



# MERCADO

*Available Opportunities*

**RESTAURANT, OFFICE  
& SHOP SPACES  
AVAILABLE  
in the Heart of  
McCormick Ranch  
Scottsdale, AZ**



**1,000 SF Patio**

**\$101,000 PER YEAR AVERAGE  
HOUSEHOLD INCOME**



ATTENDEES IN 2016  
**564,368**



ATTENDEES IN 2015  
**350,000**



ATTENDEES FOR TWO  
BOWL GAMES 2013-2014  
**118,456**



ATTENDEES IN 2016  
**511,612**

**SCOTTSDALE TRAVEL MARKET:**

**8.3M**  
VISITORS/YEAR

**\$1.1B**  
SPENDING/YEAR

- \* Center is approximately 225,000 SF
- \* 100,000 SF of center is office
- \* Restaurants PSF sales are between \$600 - \$1,000 psf
- \* Over 2 million SF of office in a 1 mile radius
- \* Over 10,000 employees looking for lunch



## Demographics

	1 mile	3 miles	5 miles
2015 Day Time Population	17,081	91,173	262,950
2015 Population	8,216	55,887	148,079
2020 Projected Population	8,841	60,052	158,881
2015 Households	4,158	27,097	69,473
2015 Avr. Household Income	\$98,786	\$101,023	\$101,785
2011 Median Home Value	\$486,70	\$464,82	\$456,594

Convenient access to Loop 101, area attractions, such as Salt River Fields, Talking Stick Resort & Casino, Scottsdale airport, and downtown Scottsdale.

The North Scottsdale business district that is .5 miles away, has planned 3 million SF of NEW office space over the next 3-5 years.

Contact:

- RESTAURANT SPACES
- OFFICE SUITES
- SHOP SPACES

**61,157**  
Cars per day



**VIA DE VENTURA**  
**30,149 Cars per day**

**31,008 Cars per day**