

WESTGATE

OFFICE DISTRICT



PROPERTY HIGHLIGHTS

Westgate Office District is a part of the vibrant mixed-use development that is an ideal live, work, play office environment.



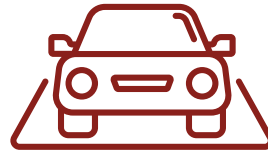
LOCATION

LOCATED JUST OFF THE
LOOP 101 FREEWAY



PREMIER SIGNAGE

BUILDING AND
MONUMENT SIGN



PARKING

ABUNDANT PARKING AT
6/1,000 SF



ENTERTAINMENT

HOME OF THE
NHL ARIZONA COYOTES &
NFL'S ARIZONA CARDINALS

MIT
LOFTS
AT WESTGATE

LIVE

ONSITE MULTIFAMILY

W

W

W

W

W

WHY WESTGATE?

**GLENDALE
POPULATION
GROWTH**



LOOK AT THE **NUMBERS**

226,168

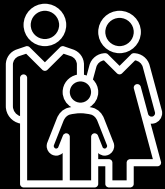
243,184

259,000

2010

2015

2020



33.9

AVERAGE AGE



\$239,000

MEDIAN SINGLE-FAMILY
HOME VALUE



41

MULTI-FAMILY PROPERTIES
WITHIN 3 MILES



7TH

BEST IN
UNITED STATES
CITIES TO BUY A FAMILY HOME
(SMARTASSET)



AMENITIES

43

restaurants/bars
& entertainment

hotels
within walking distance

7

10,000

multifamily units
within 5 mile radius

single family homes
within 5 mile radius

125,697



WALKABLE AMENITIES



COLD STONE
CREAMERY



Yard House



LUMBERJAXES
AXE THROWING FIREHOUSE



AMC
THEATRES

Gordon Biersch
GORDON BIERSCH RESTAURANT



LIFESTYLE

DEVELOPMENT OPPORTUNITIES



WESTGATE
OFFICE DISTRICT

THE ARCADE AT
WESTGATE



**CLASS A OFFICE
OPPORTUNITIES ON SITE**



CORPORATE NEIGHBORS



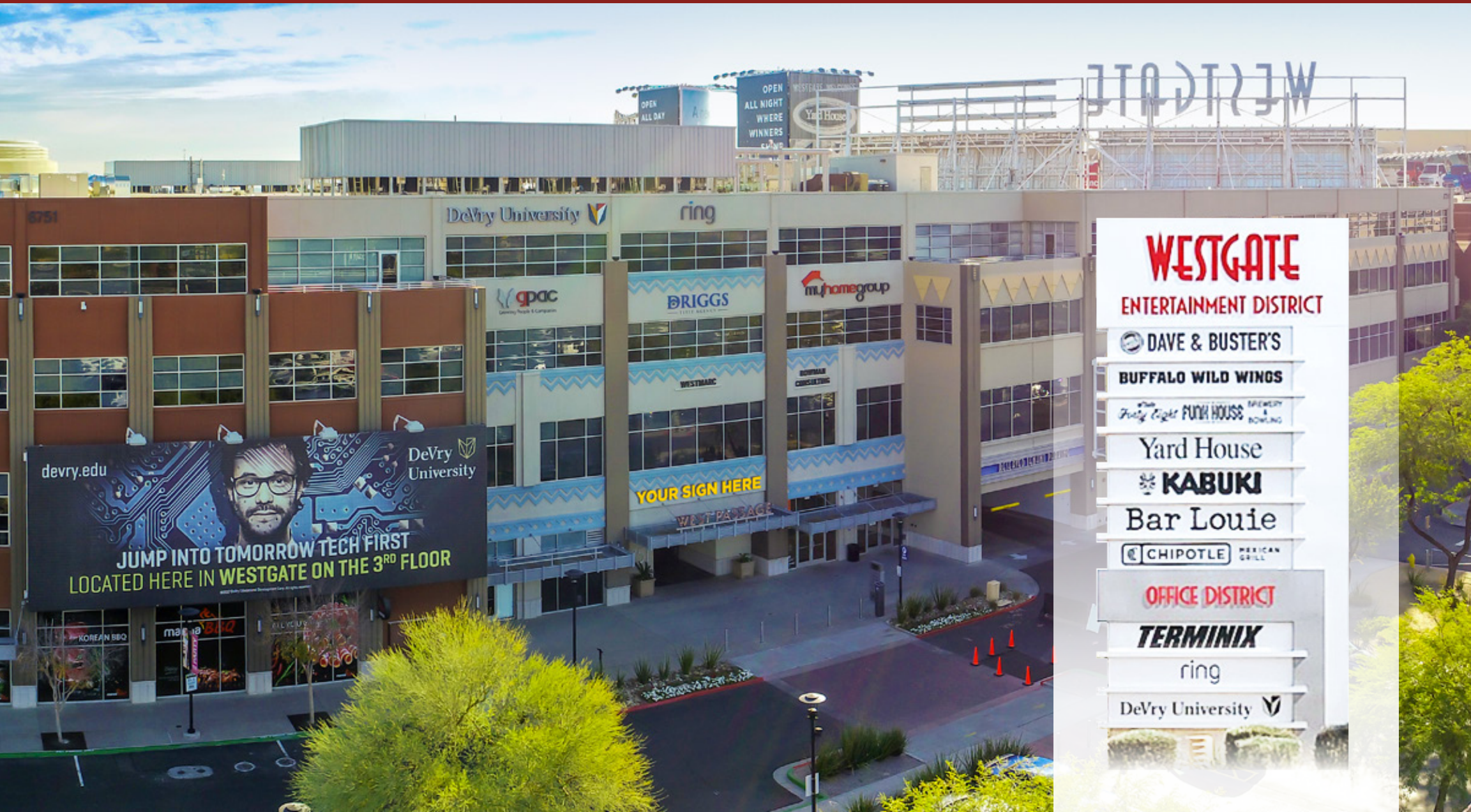
ONSITE



NEARBY



SIGNAGE OPPORTUNITIES



WESTGATE

ENTERTAINMENT DISTRICT

DAVE & BUSTER'S

BUFFALO WILD WINGS

Five Eight FUNK HOUSE BARBECUE & BOWLING

Yard House

KABUKI


Bar Louie

CHIPOTLE SOUL

OFFICE DISTRICT

TERMINIX

ring

DeVry University 



WESTGATE

OFFICE DISTRICT

6751 N SUNSET BLVD, GLENDALE, AZ 85305

For more information, please contact:

GREG MCMILLAN

Director

+1 602 229 5922

greg.mcmillan@cushwake.com

GREG MAYER

Managing Director

+1 602 229 5905

greg.mayer@cushwake.com

TIM WHITTEMORE

Senior Director

+1 602 229 5931

tim.whittemore@cushwake.com

PATRICK SCHRIMSHER

Senior Associate

+1 602 468 8529

patrick.schrimsher@cushwake.com



2555 E. Camelback Rd., Suite 300 • Phoenix, AZ 85024

main +1 602 954 9000 • fax +1 602 253 0528

cushmanwakefield.com

©2020 Cushman & Wakefield. All rights reserved. The material in this presentation has been prepared solely for information purposes, and is strictly confidential. Any disclosure, use, copying or circulation of this presentation (or the information contained within it) is strictly prohibited, unless you have obtained Cushman & Wakefield's prior written consent. The views expressed in this presentation are the views of the author and do not necessarily reflect the views of Cushman & Wakefield. Neither this presentation nor any part of it shall form the basis of, or be relied upon in connection with any offer, or act as an inducement to enter into any contract or commitment whatsoever. NO REPRESENTATION OR WARRANTY IS GIVEN, EXPRESS OR IMPLIED, AS TO THE ACCURACY OF THE INFORMATION CONTAINED WITHIN THIS PRESENTATION, AND CUSHMAN & WAKEFIELD IS UNDER NO OBLIGATION TO SUBSEQUENTLY CORRECT IT IN THE EVENT OF ERRORS.