

MOUNTAIN RANCH MARKETPLACE

ELLIOT ROAD & ESTRELLA PARKWAY IN GOODYEAR, ARIZONA

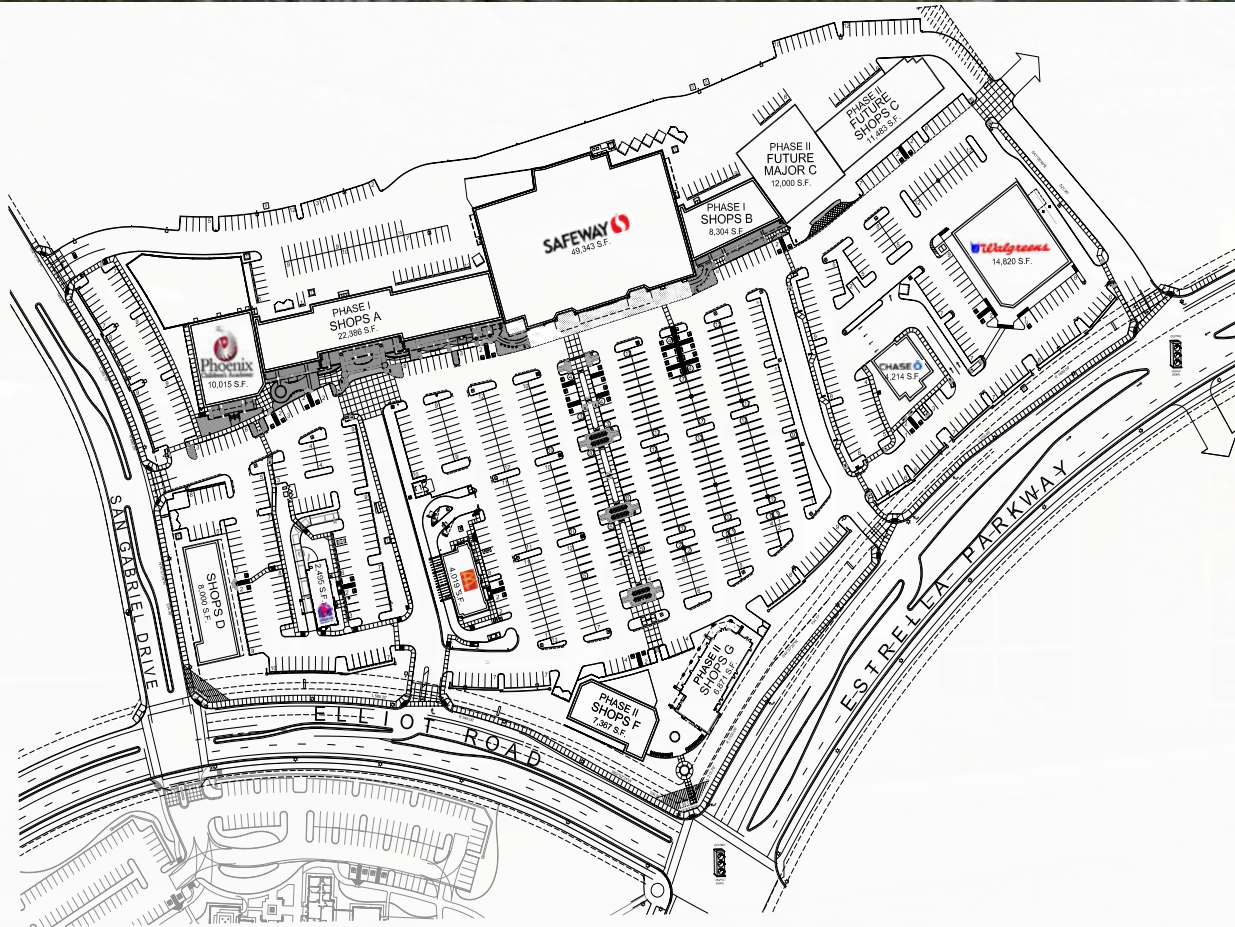


JENETTE BENNETT, CCIM
Vice President
602.513.5113
jbennett@voitco.com

Voit
REAL ESTATE SERVICES

MOUNTAIN RANCH MARKETPLACE

ELLIOT ROAD & ESTRELLA PARKWAY IN GOODYEAR, ARIZONA



PROPERTY HIGHLIGHTS

- Situated at the double entrance to the Estrella trade area
- Estrella is an award-winning 50,000 home master-planned community
- Minimal retail competition
- LEED Gold Center Certified 
- 17,000 Residents in Trade Area
- 4,400 Households YTD
- 321 new building permits in the area
 - 239 in 2014
 - 82 in 1Q 2015

Join:



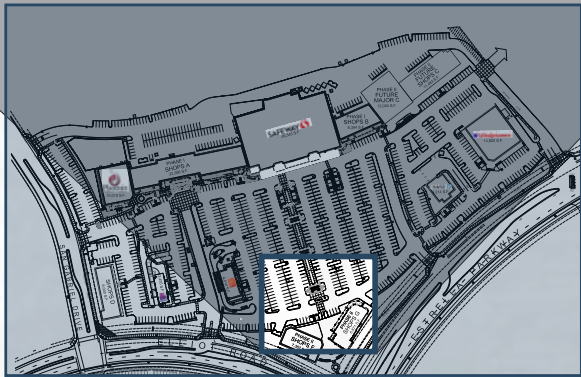
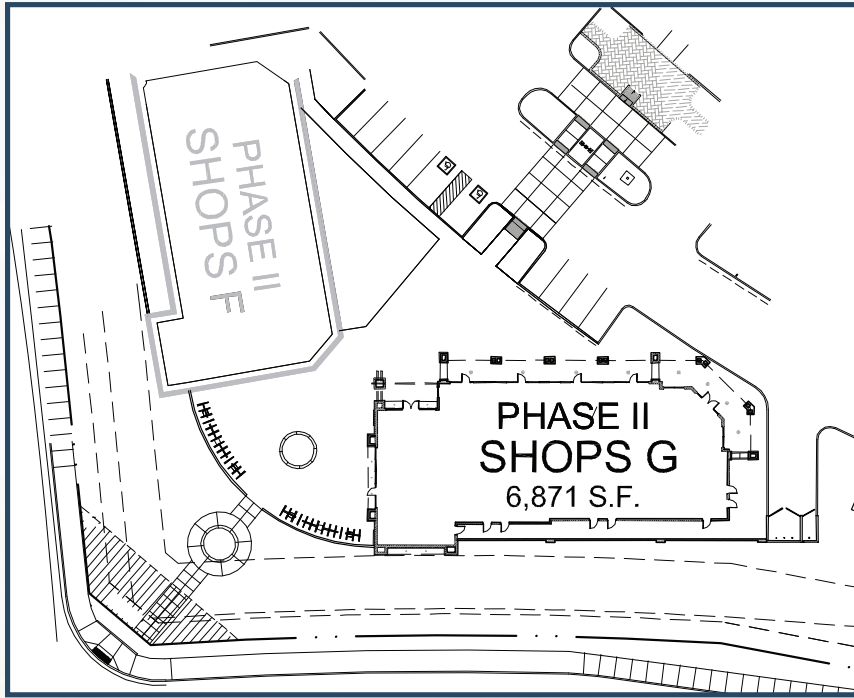
JENETTE BENNETT, CCIM
Vice President
602.513.5113
jbennett@voitco.com

Voit

REAL ESTATE SERVICES

MOUNTAIN RANCH MARKETPLACE

ELLIOT ROAD & ESTRELLA PARKWAY IN GOODYEAR, ARIZONA



Shops G

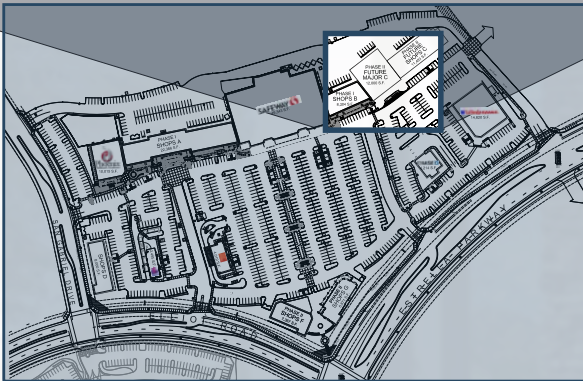
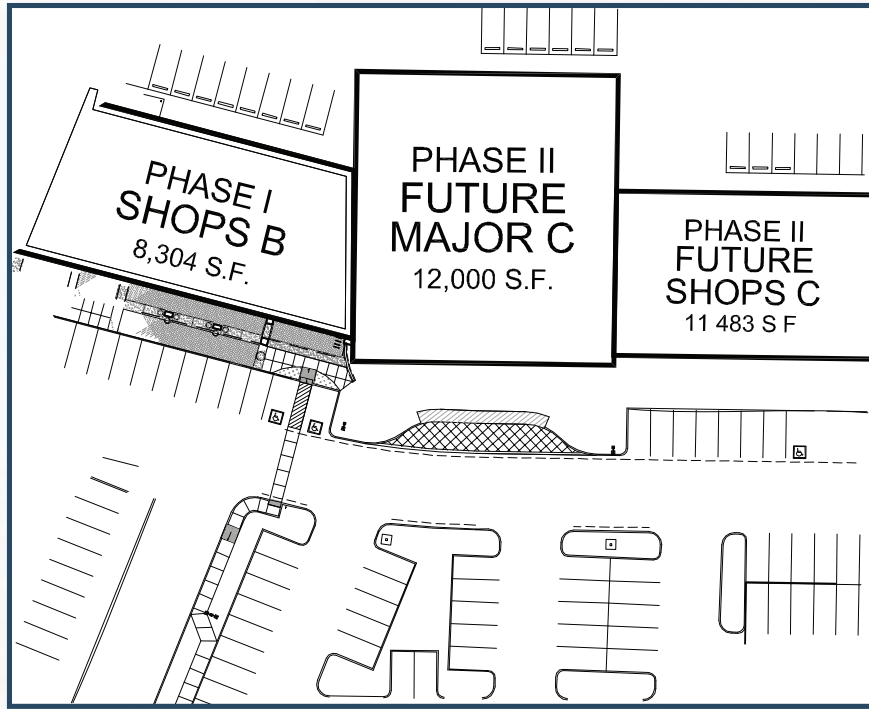
- Centerpoint of the Estrella Community
- Hard corner & lighted intersection
- Perfect for a restaurant
- Great visibility and signage
- Can be built-to-suit
- Rapid growth in the market with minimal competition
- Affordable new housing near by

JENETTE BENNETT, CCIM
Vice President
602.513.5113
jbennett@voitco.com

Voit
REAL ESTATE SERVICES

MOUNTAIN RANCH MARKETPLACE

ELLIOT ROAD & ESTRELLA PARKWAY IN GOODYEAR, ARIZONA



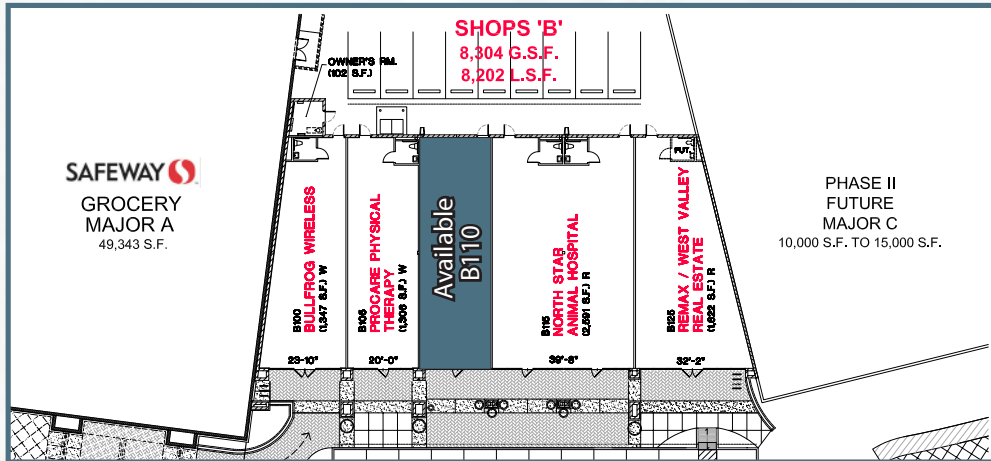
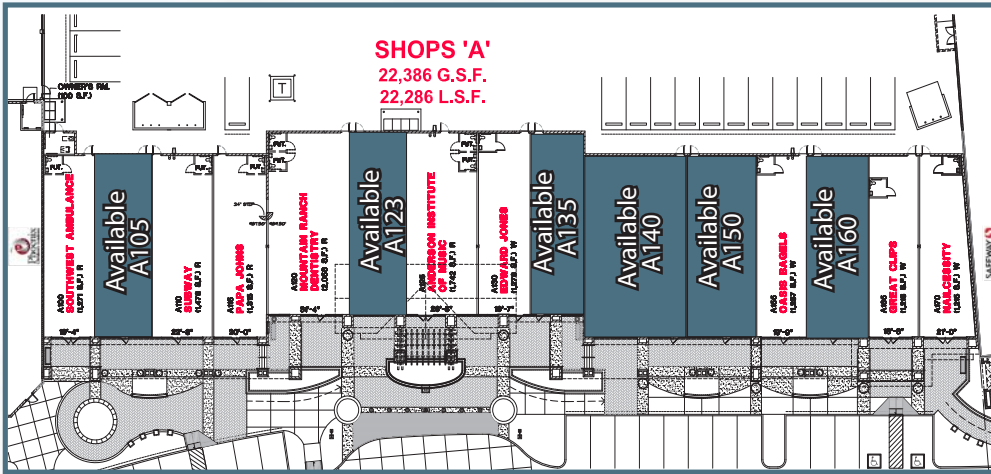
Major C

- Junior anchor
- New growth market
- Most households are married couples with children
- Affluent, family-oriented market
- Away from the bustle of the city but close enough to commute to professional job centers.
- Residents are well-educated professionals
- This is one of the top markets for the latest in technology

MOUNTAIN RANCH MARKETPLACE

ELLIOT ROAD & ESTRELLA PARKWAY IN GOODYEAR, ARIZONA

Availabilities



Shops A

A-100	Southwest Ambulance	1,271 SF
A105	Available	1,354 SF
A110	Subway	1,478 SF
A115	Papa Johns	1,315 SF
A120	Mountain Ranch Dentistry	2,058 SF
A123	Available	1,254 SF
A125	Anderson Institute of Music	1,742 SF
A130	Edward Jones	1,279 SF
A135	Available	1,273 SF
A140	Available	2,477 SF
A150	Available	1,656 SF
A155	Oasis Bagels	1,287 SF
A160	Available	1,411 SF
A165	Great Clips	1,216 SF
A170	Nailcassity	1,215 SF

Shops B

B100	Bullfrog Wireless	1,347 Sf
B105	Procure Physical Therapy	1,306 SF
B110	Available	1,300 SF
B115	North Star Animal Hospital	2,591 SF
B125	Remax/West Valley Real Estate	1,622 SF

MOUNTAIN RANCH MARKETPLACE

ELLIOT ROAD & ESTRELLA PARKWAY IN GOODYEAR, ARIZONA

Aerial, Maps & Demographics



DEMOGRAPHICS

2014	1 Mile	3 Mile	5 Mile
Population	3,716	10,950	22,465
Households	1,273	3,684	7,281
Median Household Income	\$103,105	\$102,162	\$77,014

JENETTE BENNETT, CCIM
 Vice President
 602.513.5113
 jbennett@voitco.com

Voit

REAL ESTATE SERVICES