



# PRIME TEMPE RETAIL

NEC RURAL RD & UNIVERSITY DR. | TEMPE, AZ

AVAILABLE: 1,455 SF - 2,911 SF



## PROJECT HIGHLIGHTS:

- One of the most recognizable centers in the Southeast Valley
- 1 mi. South of Loop 202
- Directly across from ASU (over 60,000 students)
- Over 70,000 cars a day at the intersection.

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
2016 Population	24,519	125,113	337,177
Daytime Population	47,726	184,303	468,792
Average HH Income	\$39,282	\$53,226	\$58,134

## TRAFFIC COUNTS:

University Drive: 27,360 VPD | Rural Road: 51,380 VPD



## FOR INFORMATION CONTACT:

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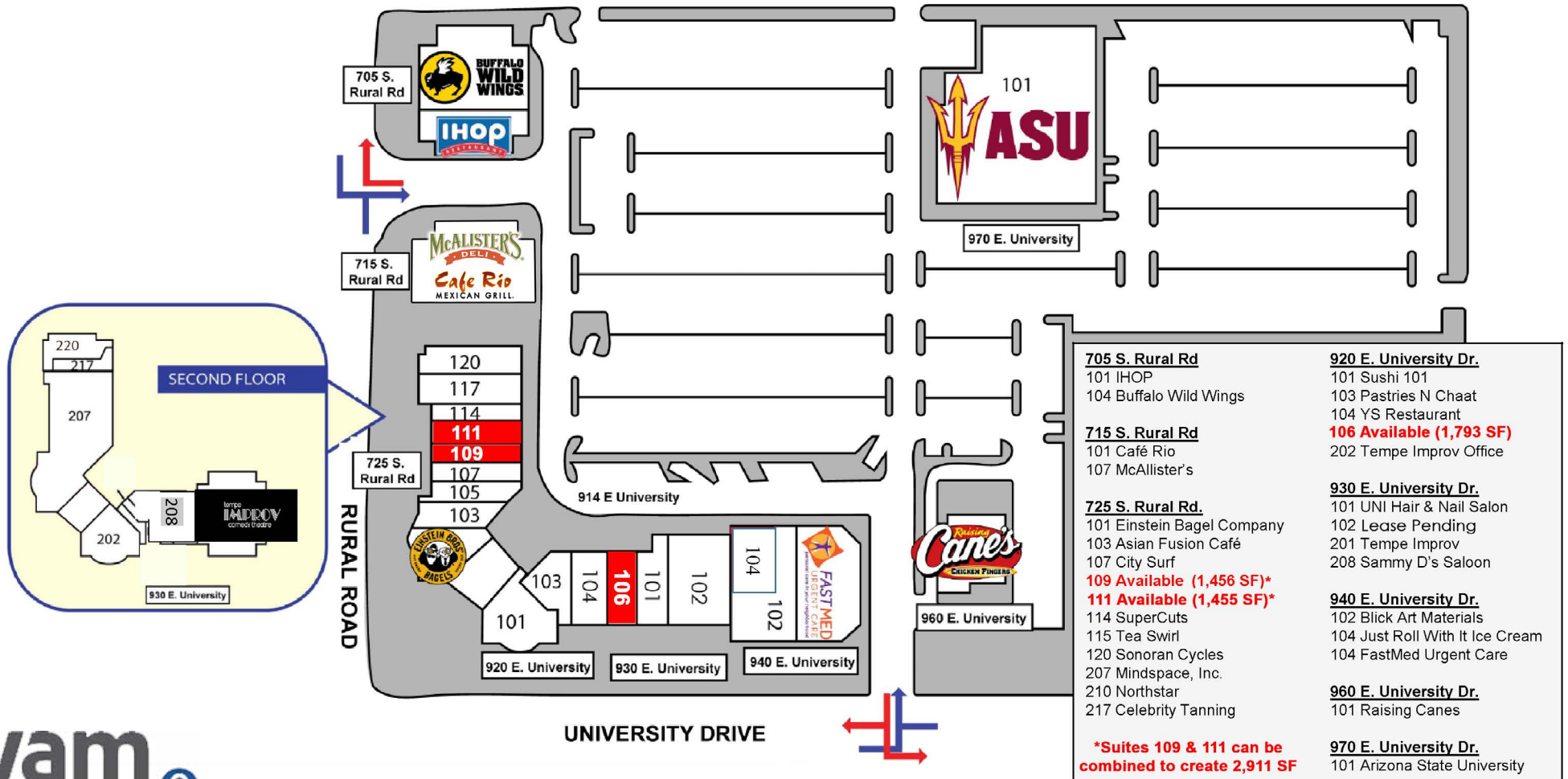




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NOT TO SCALE



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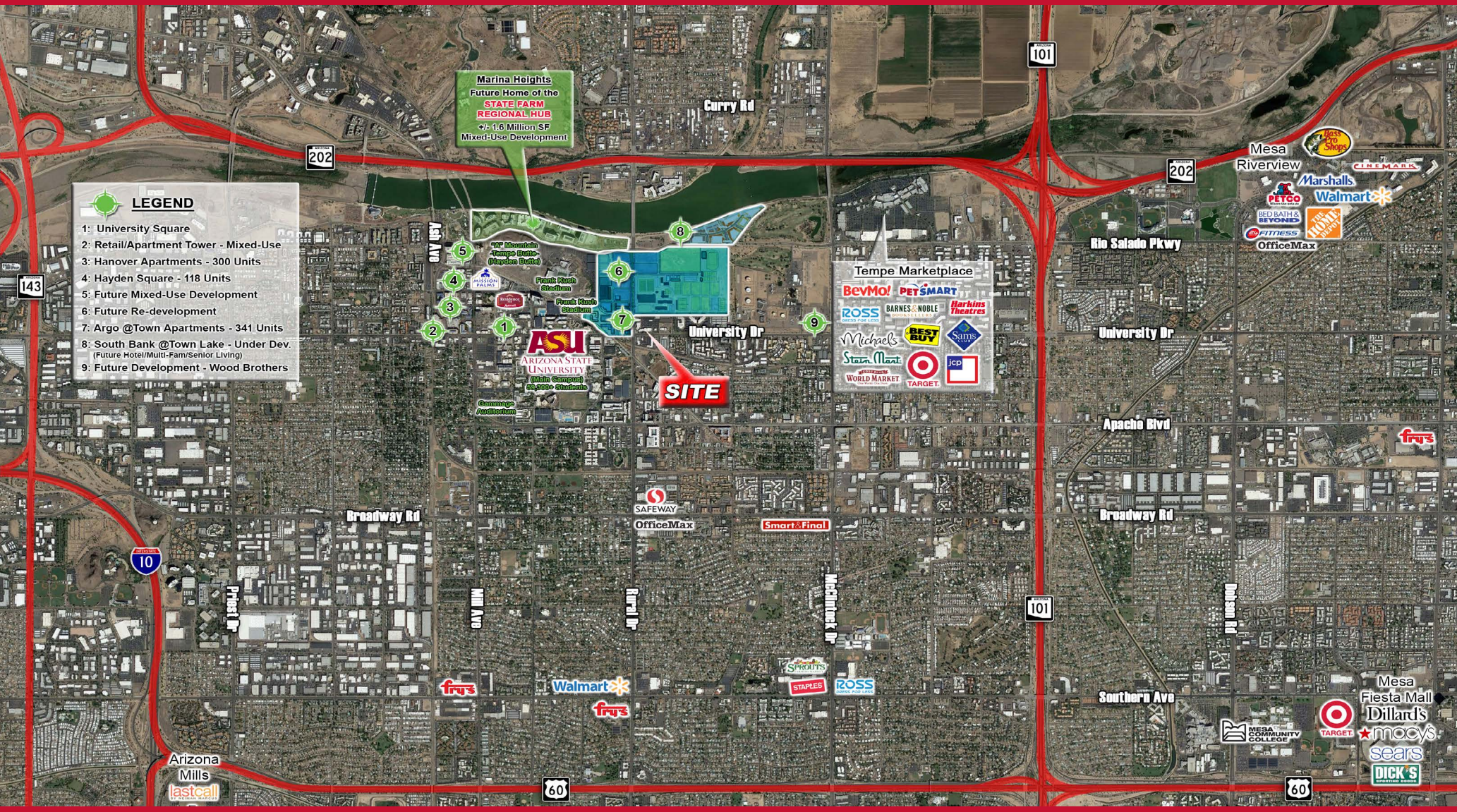
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	1 mi Ring	3 mi Ring	5 mi Ring
<b>Population Trend</b>			
2000 Total Population	17,087	109,495	311,977
2010 Total Population	21,681	112,915	306,509
2016 Total Population	24,519	125,113	337,177
2021 Total Population	26,037	133,076	357,286
<b>Households Trend</b>			
2000 Total Households	5,777	45,044	126,513
2010 Total Households	5,782	46,736	126,523
2016 Total Households	5,913	47,470	127,914
2021 Total Households	6,031	49,055	131,690
<b>Population Change Trend</b>			
2000 to 2010 Population Change	26.9%	3.1%	-1.8%
2000 to 2016 Population Change	43.5%	14.3%	8.1%
2010 to 2021 Population Change	20.1%	17.9%	16.6%
2016 to 2021 Population Change	6.2%	6.4%	6.0%
<b>Household Change Trend</b>			
2000 to 2010 Household Change	.1%	3.8%	.0%
2000 to 2016 Household Change	2.4%	5.4%	1.1%
2010 to 2021 Household Change	4.3%	5.0%	4.1%
2016 to 2021 Household Change	2.0%	3.3%	3.0%
<b>2016 Race</b>			
White alone	64.7%	68.6%	65.8%
Black or African American alone	6.2%	6.1%	7.0%
American Indian and Alaska Native alone	2.8%	3.9%	5.0%
Asian alone	12.3%	5.8%	4.1%
Native Hawaiian and OPI alone	.3%	.4%	.4%
Some Other Race alone	8.6%	10.3%	12.9%
Two or More Races	5.1%	4.8%	4.7%
<b>2016 Income</b>			
Per Capita Income	\$17,309	\$22,152	\$22,916
Household Income: Median	\$25,282	\$38,895	\$43,394
Household Income: Average	\$39,282	\$53,226	\$58,134
Average household size	2.3	2.4	2.5
<b>Total Daytime Population</b>			
Total Daytime Population	47,726	184,303	468,792
Total Employee Population	32,359	120,806	295,560
Total Daytime at Home Population	15,367	63,497	173,232
Total Employee Population (% of Daytime Population)	67.8%	65.5%	63.0%
Total Daytime at Home Population (% of Daytime Population)	32.2%	34.5%	37.0%