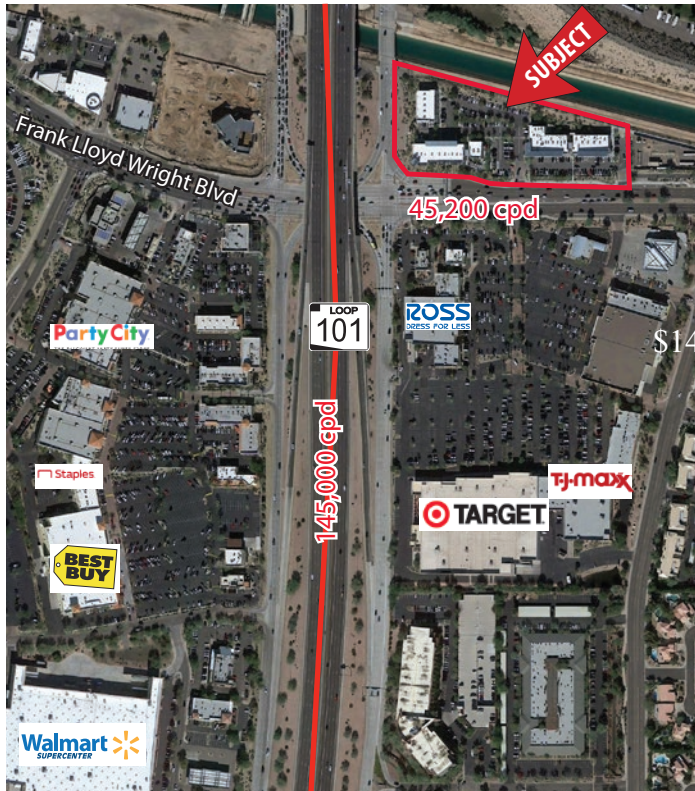


# Gateway 101 Retail Shops



Shop space available



## AVAILABILITY

- 5,952 sf (shops A)

## FEATURES

- Site visible to freeway traffic (NEC Loop-101 & Frank Lloyd Wright Boulevard)
- 33,673 sf of shops

## NOTABLE TENANTS

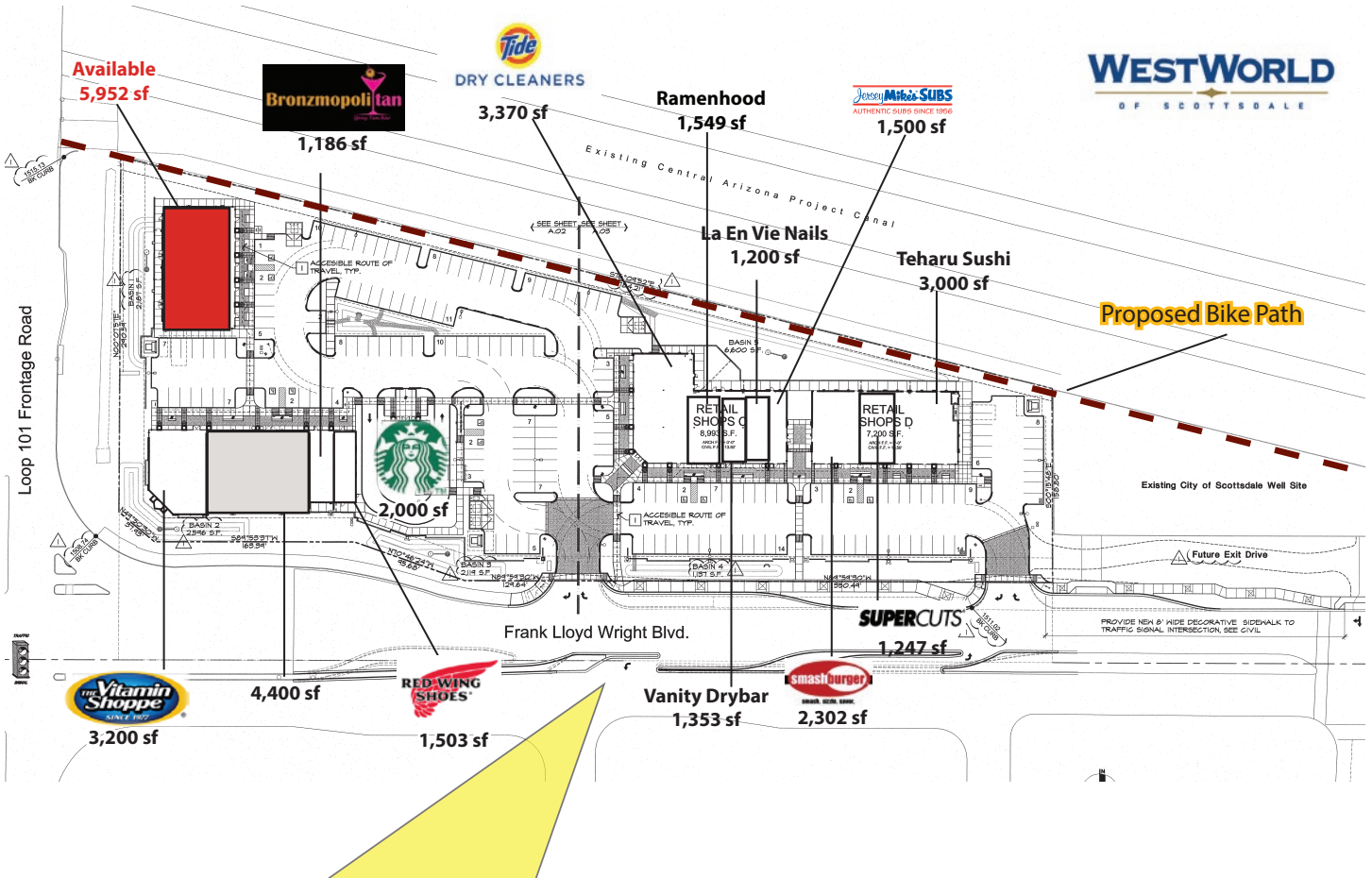


2019 Demographics	1 MILE	3 MILE	5 MILE
Estimated Population	6,370	65,417	155,666
Ave Household Income	\$98,020	\$141,729	\$138,160
Daytime Employment	14,425	79,248	142,663

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<b>15807 N Frank Lloyd Wright Blvd</b>		<b>1 mi radius</b>		<b>3 mi radius</b>		<b>5 mi radius</b>	
<b>Scottsdale, AZ 85260</b>							
<b>Population</b>							
Estimated Population (2019)		6,370		65,417		155,666	
Projected Population (2024)		6,989		71,530		170,093	
Census Population (2010)		5,747		54,952		135,279	
Census Population (2000)		5,177		47,139		127,591	
Projected Annual Growth (2019 to 2024)		619	1.9%	6,113	1.9%	14,427	1.9%
Historical Annual Growth (2010 to 2019)		623	1.1%	10,465	1.8%	20,387	1.5%
Historical Annual Growth (2000 to 2010)		570	1.1%	7,813	1.7%	7,688	0.6%
Estimated Population Density (2019)		2,029 psm		2,315 psm		1,983 psm	
Trade Area Size		3.1 sq mi		28.3 sq mi		78.5 sq mi	
<b>Households</b>							
Estimated Households (2019)		3,368		30,325		70,069	
Projected Households (2024)		3,538		31,825		73,540	
Census Households (2010)		2,984		25,216		59,762	
Census Households (2000)		2,612		19,627		52,039	
Estimated Households with Children (2019)		607	18.0%	6,952	22.9%	16,627	23.7%
Estimated Average Household Size (2019)		1.89		2.14		2.21	
<b>Average Household Income</b>							
Estimated Average Household Income (2019)		\$98,020		\$141,729		\$144,600	
Projected Average Household Income (2024)		\$110,133		\$161,774		\$165,450	
Estimated Average Family Income (2019)		\$132,581		\$179,999		\$182,380	
<b>Median Household Income</b>							
Estimated Median Household Income (2019)		\$83,314		\$102,898		\$104,684	
Projected Median Household Income (2024)		\$95,763		\$118,699		\$119,661	
Estimated Median Family Income (2019)		\$118,452		\$132,099		\$132,483	
<b>Per Capita Income</b>							
Estimated Per Capita Income (2019)		\$51,821		\$65,761		\$65,166	
Projected Per Capita Income (2024)		\$55,742		\$72,032		\$71,605	
Estimated Per Capita Income 5 Year Growth		\$3,922	7.6%	\$6,271	9.5%	\$6,439	9.9%
Estimated Average Household Net Worth (2019)		\$971,117		\$1,557,576		\$1,582,976	
<b>Daytime Demos (2019)</b>							
Total Businesses		1,469		7,013		13,240	
Total Employees		14,425		79,248		142,663	
Company Headquarter Businesses		19	1.3%	112	1.6%	151	1.1%
Company Headquarter Employees		1,847	12.8%	11,194	14.1%	23,125	16.2%
Employee Population per Business		9.8		11.3		10.8	
Residential Population per Business		4.3		9.3		11.8	

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<b>Scottsdale, AZ 85260</b>							
<b>Race &amp; Ethnicity</b>							
White (2019)		4,950	77.7%	54,859	83.9%	131,383	84.4%
Black or African American (2019)		278	4.4%	2,042	3.1%	4,866	3.1%
American Indian or Alaska Native (2019)		39	0.6%	287	0.4%	826	0.5%
Asian (2019)		605	9.5%	4,569	7.0%	9,746	6.3%
Hawaiian or Pacific Islander (2019)		4	-	71	0.1%	156	0.1%
Other Race (2019)		216	3.4%	1,213	1.9%	3,113	2.0%
Two or More Races (2019)		278	4.4%	2,375	3.6%	5,575	3.6%
Not Hispanic or Latino Population (2019)		5,525	86.7%	57,469	87.9%	136,741	87.8%
Hispanic or Latino Population (2019)		845	13.3%	7,947	12.1%	18,925	12.2%
Not Hispanic or Latino Population (2024)		5,992	85.7%	62,008	86.7%	147,381	86.6%
Hispanic or Latino Population (2024)		998	14.3%	9,521	13.3%	22,712	13.4%
Not Hispanic or Latino Population (2010)		5,340	92.9%	51,782	94.2%	127,776	94.5%
Hispanic or Latino Population (2010)		407	7.1%	3,170	5.8%	7,503	5.5%
Not Hispanic or Latino Population (2000)		4,919	95.0%	45,360	96.2%	122,743	96.2%
Hispanic or Latino Population (2000)		257	5.0%	1,780	3.8%	4,847	3.8%
Projected Hispanic Annual Growth (2019 to 2024)		153	3.6%	1,574	4.0%	3,787	4.0%
Historic Hispanic Annual Growth (2000 to 2019)		587	12.0%	6,168	18.2%	14,077	15.3%
<b>Age Distribution (2019)</b>							
Age Under 5		331	5.2%	3,026	4.6%	6,871	4.4%
Age 5 to 9 Years		287	4.5%	3,531	5.4%	8,205	5.3%
Age 10 to 14 Years		318	5.0%	3,642	5.6%	9,062	5.8%
Age 15 to 19 Years		277	4.3%	3,176	4.9%	8,245	5.3%
Age 20 to 24 Years		438	6.9%	2,827	4.3%	6,474	4.2%
Age 25 to 29 Years		705	11.1%	4,122	6.3%	8,757	5.6%
Age 30 to 34 Years		595	9.3%	4,128	6.3%	8,722	5.6%
Age 35 to 39 Years		505	7.9%	4,394	6.7%	9,575	6.2%
Age 40 to 44 Years		399	6.3%	4,380	6.7%	10,006	6.4%
Age 45 to 49 Years		417	6.6%	4,638	7.1%	11,027	7.1%
Age 50 to 54 Years		373	5.9%	4,571	7.0%	11,394	7.3%
Age 55 to 59 Years		409	6.4%	5,017	7.7%	12,491	8.0%
Age 60 to 64 Years		354	5.6%	4,980	7.6%	12,269	7.9%
Age 65 to 74 Years		549	8.6%	7,616	11.6%	19,003	12.2%
Age 75 to 84 Years		333	5.2%	3,847	5.9%	9,610	6.2%
Age 85 Years or Over		79	1.2%	1,523	2.3%	3,955	2.5%
Median Age		36.8		43.8		45.1	
<b>Gender Age Distribution (2019)</b>							
Female Population		3,352	52.6%	34,043	52.0%	80,705	51.8%
Age 0 to 19 Years		603	18.0%	6,626	19.5%	15,856	19.6%
Age 20 to 64 Years		2,186	65.2%	20,421	60.0%	47,372	58.7%
Age 65 Years or Over		563	16.8%	6,995	20.5%	17,477	21.7%
Female Median Age		38.0		44.7		46.0	
Male Population		3,018	47.4%	31,374	48.0%	74,961	48.2%
Age 0 to 19 Years		610	20.2%	6,749	21.5%	16,526	22.0%
Age 20 to 64 Years		2,009	66.6%	18,634	59.4%	43,342	57.8%
Age 65 Years or Over		399	13.2%	5,991	19.1%	15,092	20.1%
Male Median Age		35.8		42.9		44.1	

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<b>Scottsdale, AZ 85260</b>							
<b>Household Income Distribution (2019)</b>							
HH Income \$200,000 or More		238	7.1%	5,618	18.5%	13,320	19.0%
HH Income \$150,000 to \$199,999		367	10.9%	3,287	10.8%	7,790	11.1%
HH Income \$100,000 to \$149,999		676	20.1%	5,951	19.6%	12,856	18.3%
HH Income \$75,000 to \$99,999		613	18.2%	4,167	13.7%	9,834	14.0%
HH Income \$50,000 to \$74,999		589	17.5%	4,344	14.3%	10,238	14.6%
HH Income \$35,000 to \$49,999		427	12.7%	2,912	9.6%	6,226	8.9%
HH Income \$25,000 to \$34,999		184	5.5%	1,562	5.2%	3,752	5.4%
HH Income \$15,000 to \$24,999		126	3.7%	1,170	3.9%	2,971	4.2%
HH Income Under \$15,000		146	4.3%	1,313	4.3%	3,082	4.4%
HH Income \$35,000 or More		2,911	86.4%	26,279	86.7%	60,265	86.0%
HH Income \$75,000 or More		1,895	56.3%	19,023	62.7%	43,801	62.5%
<b>Housing (2019)</b>							
Total Housing Units		3,817		33,324		76,625	
Housing Units Occupied		3,368	88.2%	30,325	91.0%	70,069	91.4%
Housing Units Owner-Occupied		1,237	36.7%	17,500	57.7%	45,313	64.7%
Housing Units, Renter-Occupied		2,130	63.3%	12,825	42.3%	24,755	35.3%
Housing Units, Vacant		449	13.3%	2,999	9.9%	6,557	9.4%
<b>Marital Status (2019)</b>							
Never Married		1,862	34.3%	15,036	27.2%	34,119	25.9%
Currently Married		2,266	41.7%	27,437	49.7%	68,816	52.3%
Separated		362	6.7%	1,879	3.4%	4,404	3.3%
Widowed		279	5.1%	3,365	6.1%	7,832	6.0%
Divorced		665	12.2%	7,501	13.6%	16,357	12.4%
<b>Household Type (2019)</b>							
Population Family		4,053	63.6%	49,416	75.5%	121,239	77.9%
Population Non-Family		2,317	36.4%	15,594	23.8%	33,303	21.4%
Population Group Quarters		-	-	407	0.6%	1,124	0.7%
Family Households		1,471	43.7%	17,233	56.8%	42,181	60.2%
Non-Family Households		1,897	56.3%	13,092	43.2%	27,888	39.8%
Married Couple with Children		364	16.0%	5,088	18.5%	12,423	18.1%
Average Family Household Size		2.8		2.9		2.9	
<b>Household Size (2019)</b>							
1 Person Households		1,516	45.0%	10,835	35.7%	23,167	33.1%
2 Person Households		1,168	34.7%	11,055	36.5%	26,448	37.7%
3 Person Households		341	10.1%	3,789	12.5%	9,034	12.9%
4 Person Households		251	7.5%	3,133	10.3%	7,685	11.0%
5 Person Households		66	2.0%	1,116	3.7%	2,719	3.9%
6 or More Person Households		25	0.7%	397	1.3%	1,016	1.5%
<b>Household Vehicles (2019)</b>							
Households with 0 Vehicles Available		114	3.4%	1,204	4.0%	2,504	3.6%
Households with 1 Vehicles Available		1,752	52.0%	12,223	40.3%	25,427	36.3%
Households with 2 or More Vehicles Available		1,502	44.6%	16,898	55.7%	42,137	60.1%
Total Vehicles Available		5,125		52,223		127,274	
Average Vehicles Per Household		1.5		1.7		1.8	

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<b>Scottsdale, AZ 85260</b>							
<b>Labor Force (2019)</b>							
Estimated Labor Population Age 16 Years or Over		5,373		54,523		129,731	
Estimated Civilian Employed		3,822	71.1%	34,804	63.8%	81,923	63.1%
Estimated Civilian Unemployed		131	2.4%	896	1.6%	2,075	1.6%
Estimated in Armed Forces		7	0.1%	42	-	42	-
Estimated Not in Labor Force		1,413	26.3%	18,781	34.4%	45,691	35.2%
Unemployment Rate		2.4%		1.6%		1.6%	
<b>Occupation (2019)</b>							
Occupation: Population Age 16 Years or Over		3,822		34,804		81,923	
Management, Business, Financial Operations		988	25.8%	9,340	26.8%	21,753	26.6%
Professional, Related		910	23.8%	10,089	29.0%	22,595	27.6%
Service		544	14.2%	3,776	10.8%	9,412	11.5%
Sales, Office		1,008	26.4%	8,921	25.6%	21,275	26.0%
Farming, Fishing, Forestry		4	-	78	0.2%	139	0.2%
Construct, Extraction, Maintenance		163	4.3%	1,069	3.1%	2,822	3.4%
Production, Transport Material Moving		206	5.4%	1,531	4.4%	3,926	4.8%
White Collar Workers		2,906	76.0%	28,350	81.5%	65,623	80.1%
Blue Collar Workers		916	24.0%	6,454	18.5%	16,299	19.9%
<b>Consumer Expenditure (2019)</b>							
Total Household Expenditure		\$235.71 M		\$2.74 B		\$6.42 B	
Total Non-Retail Expenditure		\$124.72 M	52.9%	\$1.46 B	53.2%	\$3.42 B	53.2%
Total Retail Expenditure		\$110.99 M	47.1%	\$1.28 B	46.8%	\$3.01 B	46.8%
Apparel		\$8.35 M	3.5%	\$98.19 M	3.6%	\$230.12 M	3.6%
Contributions		\$7.71 M	3.3%	\$96.52 M	3.5%	\$227.59 M	3.5%
Education		\$7.16 M	3.0%	\$92.99 M	3.4%	\$218.68 M	3.4%
Entertainment		\$13.34 M	5.7%	\$158.68 M	5.8%	\$373.08 M	5.8%
Food and Beverages		\$34.65 M	14.7%	\$395.7 M	14.4%	\$927.13 M	14.4%
Furnishings and Equipment		\$8.32 M	3.5%	\$98.27 M	3.6%	\$230.86 M	3.6%
Gifts		\$5.87 M	2.5%	\$74.56 M	2.7%	\$174.94 M	2.7%
Health Care		\$19.63 M	8.3%	\$223.81 M	8.2%	\$526.44 M	8.2%
Household Operations		\$9.23 M	3.9%	\$110.12 M	4.0%	\$258.89 M	4.0%
Miscellaneous Expenses		\$4.48 M	1.9%	\$52.37 M	1.9%	\$122.89 M	1.9%
Personal Care		\$3.18 M	1.3%	\$36.78 M	1.3%	\$86.2 M	1.3%
Personal Insurance		\$1.65 M	0.7%	\$20.58 M	0.8%	\$48.61 M	0.8%
Reading		\$516.31 K	0.2%	\$6.08 M	0.2%	\$14.3 M	0.2%
Shelter		\$50.15 M	21.3%	\$576.49 M	21.1%	\$1.35 B	21.0%
Tobacco		\$1.4 M	0.6%	\$14.36 M	0.5%	\$33.46 M	0.5%
Transportation		\$42.98 M	18.2%	\$492.92 M	18.0%	\$1.16 B	18.0%
Utilities		\$17.08 M	7.2%	\$190.13 M	6.9%	\$445.89 M	6.9%
<b>Educational Attainment (2019)</b>							
Adult Population Age 25 Years or Over		4,719		49,216		116,810	
Elementary (Grade Level 0 to 8)		48	1.0%	633	1.3%	1,300	1.1%
Some High School (Grade Level 9 to 11)		69	1.5%	640	1.3%	1,784	1.5%
High School Graduate		738	15.6%	6,118	12.4%	14,109	12.1%
Some College		939	19.9%	8,110	16.5%	21,097	18.1%
Associate Degree Only		393	8.3%	3,681	7.5%	8,188	7.0%
Bachelor Degree Only		1,501	31.8%	17,863	36.3%	42,443	36.3%
Graduate Degree		1,030	21.8%	12,171	24.7%	27,889	23.9%

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<b>Scottsdale, AZ 85260</b>							
<b>Units In Structure (2019)</b>							
1 Detached Unit	926	31.1%	16,902	67.0%	43,676	73.1%	
1 Attached Unit	245	8.2%	2,299	9.1%	4,939	8.3%	
2 to 4 Units	414	13.9%	2,037	8.1%	4,035	6.8%	
5 to 9 Units	519	17.4%	2,375	9.4%	4,684	7.8%	
10 to 19 Units	467	15.7%	2,088	8.3%	3,792	6.3%	
20 to 49 Units	221	7.4%	1,047	4.2%	2,030	3.4%	
50 or More Units	542	18.2%	3,419	13.6%	6,448	10.8%	
Mobile Home or Trailer	31	1.0%	145	0.6%	395	0.7%	
Other Structure	2	-	13	-	70	0.1%	
<b>Homes Built By Year (2019)</b>							
Homes Built 2010 or later	96	3.2%	1,797	7.1%	3,632	6.1%	
Homes Built 2000 to 2009	455	15.3%	6,896	27.3%	12,323	20.6%	
Homes Built 1990 to 1999	1,980	66.4%	11,702	46.4%	22,003	36.8%	
Homes Built 1980 to 1989	475	15.9%	6,344	25.2%	19,720	33.0%	
Homes Built 1970 to 1979	149	5.0%	2,106	8.4%	8,766	14.7%	
Homes Built 1960 to 1969	97	3.2%	774	3.1%	2,107	3.5%	
Homes Built 1950 to 1959	22	0.7%	388	1.5%	926	1.5%	
Homes Built Before 1949	95	3.2%	317	1.3%	593	1.0%	
<b>Home Values (2019)</b>							
Home Values \$1,000,000 or More	1	0.1%	880	5.8%	2,129	5.3%	
Home Values \$500,000 to \$999,999	79	7.0%	6,315	41.7%	15,645	38.7%	
Home Values \$400,000 to \$499,999	263	23.5%	3,015	19.9%	8,519	21.1%	
Home Values \$300,000 to \$399,999	332	29.7%	3,499	23.1%	9,146	22.6%	
Home Values \$200,000 to \$299,999	426	38.1%	2,363	15.6%	5,526	13.7%	
Home Values \$150,000 to \$199,999	71	6.3%	620	4.1%	1,701	4.2%	
Home Values \$100,000 to \$149,999	39	3.5%	279	1.8%	777	1.9%	
Home Values \$70,000 to \$99,999	5	0.4%	43	0.3%	192	0.5%	
Home Values \$50,000 to \$69,999	3	0.2%	39	0.3%	100	0.2%	
Home Values \$25,000 to \$49,999	4	0.4%	53	0.3%	140	0.3%	
Home Values Under \$25,000	15	1.4%	133	0.9%	395	1.0%	
Owner-Occupied Median Home Value	\$327,806		\$493,024		\$495,403		
Renter-Occupied Median Rent	\$1,177		\$1,229		\$1,227		
<b>Transportation To Work (2019)</b>							
Drive to Work Alone	2,393	75.0%	24,369	74.9%	58,351	75.5%	
Drive to Work in Carpool	271	8.5%	2,622	8.1%	6,180	8.0%	
Travel to Work by Public Transportation	91	2.9%	455	1.4%	1,060	1.4%	
Drive to Work on Motorcycle	6	0.2%	69	0.2%	164	0.2%	
Walk or Bicycle to Work	108	3.4%	576	1.8%	1,324	1.7%	
Other Means	23	0.7%	277	0.9%	757	1.0%	
Work at Home	301	9.4%	4,156	12.8%	9,399	12.2%	
<b>Travel Time (2019)</b>							
Travel to Work in 14 Minutes or Less	1,231	38.6%	9,680	29.8%	21,828	28.3%	
Travel to Work in 15 to 29 Minutes	1,101	34.5%	11,343	34.9%	27,643	35.8%	
Travel to Work in 30 to 59 Minutes	988	30.9%	8,410	25.9%	20,220	26.2%	
Travel to Work in 60 Minutes or More	129	4.0%	878	2.7%	2,181	2.8%	
Average Minutes Travel to Work	19.2		19.9		20.3		

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