

# WORK

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## CHANDLER FASHION CENTER







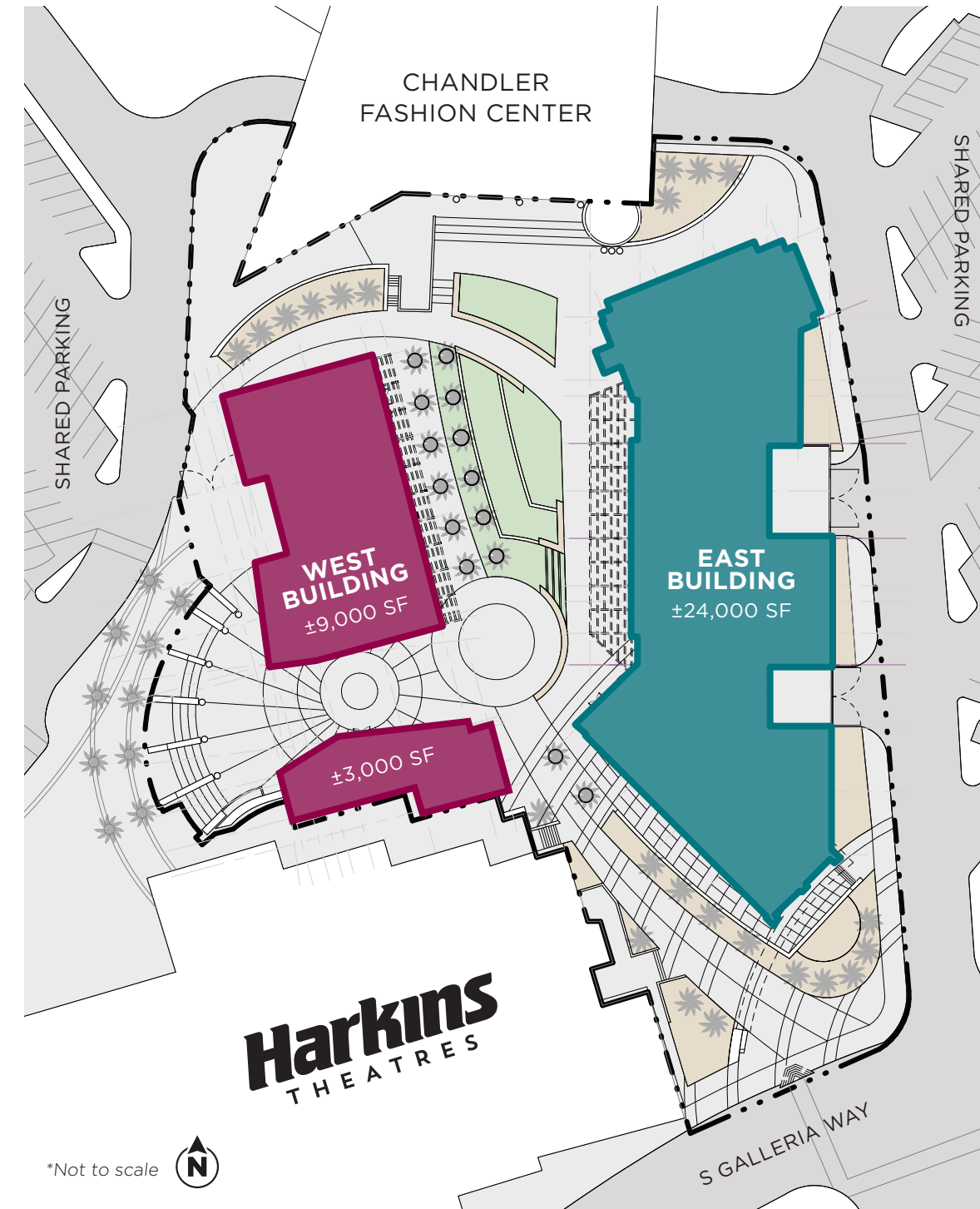
## EXTRAORDINARY PROJECT

WEST BUILDING  
**±12,000 SF**  
*+3,000 SF Mezzanine Opportunity*

EAST BUILDING  
**±24,000 SF**  
*+6,000 SF Mezzanine Opportunity*



PARKING  
**1,927**  
building adjacent  
parking spaces



Outdoor Space Village  
Area including open  
artificial turf and  
landscaped areas, splash  
pad and fountain, shade  
umbrellas, and oversized  
games including Chess  
and Checkers, Jenga,  
Corn Hole, and Chinese  
Checkers



Electric Charging Stations:  
EVgo Charging Station  
1- 50kw DC Fast Charger



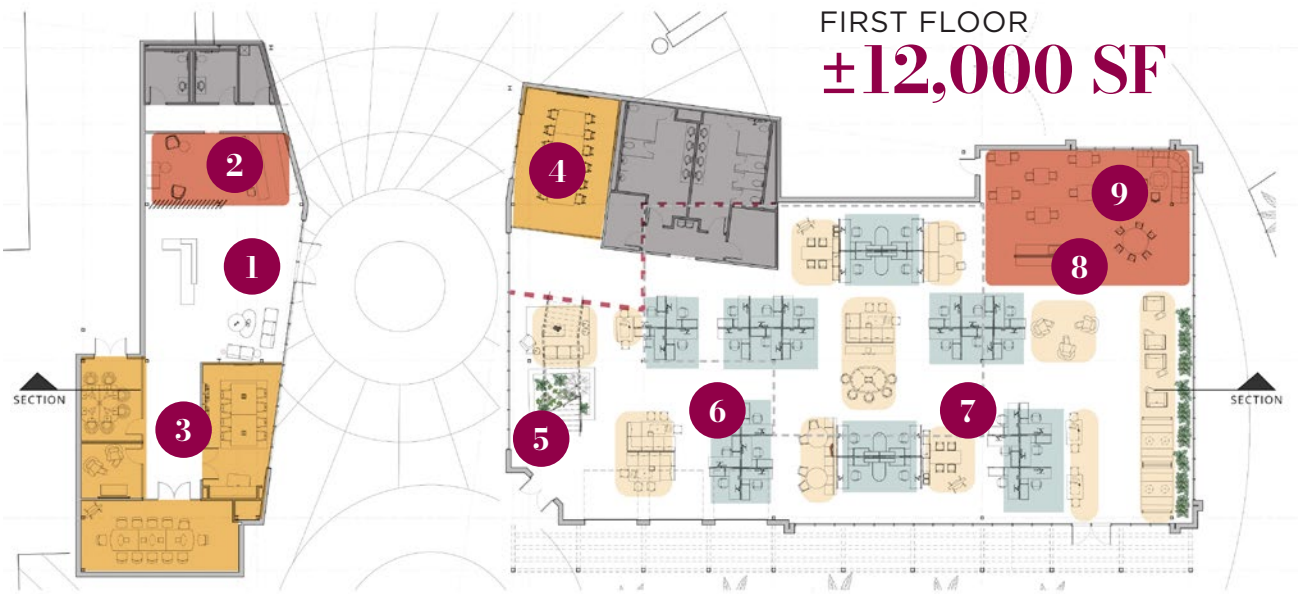
24/7 Security presence



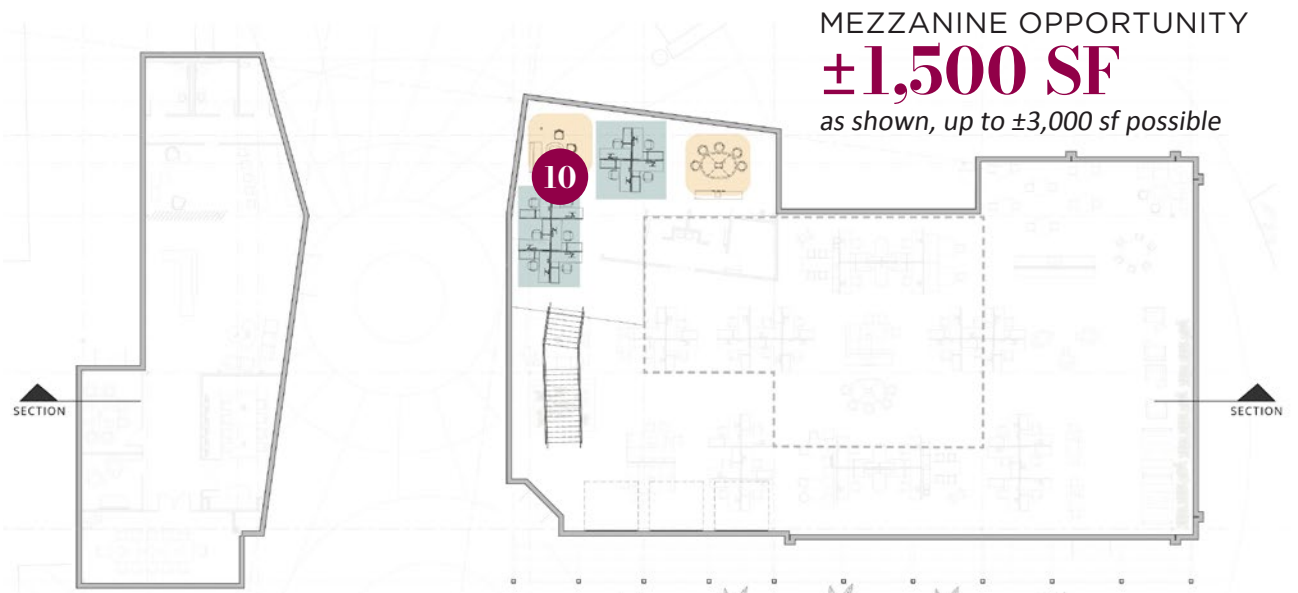
Easy access to Loop 202  
and the 101



WEST BUILDING LAYOUT EXAMPLE

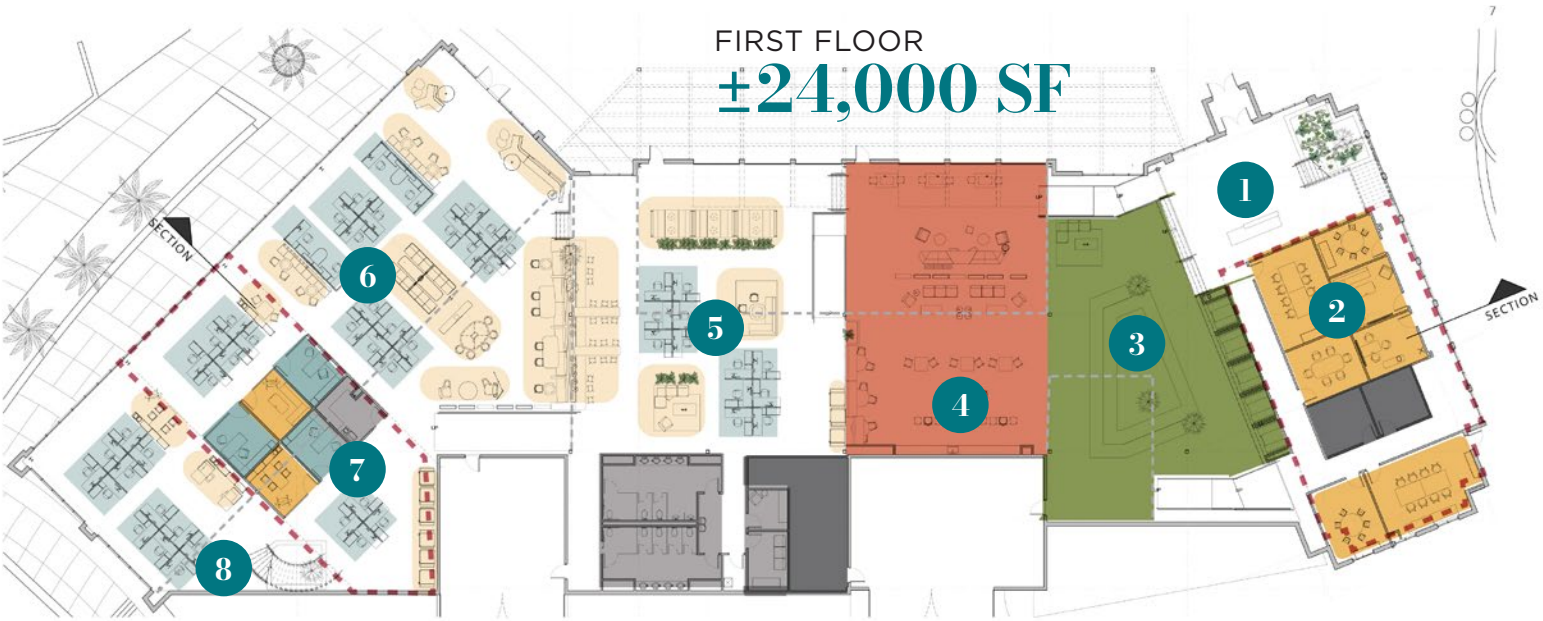


- 1 Reception
- 2 Client Coffee Bar
- 3 Client-facing Conference
- 4 Large Employee Conference
- 5 Feature stair to mezzanine
- 6 Hoteling
- 7 Open Office
- 8 Employee Coffee
- 9 Work Cafe
- 10 Mezzanine

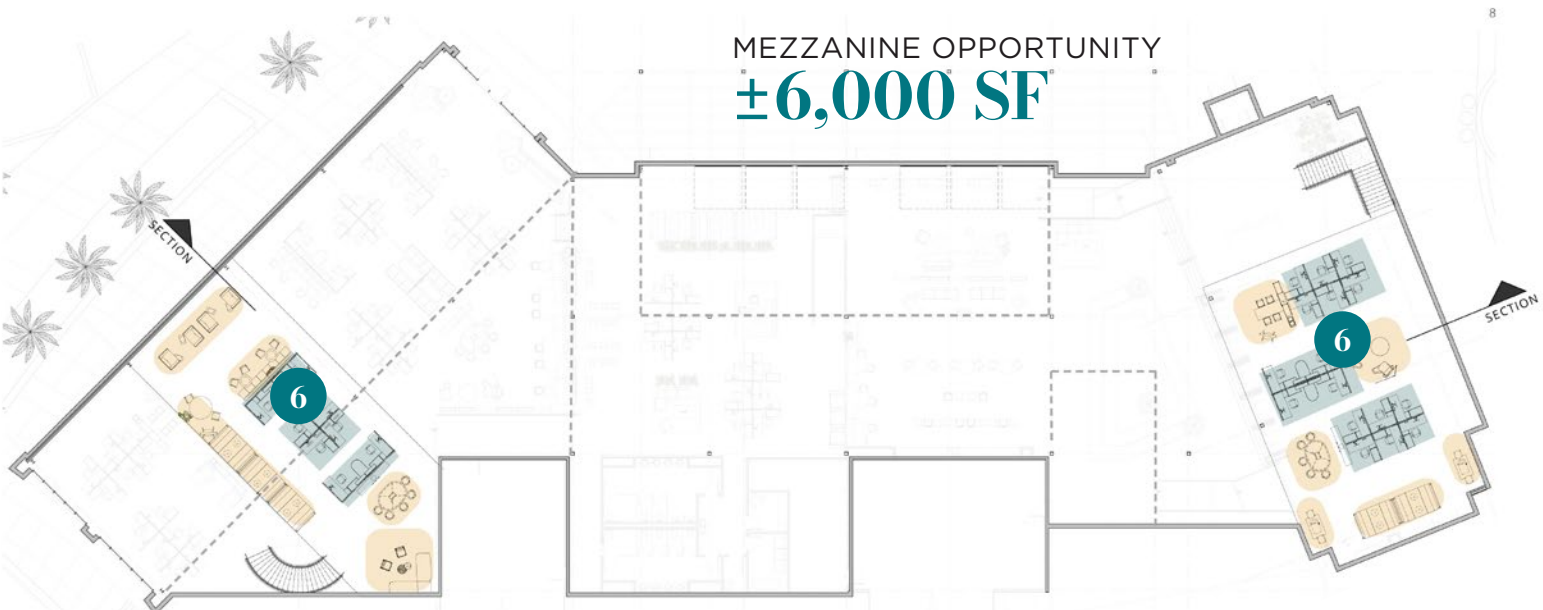


- SUPPORT
- INFRASTRUCTURE
- AMENITY
- OPEN COLLAB
- ENCLOSED COLLAB
- PRIVATE OFFICE
- WORKSTATION
- SPECIALTY SPACE
- MECHANICAL WELL ABOVE
- MEZZANINE

EAST BUILDING LAYOUT EXAMPLE



- 1 Reception + Feature Stair
- 2 Conference Rooms
- 3 Tiered Platform
- 4 Work Cafe
- 5 Hoteling
- 6 Open Office
- 7 Enclosed Offices + Video Conf.
- 8 Feature Stair



- SUPPORT
- INFRASTRUCTURE
- AMENITY
- OPEN COLLAB
- ENCLOSED COLLAB
- PRIVATE OFFICE
- WORKSTATION
- SPECIALTY SPACE
- MECHANICAL WELL ABOVE
- MEZZANINE

\*Floor plan. Not to scale

\*Floor plan. Not to scale







EXTRAORDINARY  
**ON-SITE  
AMENITIES**



Chandler Fashion Center, located on the Southwest corner of Loop 101 and Chandler Boulevard, is home to over 180 stores and restaurants and an adjoining outdoor village.

EXTRAORDINARY OPTIONS A SHORT WALK AWAY

 **122 Retail Amenities**  
INCLUDING:



 **38 Restaurants**  
INCLUDING:



 **Services**







EXTRAORDINARY  
**AREA  
AMENITIES**

**1-3 MINUTE DRIVE**

**Restaurants**

- Abuelo's Mexican Restaurant
- Black Angus
- Café Rio
- Cheddar's Scratch Kitchen
- Chick-fil-A
- Chompie's
- Coffee Bean & Tea Leaf
- Dutch Bros. Coffee
- Einstein Bros. Bagels
- El Pollo Loco
- In-N-Out Burger
- Jersey Mike's Subs
- Juan Jamie's Tacos & Tequila
- KFC
- McDonald's
- Mimi's Cafe
- NYPD Pizza
- Olive Garden
- Panera Bread
- Pastries 'N' Chaat
- Pieology Pizzeria
- Pita Heaven
- Red Robin
- Sicilian Butcher
- Some Burros
- Subway
- Thirsty Lion
- Which Wich
- Cooper's Hawk Winery & Restaurant (Coming Soon)

**Retail**

- Nordstrom Rack
- AT&T
- Buy Buy Baby
- Carter's
- Conn's
- Costco
- Dollar Tree
- Lowe's
- Men's Wearhouse
- Michael's
- Ross
- Sprint
- Target
- TJ Maxx
- Ulta

**Hotels**

- Cambria Hotel
- Element Chandler Fashion Center
- Hyatt Place Chandler Fashion Center
- SpringHill Suites by Marriott

**5 MINUTE DRIVE**

**Restaurants**

- Peter Piper Pizza
- Aspire Jumpin Java
- Culver's
- Denny's
- Dunkin' Donuts
- Dutch Bros. Coffee
- Fired Pie
- Firehouse Subs
- Gosan Poke & Roll
- Hash Kitchen
- La Madeleine French Bakery
- Los Taquitos
- Lucky Lou's
- Pizza Hut
- Pokitrition
- Potbelly Sandwich Shop
- Subway
- The Parlay Kitchen & Cocktails

**Retail**

- Whole Foods
- Shops at Downtown Chandler

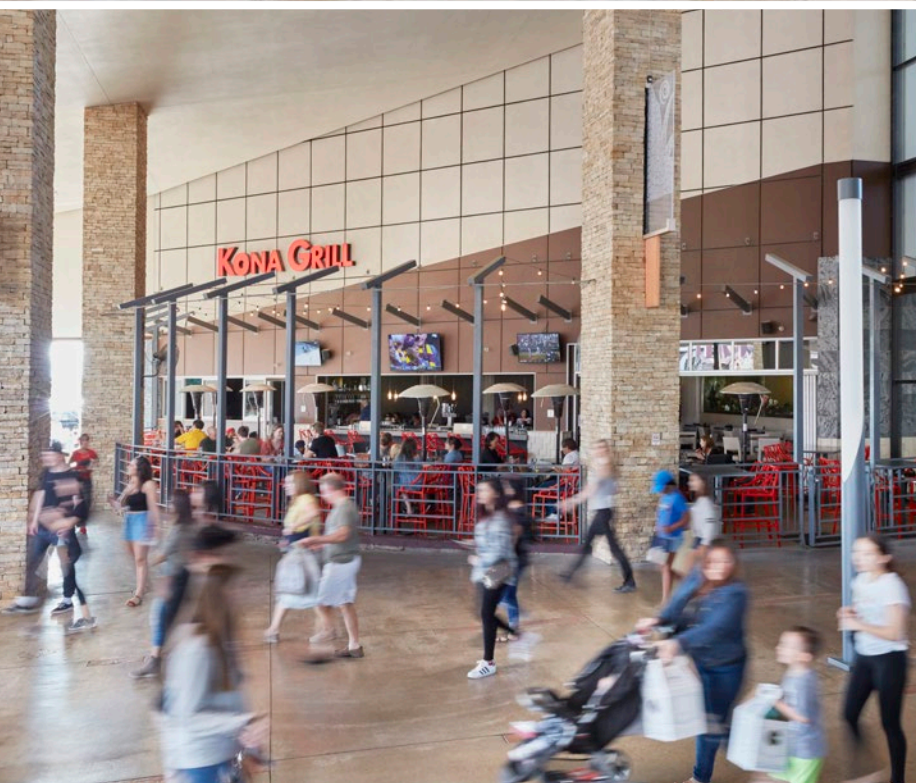
**Services**

- Amtrust Bank
- BMO Harris Bank
- Charles Schwab
- Corepower Yoga
- Cyclebar
- Navy Federal Credit Union
- Pure Barre

**Hotels**







- Drury Inn & Suites
- Hampton Inn
- Hilton
- Homewood Suites
- Marriott Courtyard
- Staybridge Suites
- Towne Place Suites

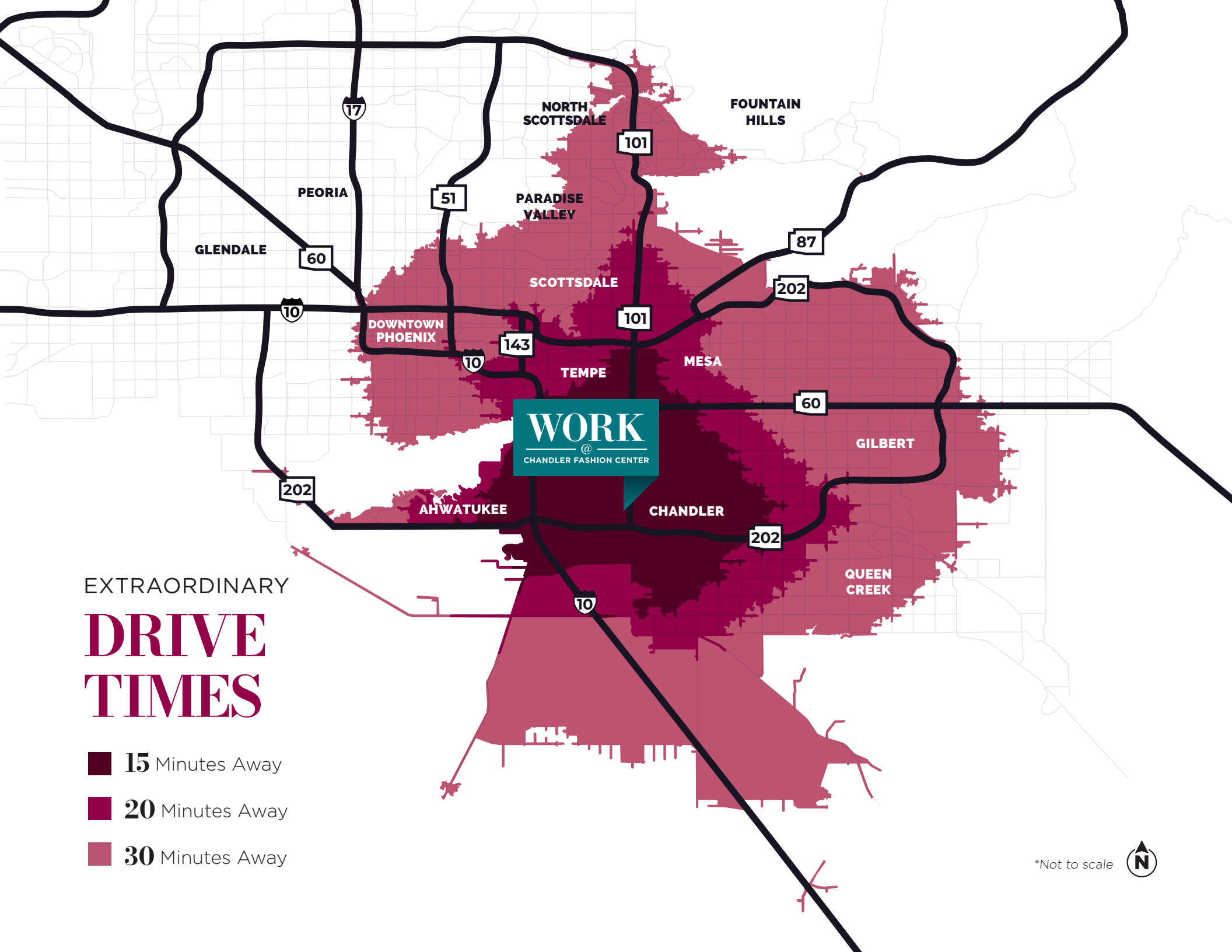






EXTRAORDINARY DEMOGRAPHICS

	15 Minute Commute	20 Minute Commute	30 Minute Commute	Phoenix-Mesa- Scottsdale, AZ MSA
 <b>2020</b> Total Population	565,978	1,061,129	2,045,433	4,932,833
 <b>2020 - 2025</b> % Population Growth	7.2%	8.1%	8.1%	8.0%
 <b>2020</b> Total Households	222,358	400,848	778,485	1,794,657
 <b>2020</b> Average Household Income	\$96,125	\$93,552	\$95,151	\$90,996
 <b>2020</b> White Collar Labor Force	214,584 70.6%	378,347 68.9%	672,254 68.0%	1,430,207 64.3%
 <b>2020</b> Total Daytime Population	575,070	1,121,378	2,234,141	4,878,634



EXTRAORDINARY DRIVE TIMES

- 15 Minutes Away
- 20 Minutes Away
- 30 Minutes Away



# EXTRAORDINARY COMMUNITY

Chandler, known for its corporate-friendly environment and diverse, well-educated workforce, attracts organizations from all sectors, most notably high-tech, advanced manufacturing, and biosciences. Chandler's employment corridors are home to over 2,100 businesses and Chandler Fashion Center is located in the Price Corridor, which is the most dominant, representing 36% of the total jobs in the city of Chandler.



## BEST U.S. CITIES FOR FINDING A JOB

(WalletHub, 2018)



## BEST PLACES TO RAISE A FAMILY IN ARIZONA

(WalletHub, 2018)



## BEST CITY TO BUY A FAMILY HOME

(WalletHub, 2018)



## BEST CITY TO RENT

(WalletHub, 2018)



# 12,068

## MULTI-FAMILY UNITS WITHIN 3 MILES,

640 units under construction



# 68%

## OF ALL RESIDENTS ARE COLLEGE EDUCATED

Called the  
**SILICON  
DESERT**

With more than  
15,000 employees at:







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