

MCCLINTOCK MARKETPLACE

Baseline Rd. & McClintock Dr.

NWC Baseline Rd. and McClintock Dr.
 Tempe, Arizona 85282



PROPERTY DETAILS:

- Tempe, Arizona is located southeast of Phoenix and is considered a major suburb of the larger city.
- Tempe Town Lake is a short 8 minute drive offering the capabilities of fishing, picnics, playing volleyball, biking, and boating.

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Estimated Population (2018)	15,077	95,011	213,494
Estimated Population (2023)	16,482	103,428	233,245
Projected Growth (2023)	1.3%	1.2%	1.2%
Estimated Household Income (2018)	\$57,638	\$73,733	\$75,042

TRAFFIC COUNTS	
East Baseline Rd.	30,000 VPD
South McClintock Dr.	37,000 VPD
US-60	197,000 VPD

MORE INFORMATION:



W.M. GRACE COMPANIES
 SINCE 1966

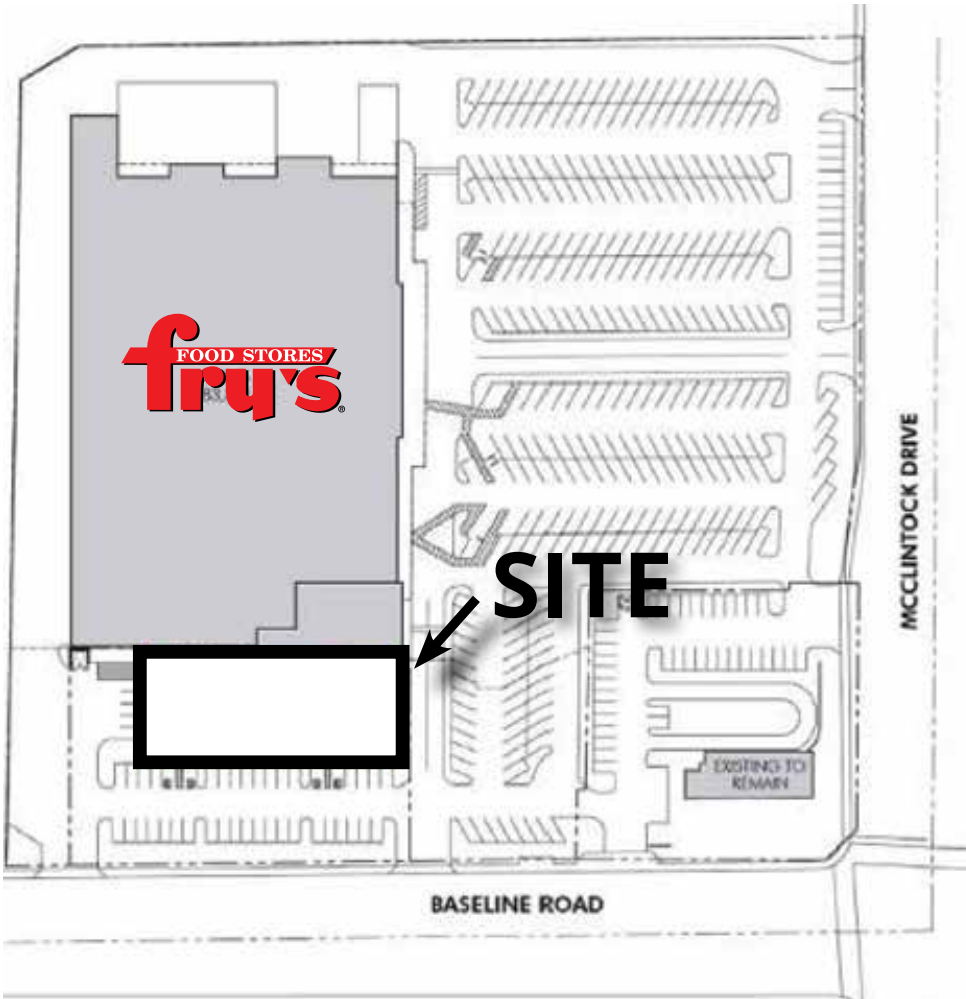
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The information contained herein has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates used are for example only, and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial and legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.

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TENANTS

- 101 - **1370 SF AVAILABLE**
- 102 - **1200 SF AVAILABLE**
- 103 - BUG & WEED MART
- 104 - OSCAR NAILS & SPA
- 105 - **1200 SF AVAILABLE**
- 106 - SUPERCUTS
- 107 - **1750 SF AVAILABLE**
- 108 - AT&T



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BASIC SUMMARY REPORT

1 mile **3 miles** **5 miles**

	3.14 SQ/MI	28.27 SQ/MI	78.53 SQ/MI
POPULATION			
Population (2018)	15,077	95,011	213,494
Projected Population (2022)	12,952	70,607	185,180
% Growth (2018- 2023)	1.3%	1.2%	1.2%
HOUSEHOLDS			
Households Avg (2018)	6,156	37,957	87,828
Household Estimated (2023)	6,547	40,160	92,921
EMPLOYMENT			
Total Employers (2018)	214	1,701	5,290
Workplace Employees (2018)	1,397	15,127	50,377
RACE			
% White	79.5%	80.5%	82.7%
% Hispanic	3.1%	3.6%	3.3%
% Black	26.3%	21.2%	18.5%
% Asian	2.1%	3.0%	2.9%
% Other	1.4%	1.3%	1.1%
HOUSING			
% Renter Occupied Housing Units	20.0%	19.3%	20.0%
% Owner Occupied Housing Units	61.6%	62.0%	63.6%
Median Home Value	\$131,021	\$177,830	\$189,379
INCOME			
2018 Estimated HH \$50,000-\$74,999	20.9%	20.3%	20.2%
2018 Estimated HH \$35,000-\$49,999	15.5%	14.2%	15.5%
2018 Estimated HH \$25,000-\$35,999	12.1%	0.1%	9.9%
2018 Estimate Average HH Income	\$57,638	\$73,733	\$75,042
COLLEGE EDUCATION (Age 25+)			
% High School	34.0%	29.8%	28.8%
% Some College	27.1%	27.2%	27.5%
% College - Associates Degree	7.6%	8.8%	8.9%
% College - Bachelors Degree	9.9%	15.7%	16.5%
% College - Graduate Degree	4.8%	7.8%	8.5%

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