

Maryvale Village

6601 W. Thomas Road
SEC 67th Avenue & Thomas Road

Phoenix, Arizona



- Solid Traffic Counts and Density
- High Hispanic Demographics

For more information:
Carol Harder
602.977.9202
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PROPERTY HIGHLIGHTS

Features

- Solid Traffic Counts and Density
- Parking is 10 per 1,000 SF of Retail
- One Mile North of I-10 Freeway
- One Mile East of Desert Sky Mall
- High Hispanic Demographics

- Hispanic consumers will be spending about \$52 billion annually in Arizona by 2024.
- Hispanic consumer spending currently sits around \$23.5 billion annually.
- Hispanic households bring in about \$57,000 per year, and spending most of that money on medical services, cars, food and clothing.
- Hispanics account for 17% of the state's total spending power, trailing only New Mexico, Texas and California. The growth of purchasing power of Hispanics in Arizona is outpacing the rest of the nation.
- Projected jump in spending is due to Hispanic women, who are quickly becoming a force to be reckoned with in the state's economy.
- Arizona has seen a 70% increase in Hispanic-owned businesses since 2008. The demographic owned about 90,000 businesses in 2015. More than half were owned by women.

Traffic Counts

| | |
|--------------------------|---------------|
| 67th Avenue, North/South | 33,000/33,000 |
| Thomas Road, East/West | 36,000/31,000 |

Source: City of Phoenix

Demographics

| | 1 mile | 3 mile | 5 mile |
|--|----------|----------|----------|
| 2022 Estimated Population | 34,854 | 224,044 | 461,814 |
| 2018 Estimated Hispanic Percentage | 77.9% | 72.2% | 67.6% |
| 2018 Estimated Median Household Income | \$42,007 | \$40,037 | \$42,241 |

Source: Applied Geographic Solutions 2018

Major Tenants in the Center

Mountain Park Health Center



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SITE PLAN



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AERIAL



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