



# Plaza @ Mountainside

Phoenix, AZ

Phoenix-Mesa-Chandler (AZ)



**Rachel Eckblad**  
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AERIAL



GROSS LEASABLE AREA (GLA)	131,621 SF
PARKING SPACES	734
PARKING RATIO	5.58 per 1,000 SF

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[www.kimcorealty.com/106470](http://www.kimcorealty.com/106470)



Google Earth

DENSITY AERIAL

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■ Available ■ Non-Controlled ● Curbside Pick-up



	TENANT	SQ FT
4	MOD Pizza	2,580
5	Available	1,832
6	Baskin-Robbins	1,800
7	ATI Physical Therapy	2,683
8	Panda Express	2,117
9	Any Lab Test Now	900
10	IBrow Threading	900
11	Keep It Cut	1,200
12	Pet Planet	1,800
13	Nakano Sushi	1,000
14	Mathnasium	1,263
15	Trader Joe's	11,145
16	AmTrust Bank	3,000
17	Cookie Plug	900
18	Parlor Doughnuts	2,100
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18A	Available	932
19	Luna's Paw Spa	900
20	Inner Vision Yoga	3,032
21	Star of India	2,100
22	Inspire Kids Montessori	6,668
23	Premier Martial Arts	1,576
24	8001 Nails & Spa 1	1,100
25	Available (Former Hair Salon)	1,100
26	Pure Barre	2,132
27	El Taco Santo	1,050
28	Fuchsia Spa	2,832
29	Sudhalle Taphouse	2,800
30	Dollar Tree	7,606
31	Safeway	62,573

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curbside or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curbside or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.

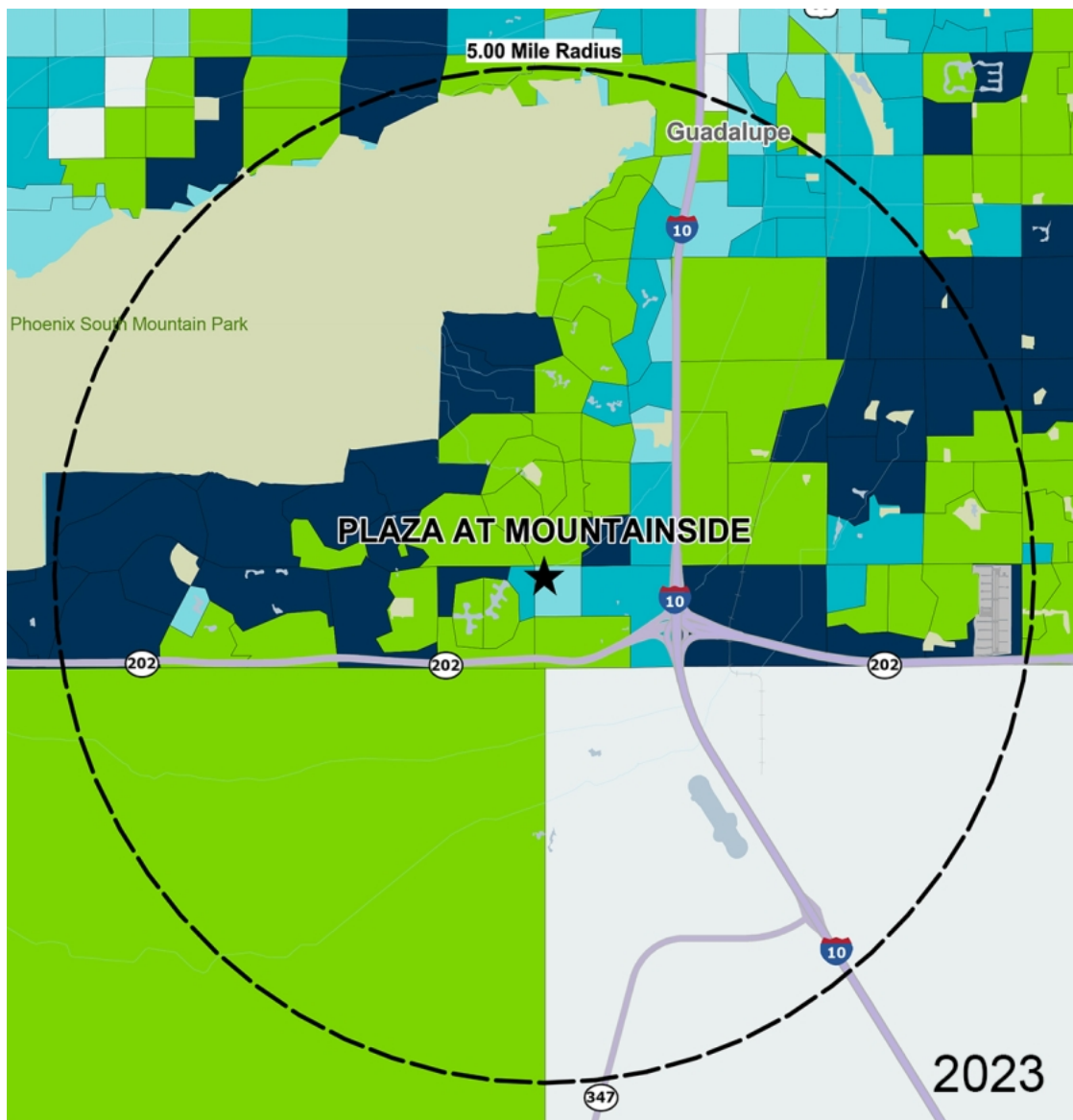
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COMPETITION MAP



by Block Group

## Demographics

2022 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	18,717	64,438	132,711
Daytime Pop	17,043	89,052	177,813
Households	7,542	26,370	52,835
Average HH Income	\$110,136	\$116,021	\$120,190
Median HH Income	\$91,427	\$89,285	\$93,304
Per Capita Income	\$44,454	\$47,541	\$47,894

## Average Household Income

Popstats, 4Q 2022, Trade Area Systems

- \$150K and up
- \$100K - \$150K
- \$75K - \$100K
- \$50K - \$75K
- \$0K - \$50K



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40th St. & Chandler Blvd., Phoenix, AZ



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