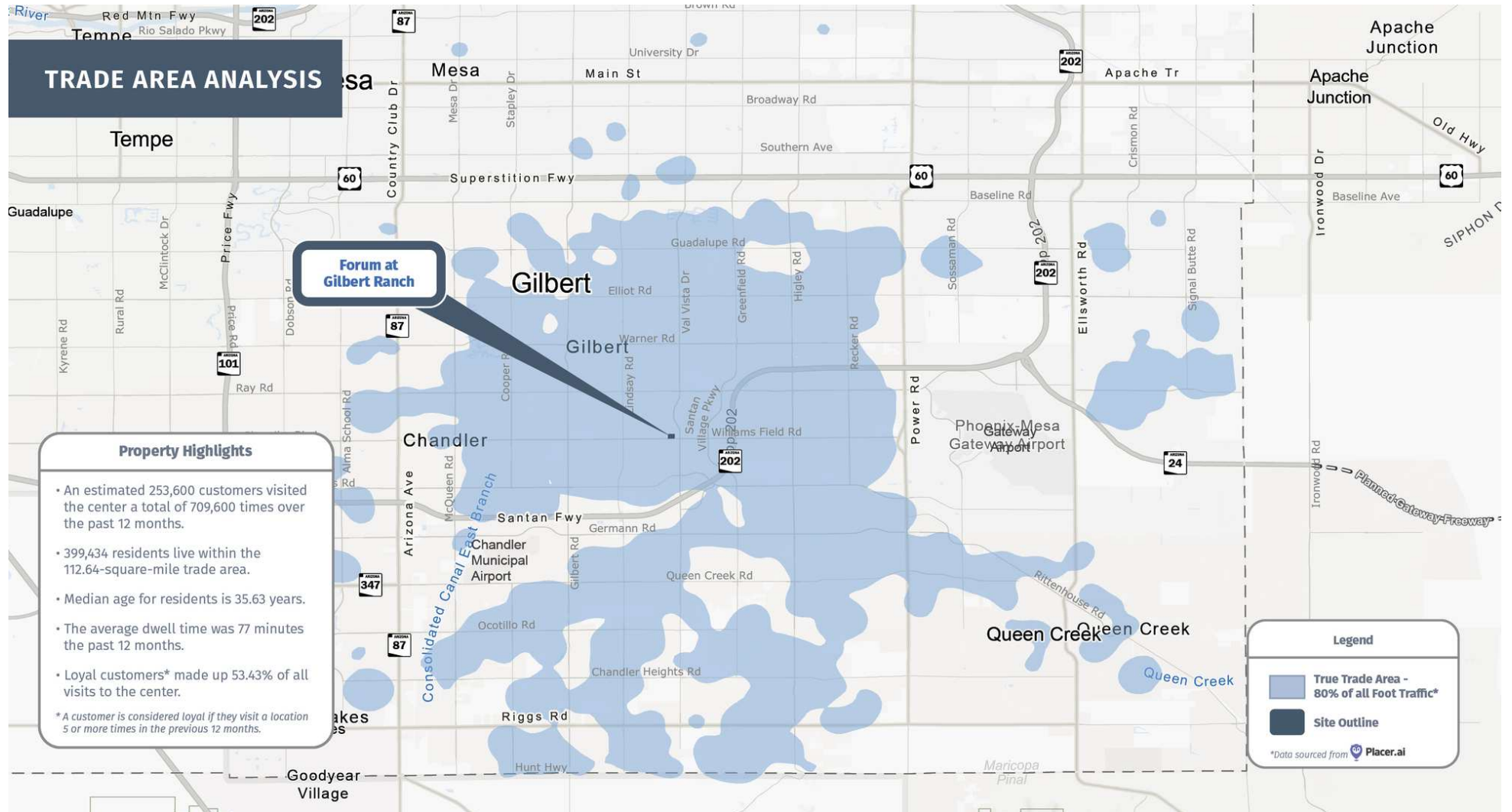
AVAILABLE SPACES

SUITE	SIZE	RATE
Isabel's Amor Mexican Cafe + Tequila Bar	0 SF	-
LAST SPACE AVAILABLE!	1,553 SF	CALL FOR PRICING
20 Volume Salon	0 SF	-
Watches & Repair	0 SF	-
Fox Cigars - Lounge	0 SF	-
Fox Cigars	1 SF	-
Forum Nails	0 SF	-
V's Barbershop	0 SF	-
Buono's	0 SF	-

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POPULATION

	1 MILE	3 MILES	5 MILES
Area Total	17,216	118,196	324,459
Median Age	33.7	35.8	35.8



HOUSEHOLD INCOME

	1 MILE	3 MILES	5 MILES
Median	\$118,428	\$134,014	\$128,302
Average	\$150,212	\$163,894	\$158,967



DAYTIME WORKFORCE

	1 MILE	3 MILES	5 MILES
Total Businesses	785	3,324	8,066
Employees	10,070	40,478	94,566
Daytime Population	19,802	109,788	285,120



EDUCATION

	1 MILE	3 MILES	5 MILES
Percentage with Degrees	61%	61%	59%



EMPLOYMENT

	1 MILE	3 MILES	5 MILES
White Collar	75.26%	75.44%	73.68%
Services	11.48%	12.27%	13.49%
Blue Collar	13.26%	12.29%	12.83%



HOUSEHOLD STATISTICS

	1 MILE	3 MILES	5 MILES
Households	6,493	40,765	110,678
Median Home Value	\$528,293	\$561,835	\$559,715

*2025 Demographic data derived from ESRI

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