



Plaza @ Mountainside

Phoenix, AZ

Phoenix-Mesa-Chandler (AZ)



Rachel Eckblad

Leasing Representative

(480) 999-4372

reckblad@kimcorealty.com





AERIAL



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



Google Earth

DENSITY AERIAL

Rachel Eckblad

Leasing Representative | (480) 999-4372 | reckblad@kimcorealty.com



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
18	Parlor Doughnuts	2,100
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

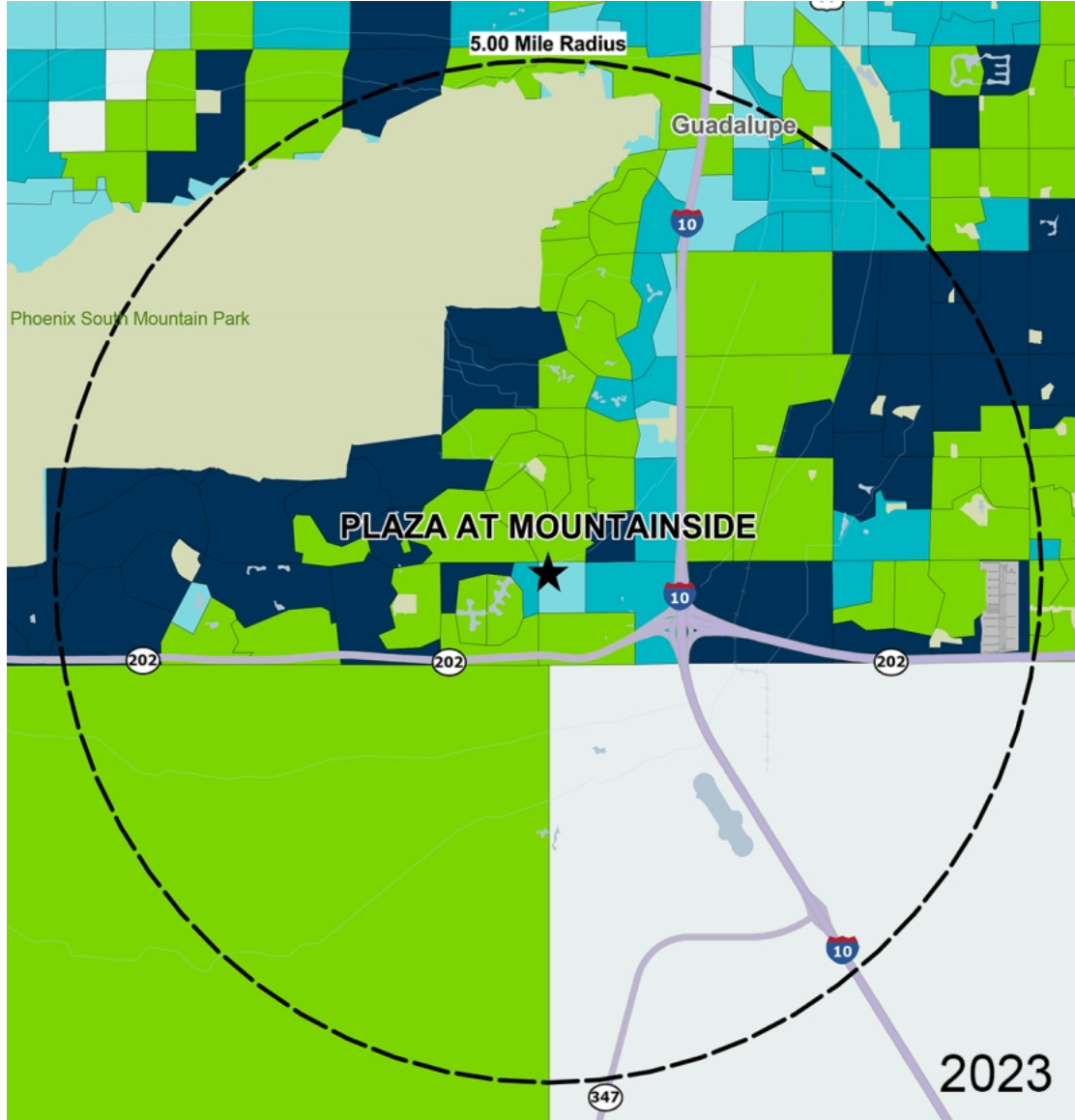
Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts 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, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposed 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.

Rachel Eckblad

Leasing Representative | (480) 999-4372 | reckblad@kimcorealty.com



COMPETITION MAP



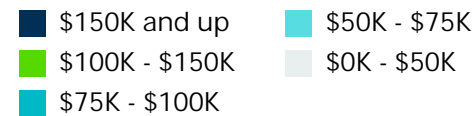
by Block Group

Demographics

2023 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	18,690	63,968	130,134
Daytime Pop	14,741	71,826	145,631
Households	7,390	25,981	52,375
Average HH Income	\$120,644	\$129,031	\$131,139
Median HH Income	\$104,226	\$101,136	\$102,805
Per Capita Income	\$48,105	\$52,608	\$52,997

Average Household Income

Popstats, 4Q 2023, Trade Area Systems



Rachel Eckblad

Leasing Representative | (480) 999-4372 | reckblad@kimcorealty.com

Plaza @ Mountainside

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



Rachel Eckblad

Leasing Representative

(480) 999-4372

reckblad@kimcorealty.com