

SWC R H Johnson & Camino del Sol

Sun City West, Arizona

D. L. Slaughter
Company

SUNDOME PLAZA SHOPPING CENTER



Available:

Pads & Shop Available

Traffic Counts:

R H Johnson Blvd: 17,880 VPD
Camino del Sol: 10,807 VPD

For more information please contact:

Mike Ord
mike@dlslaughter.com
C: 602-421-2788

4742 North 24th Street
Suite 315
Phoenix, AZ 85016

O: 602.957.3553

www.dlslaughterco.com

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Property Highlights:

- Located in the heart of Sun City West, which is home to approximately 32,000 residents
- Ideal for medical office users
- High volume Safeway grocery anchor



Demographics:

• Average Income	1 mile \$64,817	3 mile \$79,983	5 mile \$84,517
• Population	1 mile 8,071	3 mile 82,227	5 mile 222,403

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**PAD
Available**

SCOPE
OF WORK



EXISTING PARTIAL SITE PLAN
SCALE: 1"=40' 0"



PROPOSED DRIVE-THRU CONCEPT
SCALE: 1"=40' 0"



VICINITY MAP
SCALE: 1"=1/2 MILE



PROJECT DATA	
OWNER:	MATTHEW P. HARRIS, INC.
PROJECT ADDRESS:	13553 W. CAMINO DEL SOL
PARCEL NO.:	232-03-8042
ZONING:	C-2
LAND AREA (ACRES):	1.00
LAND AREA (SQ. FT.):	3,225
LAND AREA (SQ. FT.):	1,080
LAND AREA (SQ. FT.):	4,305
LOT COVERAGE:	4.00% (MINIMUM) - 3.00% (MAX)
PARKING REQUIRED:	1.000 SF x 16 SPACES
RESTAURANT:	3,225 SF
PATIO:	1,080 SF
TOTAL:	4,305 SF
PARKING PROVIDED:	30 REGULAR SPACES PROVIDED 2 ACCESSIBLE SPACES PROVIDED



RESTAURANT PAD ANALYSIS
13553 W. CAMINO DEL SOL
SUN CITY WEST, AZ 85375

revisions:

ISSUE DATE: 01.04.21
JOB NUMBER: 21-034
SCALE: 1"=40' 0"
DRAWN BY: [blank]
CHECKED BY: [blank]
TITLE: SITE PLAN, NOTES

A0.2

PRELIMINARY NOT FOR CONSTRUCTION

Demographic Summary Report

D.L. Slaughter
Company

Radius	1 Mile		3 Mile		5 Mile	
Population						
2029 Projection	8,877		89,661		242,186	
2024 Estimate	8,071		82,227		222,403	
2020 Census	7,127		76,721		209,231	
Growth 2024 - 2029	9.99%		9.04%		8.90%	
Growth 2020 - 2024	13.25%		7.18%		6.30%	
2024 Population by Hispanic Origin	253		14,393		47,505	
2024 Population	8,071		82,227		222,403	
White	7,579	93.90%	62,999	76.62%	160,111	71.99%
Black	96	1.19%	3,284	3.99%	9,523	4.28%
Am. Indian & Alaskan	23	0.28%	568	0.69%	1,812	0.81%
Asian	61	0.76%	1,488	1.81%	5,186	2.33%
Hawaiian & Pacific Island	3	0.04%	129	0.16%	402	0.18%
Other	309	3.83%	13,759	16.73%	45,369	20.40%
U.S. Armed Forces	0		351		899	

Households						
2029 Projection	5,541		41,376		100,869	
2024 Estimate	5,033		37,856		92,375	
2020 Census	4,481		35,229		86,503	
Growth 2024 - 2029	10.09%		9.30%		9.20%	
Growth 2020 - 2024	12.32%		7.46%		6.79%	
Owner Occupied	4,010	79.67%	29,416	77.70%	73,169	79.21%
Renter Occupied	1,023	20.33%	8,440	22.30%	19,206	20.79%

2024 Households by HH Income	5,033		37,858		92,371	
Income: <\$25,000	876	17.41%	5,455	14.41%	12,200	13.21%
Income: \$25,000 - \$50,000	1,282	25.47%	8,384	22.15%	17,972	19.46%
Income: \$50,000 - \$75,000	1,235	24.54%	8,249	21.79%	19,739	21.37%
Income: \$75,000 - \$100,000	700	13.91%	5,740	15.16%	14,825	16.05%
Income: \$100,000 - \$125,000	486	9.66%	3,726	9.84%	11,105	12.02%
Income: \$125,000 - \$150,000	292	5.80%	2,848	7.52%	7,015	7.59%
Income: \$150,000 - \$200,000	117	2.32%	1,934	5.11%	5,449	5.90%
Income: \$200,000+	45	0.89%	1,522	4.02%	4,066	4.40%
2024 Avg Household Income	\$64,817		\$79,983		\$84,517	
2024 Med Household Income	\$56,663		\$65,099		\$70,184	

1/28/2025

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