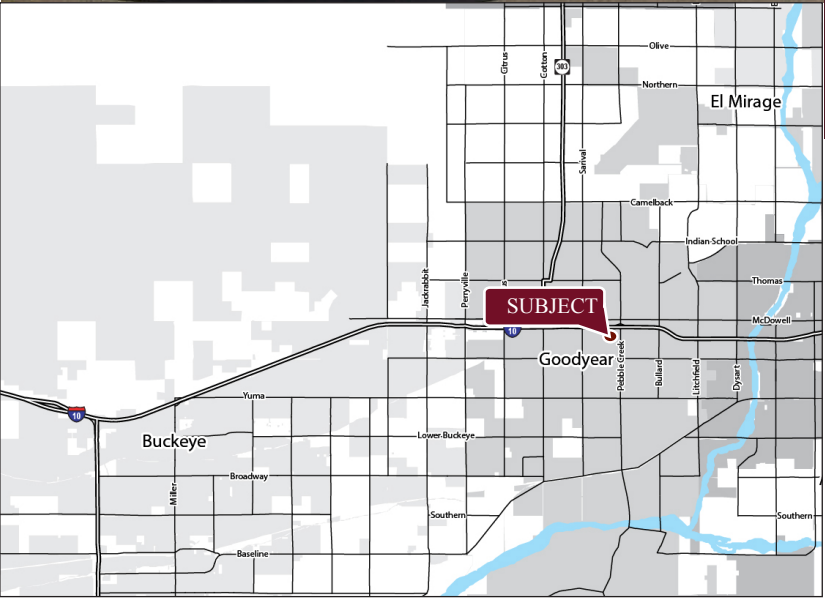


COMING SOON!
SUPERCUTS®

ESTRELLA MARKETPLACE
 SWC ESTRELLA PARKWAY & I-10 FREEWAY
 GOODYEAR, AZ



SHOPS & ENDCAPS AVAILABLE

AVAILABILITY

- 1,339 SF
- 1,307 SF FORMER HAIR SALON
- 1,307 SF END CAP

FEATURES

- Anchored by Wal-Mart Supercenter.
- Excellent visibility from I-10 Freeway.
- Close proximity to Palm Valley, Canyon Trails and Estrella Mountain Ranch Master Planned Communities.

NOTABLE TENANTS AT THE INTERSECTION



2018 Demographics	1 MILE	3 MILE	5 MILE
Estimated Population	5,566	64,925	134,384
Ave Household Income	\$87,392	\$99,257	\$91,520
Daytime Employment	3,540	19,614	34,184



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 jamesd@srgaz.com

SHOPS & ENDCAPS AVAILABLE

ESTRELLA MARKETPLACE

SWC ESTRELLA PARKWAY & I-10 FREEWAY
GOODYEAR, AZ



Information contained herein is believed to be accurate but is not warranted as to accuracy and may change or be updated without notice. Seller or landlord makes no representation as to the environmental condition of the property and recommends purchaser's or tenant's independent investigation.



STRATEGIC

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ESTRELLA MARKETPLACE

SWC ESTRELLA PARKWAY & I-10 FREEWAY

GOODYEAR, AZ



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EXPANDED PROFILE

2000-2010 Census, 2018 Estimates with 2023 Projections

Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 33.4590/-112.3951

RF5

1100 N Estrella Pkwy Goodyear, AZ 85338	1 mi radius	3 mi radius	5 mi radius
Population			
Estimated Population (2018)	5,566	64,925	134,384
Projected Population (2023)	6,060	70,648	146,970
Census Population (2010)	4,316	55,696	114,726
Census Population (2000)	946	16,438	43,707
Projected Annual Growth (2018 to 2023)	494 1.8%	5,722 1.8%	12,586 1.9%
Historical Annual Growth (2010 to 2018)	1,250 3.6%	9,229 2.1%	19,658 2.1%
Historical Annual Growth (2000 to 2010)	3,370 35.6%	39,258 23.9%	71,018 16.2%
Estimated Population Density (2018)	1,772 <i>psm</i>	2,297 <i>psm</i>	1,712 <i>psm</i>
Trade Area Size	3.14 <i>sq mi</i>	28.26 <i>sq mi</i>	78.51 <i>sq mi</i>
Households			
Estimated Households (2018)	1,907	21,637	43,186
Projected Households (2023)	2,016	22,907	45,907
Census Households (2010)	1,415	18,583	36,890
Census Households (2000)	297	5,791	13,727
Estimated Households with Children (2018)	560 29.4%	7,521 34.8%	17,348 40.2%
Estimated Average Household Size (2018)	2.92	2.85	2.99
Average Household Income			
Estimated Average Household Income (2018)	\$87,392	\$99,257	\$91,520
Projected Average Household Income (2023)	\$98,054	\$112,345	\$103,170
Estimated Average Family Income (2018)	\$91,799	\$106,469	\$98,748
Median Household Income			
Estimated Median Household Income (2018)	\$66,352	\$76,558	\$71,603
Projected Median Household Income (2023)	\$76,919	\$87,886	\$82,295
Estimated Median Family Income (2018)	\$72,722	\$85,320	\$80,496
Per Capita Income			
Estimated Per Capita Income (2018)	\$29,946	\$33,858	\$30,007
Projected Per Capita Income (2023)	\$32,619	\$37,145	\$32,771
Estimated Per Capita Income 5 Year Growth	\$2,672 8.9%	\$3,286 9.7%	\$2,764 9.2%
Estimated Average Household Net Worth (2018)	\$693,242	\$891,457	\$834,697
Daytime Demos (2018)			
Total Businesses	339	1,959	3,539
Total Employees	3,540	19,614	34,184
Company Headquarter Businesses	-	3 0.1%	5 0.1%
Company Headquarter Employees	-	800 4.1%	968 2.8%
Employee Population per Business	10.5	10.0	9.7
Residential Population per Business	16.4	33.1	38.0

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EXPANDED PROFILE

2000-2010 Census, 2018 Estimates with 2023 Projections

Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 33.4590/-112.3951

RF5

1100 N Estrella Pkwy Goodyear, AZ 85338	1 mi radius		3 mi radius		5 mi radius	
Race & Ethnicity						
White (2018)	3,903	70.1%	44,876	69.1%	87,597	65.2%
Black or African American (2018)	444	8.0%	4,983	7.7%	11,507	8.6%
American Indian or Alaska Native (2018)	66	1.2%	732	1.1%	1,692	1.3%
Asian (2018)	171	3.1%	3,251	5.0%	6,408	4.8%
Hawaiian or Pacific Islander (2018)	5	0.1%	107	0.2%	293	0.2%
Other Race (2018)	753	13.5%	8,382	12.9%	21,332	15.9%
Two or More Races (2018)	224	4.0%	2,595	4.0%	5,554	4.1%
Not Hispanic or Latino Population (2018)	3,947	70.9%	45,586	70.2%	86,806	64.6%
Hispanic or Latino Population (2018)	1,619	29.1%	19,340	29.8%	47,578	35.4%
Not Hispanic or Latino Population (2023)	4,194	69.2%	48,523	68.7%	92,810	63.1%
Hispanic or Latino Population (2023)	1,867	30.8%	22,125	31.3%	54,160	36.9%
Not Hispanic or Latino Population (2010)	2,749	63.7%	38,176	68.5%	72,112	62.9%
Hispanic or Latino Population (2010)	1,567	36.3%	17,520	31.5%	42,614	37.1%
Not Hispanic or Latino Population (2000)	703	74.3%	11,909	72.4%	28,029	64.1%
Hispanic or Latino Population (2000)	243	25.7%	4,529	27.6%	15,678	35.9%
Projected Hispanic Annual Growth (2018 to 2023)	248	3.1%	2,785	2.9%	6,582	2.8%
Historic Hispanic Annual Growth (2000 to 2018)	1,376	31.5%	14,811	18.2%	31,900	11.3%
Age Distribution (2018)						
Age Under 5	333	6.0%	4,098	6.3%	9,472	7.0%
Age 5 to 9 Years	353	6.3%	4,292	6.6%	9,754	7.3%
Age 10 to 14 Years	363	6.5%	4,310	6.6%	9,830	7.3%
Age 15 to 19 Years	299	5.4%	4,326	6.7%	9,656	7.2%
Age 20 to 24 Years	289	5.2%	3,980	6.1%	9,090	6.8%
Age 25 to 29 Years	332	6.0%	4,357	6.7%	9,726	7.2%
Age 30 to 34 Years	366	6.6%	4,570	7.0%	9,875	7.3%
Age 35 to 39 Years	341	6.1%	4,551	7.0%	9,872	7.3%
Age 40 to 44 Years	282	5.1%	4,033	6.2%	8,814	6.6%
Age 45 to 49 Years	275	4.9%	3,714	5.7%	8,253	6.1%
Age 50 to 54 Years	263	4.7%	3,430	5.3%	7,486	5.6%
Age 55 to 59 Years	297	5.3%	3,555	5.5%	7,209	5.4%
Age 60 to 64 Years	418	7.5%	4,124	6.4%	7,163	5.3%
Age 65 to 74 Years	951	17.1%	7,865	12.1%	12,035	9.0%
Age 75 to 84 Years	328	5.9%	2,904	4.5%	4,704	3.5%
Age 85 Years or Over	78	1.4%	816	1.3%	1,445	1.1%
Median Age	40.1		37.3		34.5	
Gender Age Distribution (2018)						
Female Population	2,866	51.5%	34,218	52.7%	70,093	52.2%
Age 0 to 19 Years	663	23.1%	8,486	24.8%	19,214	27.4%
Age 20 to 64 Years	1,504	52.5%	19,743	57.7%	41,241	58.8%
Age 65 Years or Over	699	24.4%	5,989	17.5%	9,638	13.8%
Female Median Age	40.7		37.5		34.9	
Male Population	2,700	48.5%	30,707	47.3%	64,291	47.8%
Age 0 to 19 Years	684	25.3%	8,540	27.8%	19,499	30.3%
Age 20 to 64 Years	1,357	50.3%	16,571	54.0%	36,247	56.4%
Age 65 Years or Over	659	24.4%	5,597	18.2%	8,544	13.3%
Male Median Age	39.5		37.0		34.0	

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EXPANDED PROFILE

2000-2010 Census, 2018 Estimates with 2023 Projections

Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 33.4590/-112.3951

RF5

1100 N Estrella Pkwy Goodyear, AZ 85338	1 mi radius		3 mi radius		5 mi radius	
Household Income Distribution (2018)						
HH Income \$200,000 or More	102	5.4%	1,486	6.9%	2,492	5.8%
HH Income \$150,000 to \$199,999	59	3.1%	1,358	6.3%	2,728	6.3%
HH Income \$100,000 to \$149,999	367	19.2%	4,284	19.8%	7,721	17.9%
HH Income \$75,000 to \$99,999	292	15.3%	3,632	16.8%	6,901	16.0%
HH Income \$50,000 to \$74,999	352	18.4%	4,131	19.1%	8,405	19.5%
HH Income \$35,000 to \$49,999	398	20.9%	2,880	13.3%	5,874	13.6%
HH Income \$25,000 to \$34,999	98	5.1%	1,299	6.0%	3,075	7.1%
HH Income \$15,000 to \$24,999	97	5.1%	927	4.3%	2,303	5.3%
HH Income Under \$15,000	141	7.4%	1,640	7.6%	3,688	8.5%
HH Income \$35,000 or More	1,571	82.4%	17,770	82.1%	34,120	79.0%
HH Income \$75,000 or More	821	43.0%	10,759	49.7%	19,841	45.9%
Housing (2018)						
Total Housing Units	2,044		23,282		45,993	
Housing Units Occupied	1,907	93.3%	21,637	92.9%	43,186	93.9%
Housing Units Owner-Occupied	1,442	75.6%	16,111	74.5%	29,761	68.9%
Housing Units, Renter-Occupied	465	24.4%	5,526	25.5%	13,425	31.1%
Housing Units, Vacant	136	6.7%	1,645	7.1%	2,807	6.1%
Marital Status (2018)						
Never Married	1,481	32.8%	15,125	29.0%	34,129	32.4%
Currently Married	2,247	49.7%	27,294	52.3%	50,593	48.0%
Separated	149	3.3%	2,438	4.7%	5,122	4.9%
Widowed	161	3.6%	2,447	4.7%	4,294	4.1%
Divorced	480	10.6%	4,922	9.4%	11,189	10.6%
Household Type (2018)						
Population Family	5,099	91.6%	55,664	85.7%	116,180	86.5%
Population Non-Family	465	8.4%	5,991	9.2%	13,106	9.8%
Population Group Quarters	2	-	3,270	5.0%	5,098	3.8%
Family Households	1,588	83.3%	17,092	79.0%	33,604	77.8%
Non-Family Households	319	16.7%	4,545	21.0%	9,582	22.2%
Married Couple with Children	363	16.1%	5,120	18.8%	11,434	22.6%
Average Family Household Size	3.2		3.3		3.5	
Household Size (2018)						
1 Person Households	202	10.6%	3,404	15.7%	6,910	16.0%
2 Person Households	854	44.8%	8,458	39.1%	14,484	33.5%
3 Person Households	289	15.2%	3,340	15.4%	7,114	16.5%
4 Person Households	289	15.2%	3,264	15.1%	7,136	16.5%
5 Person Households	148	7.8%	1,825	8.4%	4,140	9.6%
6 or More Person Households	125	6.5%	1,346	6.2%	3,401	7.9%
Household Vehicles (2018)						
Households with 0 Vehicles Available	47	2.5%	577	2.7%	1,463	3.4%
Households with 1 Vehicles Available	625	32.8%	7,170	33.1%	13,311	30.8%
Households with 2 or More Vehicles Available	1,235	64.7%	13,890	64.2%	28,412	65.8%
Total Vehicles Available	3,611		41,092		83,866	
Average Vehicles Per Household	1.9		1.9		1.9	

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EXPANDED PROFILE

2000-2010 Census, 2018 Estimates with 2023 Projections

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RF5

1100 N Estrella Pkwy Goodyear, AZ 85338	1 mi radius	3 mi radius	5 mi radius
Labor Force (2018)			
Estimated Labor Population Age 16 Years or Over	4,453	51,355	103,414
Estimated Civilian Employed	2,798 62.8%	28,844 56.2%	61,630 59.6%
Estimated Civilian Unemployed	46 1.0%	773 1.5%	2,027 2.0%
Estimated in Armed Forces	11 0.2%	344 0.7%	599 0.6%
Estimated Not in Labor Force	1,598 35.9%	21,393 41.7%	39,158 37.9%
Unemployment Rate	1.0%	1.5%	2.0%
Occupation (2015)			
Occupation: Population Age 16 Years or Over	2,641	29,277	61,632
Management, Business, Financial Operations Professional, Related	496 18.8%	4,612 15.8%	9,197 14.9%
Service	444 16.8%	6,252 21.4%	12,626 20.5%
Sales, Office	500 18.9%	4,949 16.9%	10,547 17.1%
Farming, Fishing, Forestry	701 26.5%	7,631 26.1%	16,262 26.4%
Construct, Extraction, Maintenance	9 0.3%	82 0.3%	211 0.3%
Production, Transport Material Moving	178 6.8%	2,214 7.6%	4,675 7.6%
White Collar Workers	312 11.8%	3,538 12.1%	8,114 13.2%
Blue Collar Workers	1,641 62.1%	18,494 63.2%	38,086 61.8%
	1,000 37.9%	10,783 36.8%	23,547 38.2%
Consumer Expenditure (2018)			
Total Household Expenditure	\$122 M	\$1.52 B	\$2.86 B
Total Non-Retail Expenditure	\$63.0 M 51.6%	\$790 M 51.9%	\$1.48 B 51.8%
Total Retail Expenditure	\$59.0 M 48.4%	\$731 M 48.1%	\$1.37 B 48.2%
Apparel	\$4.25 M 3.5%	\$53.4 M 3.5%	\$100 M 3.5%
Contributions	\$5.22 M 4.3%	\$67.9 M 4.5%	\$126 M 4.4%
Education	\$4.40 M 3.6%	\$58.0 M 3.8%	\$108 M 3.8%
Entertainment	\$6.85 M 5.6%	\$85.9 M 5.6%	\$161 M 5.6%
Food and Beverages	\$17.9 M 14.7%	\$221 M 14.6%	\$418 M 14.6%
Furnishings and Equipment	\$4.25 M 3.5%	\$53.6 M 3.5%	\$99.8 M 3.5%
Gifts	\$3.00 M 2.5%	\$38.6 M 2.5%	\$71.4 M 2.5%
Health Care	\$9.76 M 8.0%	\$119 M 7.8%	\$223 M 7.8%
Household Operations	\$3.47 M 2.8%	\$44.6 M 2.9%	\$83.3 M 2.9%
Miscellaneous Expenses	\$1.79 M 1.5%	\$22.1 M 1.5%	\$41.5 M 1.5%
Personal Care	\$1.59 M 1.3%	\$19.7 M 1.3%	\$37.1 M 1.3%
Personal Insurance	\$905 K 0.7%	\$11.6 M 0.8%	\$21.6 M 0.8%
Reading	\$271 K 0.2%	\$3.38 M 0.2%	\$6.31 M 0.2%
Shelter	\$25.1 M 20.5%	\$313 M 20.6%	\$586 M 20.5%
Tobacco	\$738 K 0.6%	\$8.78 M 0.6%	\$16.8 M 0.6%
Transportation	\$23.4 M 19.2%	\$289 M 19.0%	\$544 M 19.1%
Utilities	\$9.08 M 7.4%	\$112 M 7.3%	\$211 M 7.4%
Educational Attainment (2018)			
Adult Population Age 25 Years or Over	3,930	43,920	86,581
Elementary (Grade Level 0 to 8)	123 3.1%	1,622 3.7%	4,119 4.8%
Some High School (Grade Level 9 to 11)	227 5.8%	2,314 5.3%	5,715 6.6%
High School Graduate	973 24.7%	10,136 23.1%	20,101 23.2%
Some College	1,327 33.8%	13,143 29.9%	25,418 29.4%
Associate Degree Only	311 7.9%	4,212 9.6%	7,919 9.1%
Bachelor Degree Only	587 14.9%	7,588 17.3%	14,475 16.7%
Graduate Degree	383 9.7%	4,904 11.2%	8,835 10.2%

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RF5

	1 mi radius		3 mi radius		5 mi radius	
1100 N Estrella Pkwy						
Goodyear, AZ 85338						
Units In Structure (2015)						
1 Detached Unit	1,543	109.0%	19,125	102.9%	35,255	95.6%
1 Attached Unit	18	1.2%	350	1.9%	796	2.2%
2 to 4 Units	14	1.0%	444	2.4%	1,041	2.8%
5 to 9 Units	18	1.3%	435	2.3%	1,299	3.5%
10 to 19 Units	9	0.6%	202	1.1%	1,005	2.7%
20 to 49 Units	5	0.3%	122	0.7%	392	1.1%
50 or More Units	41	2.9%	891	4.8%	1,997	5.4%
Mobile Home or Trailer	16	1.1%	325	1.7%	1,334	3.6%
Other Structure	-	-	5	-	21	0.1%
Homes Built By Year (2015)						
Homes Built 2010 or later	20	1.4%	491	2.6%	890	2.4%
Homes Built 2000 to 2009	1,136	80.3%	12,368	66.6%	22,461	60.9%
Homes Built 1990 to 1999	235	16.6%	3,638	19.6%	7,815	21.2%
Homes Built 1980 to 1989	68	4.8%	1,224	6.6%	2,875	7.8%
Homes Built 1970 to 1979	45	3.2%	1,365	7.3%	3,513	9.5%
Homes Built 1960 to 1969	29	2.1%	503	2.7%	1,428	3.9%
Homes Built 1950 to 1959	11	0.8%	442	2.4%	1,008	2.7%
Homes Built Before 1949	12	0.9%	340	1.8%	697	1.9%
Home Values (2015)						
Home Values \$1,000,000 or More	6	0.7%	77	0.6%	149	0.6%
Home Values \$500,000 to \$999,999	72	7.4%	944	6.9%	1,646	6.5%
Home Values \$400,000 to \$499,999	101	10.4%	1,513	11.0%	2,413	9.5%
Home Values \$300,000 to \$399,999	136	14.1%	2,945	21.5%	4,614	18.2%
Home Values \$200,000 to \$299,999	250	25.8%	5,371	39.2%	9,394	37.0%
Home Values \$150,000 to \$199,999	277	28.6%	3,117	22.8%	6,075	23.9%
Home Values \$100,000 to \$149,999	224	23.1%	1,358	9.9%	2,996	11.8%
Home Values \$70,000 to \$99,999	94	9.7%	439	3.2%	920	3.6%
Home Values \$50,000 to \$69,999	4	0.4%	89	0.6%	315	1.2%
Home Values \$25,000 to \$49,999	6	0.6%	120	0.9%	348	1.4%
Home Values Under \$25,000	12	1.2%	269	2.0%	657	2.6%
Owner-Occupied Median Home Value	\$192,217		\$243,159		\$232,136	
Renter-Occupied Median Rent	\$1,043		\$983		\$934	
Transportation To Work (2015)						
Drive to Work Alone	1,977	83.5%	24,407	78.0%	49,547	77.7%
Drive to Work in Carpool	228	9.6%	3,167	10.1%	7,292	11.4%
Travel to Work by Public Transportation	23	1.0%	226	0.7%	546	0.9%
Drive to Work on Motorcycle	9	0.4%	136	0.4%	279	0.4%
Walk or Bicycle to Work	23	1.0%	377	1.2%	913	1.4%
Other Means	39	1.6%	443	1.4%	743	1.2%
Work at Home	68	2.9%	2,549	8.1%	4,437	7.0%
Travel Time (2015)						
Travel to Work in 14 Minutes or Less	538	23.4%	5,235	18.2%	11,216	18.9%
Travel to Work in 15 to 29 Minutes	881	38.3%	9,534	33.2%	20,490	34.5%
Travel to Work in 30 to 59 Minutes	926	40.3%	9,819	34.1%	20,425	34.4%
Travel to Work in 60 Minutes or More	226	9.8%	2,653	9.2%	5,538	9.3%
Average Minutes Travel to Work	25.5		25.0		25.0	

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