



# ARROWHEAD TOWNE CENTER

GLENDAL, AZ

## MARKET PROFILE 2025

**MAJOR RETAILERS** Apple, Bath & Body Works, Carter's/OshKosh, Coach, DICK'S Sporting Goods, Dillard's, H&M, JCPenney, Lego Store, Levi's® Store, lululemon, Lush, Macy's, Pandora, Sephora, Tilly's, Urban Outfitters, Vans, Victoria's Secret

**RESTAURANTS & ENTERTAINMENT** AMC Theatres, Round1 Bowling & Arcade/Spo-Cha, Sizzle Korean BBQ, Chipotle, Chompie's, Johnny Rockets, Panda Express | **FOOD COURT** 9 units

**COMING SOON** Fabletics, James Avery, Kendra Scott, Ricemill

**PROPERTY TYPE** Super-regional | **TOTAL SQUARE FEET** 1,078,000 | **BUILT / RENOVATED** 1993 / 2015

**FOR MORE INFORMATION** 602-953-6200 | [Macerich.com](http://Macerich.com)



# DEMOGRAPHIC SUMMARY

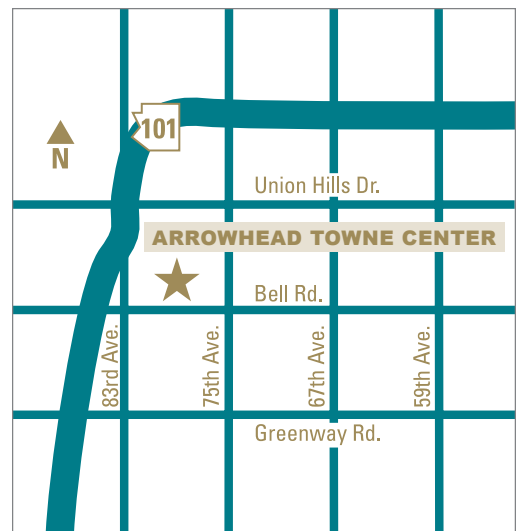
POPULATION	PRIMARY TRADE AREA		TOTAL TRADE AREA		PHOENIX-MESA-CHANDLER, AZ MSA	
2024 Total Population	538,102		1,741,806		5,149,752	
2029 Total Population	555,992		1,833,007		5,399,639	
% Population Change 2024 to 2029	3.3%		5.2%		4.9%	
HOUSEHOLDS						
2024 Total Households	203,379		621,965		1,922,675	
2029 Total Households	213,120		662,906		2,048,005	
% Household Change 2024 to 2029	4.8%		6.6%		6.5%	
INCOME						
Average Household Income	\$120,172		\$109,259		\$118,826	
Median Household Income	\$92,632		\$83,915		\$87,166	
Per Capita Income	\$45,468		\$39,055		\$44,441	
HOUSEHOLD INCOME RANGES						
Household Income \$50,000 +	156,013	76.7%	458,346	73.7%	1,432,352	74.5%
Household Income \$75,000 +	123,641	60.8%	351,363	56.5%	1,115,597	58.0%
Household Income \$100,000 +	94,734	46.6%	256,968	41.3%	839,032	43.6%
Household Income \$150,000 +	50,413	24.8%	126,426	20.3%	451,619	23.5%
AGE						
Median Age	40.2		38.0		38.2	
EDUCATION / OCCUPATION						
Bachelor's Degree +	134,687	35.7%	346,831	29.5%	1,275,970	36.3%
White Collar	190,430	68.6%	513,120	61.2%	1,658,370	64.9%
RACE/ETHNICITY						
White	368,944	68.6%	971,519	55.8%	3,007,177	58.4%
Black	23,264	4.3%	112,269	6.5%	312,158	6.1%
American Indian	7,261	1.4%	30,521	1.8%	131,069	2.6%
Asian	30,590	5.7%	70,460	4.1%	239,188	4.6%
Pacific Islander	1,072	0.2%	4,218	0.2%	13,603	0.3%
Other Race	41,099	7.6%	285,674	16.4%	718,614	14.0%
2 + Races	65,872	12.2%	267,145	15.3%	727,943	14.1%
Hispanic Population	113,060	21.0%	631,593	36.3%	1,627,279	31.6%
EMPLOYMENT / DAYTIME POPULATION						
	1 MILE		3 MILE		5 MILE	
Total Businesses	991		4,126		7,835	
Total Employees	13,051		50,954		98,430	
Total Daytime Population	18,443		117,351		278,280	

# TRADE AREA MAP



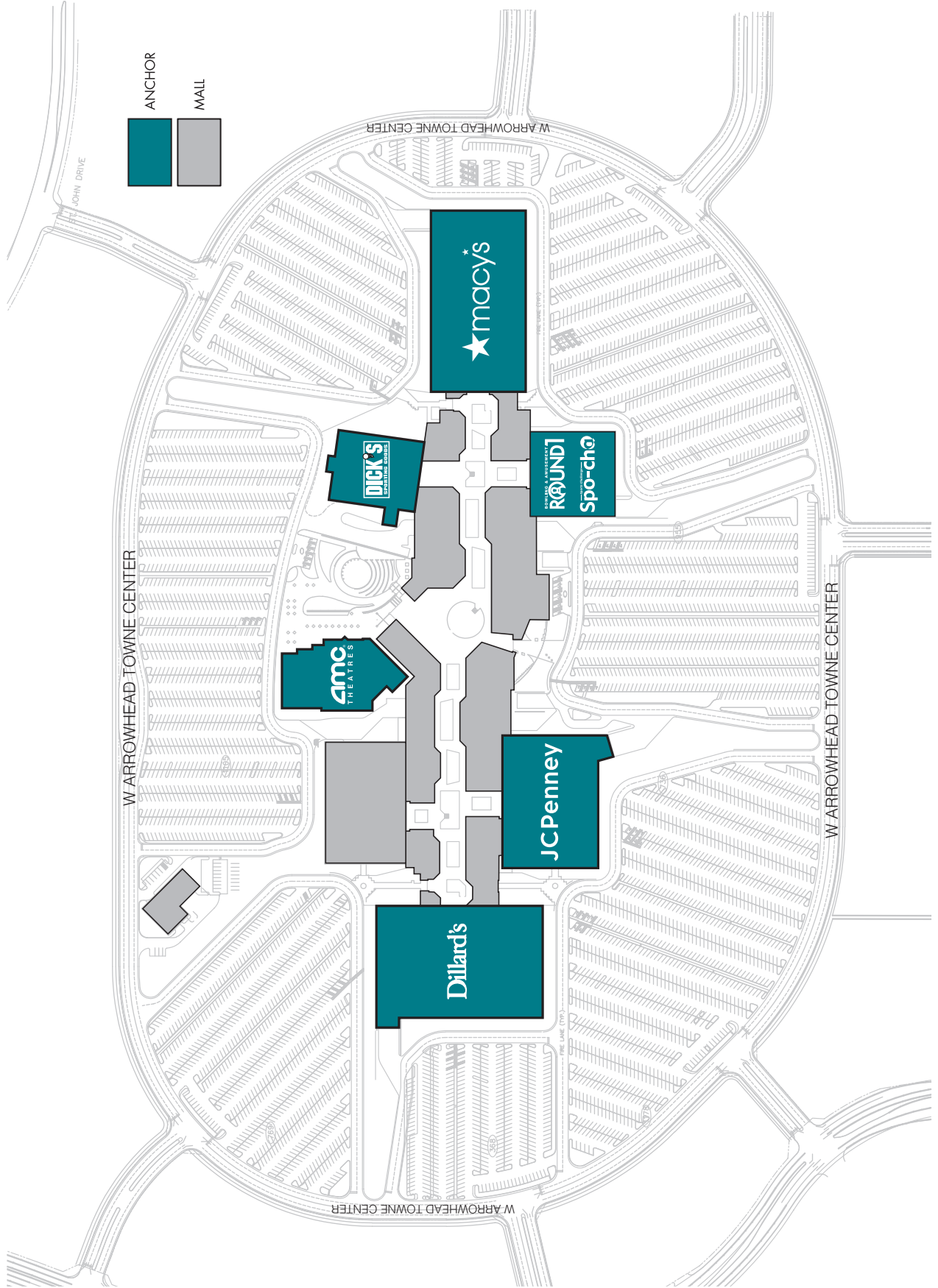
## LEGEND

- ★ ARROWHEAD TOWNE CENTER
- PRIMARY TRADE AREA
- SECONDARY TRADE AREA
- COMPETITIVE CENTERS
- OTHER CENTERS



10% PCW

# SITE PLAN



# AT A GLANCE

## CENTER INFORMATION

Arrowhead Towne Center is the West Valley's premier shopping destination in one of the fastest-growing regions of Arizona. Home to over 180 brands, the center is the top retail choice in the area.

### GROWTH

OVER 43% OF GROWTH IN MARICOPA COUNTY IN THE NEXT 25 YEARS WILL TAKE PLACE IN THE WEST VALLEY

### \$100B

ADDITIONAL INVESTMENT IN **TAIWAN SEMICONDUCTOR MANUFACTURING COMPANY** PLANT, CREATING 10K+ ADDITIONAL JOBS

### 1,800

NEW HOTEL ROOMS ARE BEING PLANNED AND DEVELOPED IN THE WEST VALLEY, **DOUBLING THE CURRENT CAPACITY**

## MARKET INFORMATION

- Nearly **1.7M PEOPLE** live in the trade area
- More than one-third of Phoenix residents **LIVE IN THE WEST VALLEY**
- Average household income in primary trade area is **\$120K**

## OTHER FACTS

- Glendale is home to the **NFL ARIZONA CARDINALS** and major events, including Super Bowls and Final Fours
- **MAJOR BRANDS** like BMW, Land Rover, Jaguar, Porsche, Postino, North Italia, VAI Resort and Mattel Adventure Park are recently opened or under construction in the West Valley
- Three universities in the area collectively have more than 32K students and are **GROWING RAPIDLY**
- Phoenix Children's Hospital opened a freestanding location 3 miles from the center, supporting **76K VISITS** annually
- Basis Peoria is the **#1 RANKED HIGH SCHOOL IN THE U.S.**

## ECONOMIC DRIVERS

- Amkor Technology is opening a **\$2B** semiconductor advanced packaging and testing facility in adjacent Peoria, creating 2,000 more jobs and supplying to Apple
- Over 20M square feet of **DISTRIBUTION CENTERS** serve major brands like Coca-Cola, Ball Corporation, Amazon, Red Bull and more
- Luke Air Force Base employs 8,000 people and brings in **\$2.4B IN ECONOMIC IMPACT**, housing the largest fighter wing in the world
- **SPRING TRAINING** has a \$710M economic impact, with 9 of the 15 teams located in the West Valley, drawing 1.6M attendees annually
- **REGIONAL AND NATIONAL HEADQUARTERS** for American Express, USAA, Honeywell and Petsmart are located in the trade area

# ARROWHEAD TOWNE CENTER

## MAJOR RETAILERS INCLUDE:

- MACY'S
- DICK'S SPORTING GOODS
- ROUND1 BOWLING & ARCADE/SPO-CHA
- DILLARD'S
- JCPENNEY
- AMC THEATRES
- AMERICAN EAGLE/AERIE
- APPLE
- BUILD-A-BEAR WORKSHOP
- COACH
- GARAGE
- H&M
- KAY JEWELERS
- LEGO® STORE
- LEVI'S® STORE
- LULULEMON
- SEPHORA
- SHOE PALACE
- SIZZLE KOREAN BBQ
- URBAN OUTFITTERS



Loop 101/AGUA FRIA FREEWAY

83RD AVE

75TH AVE

- PEORIA CAR DEALERSHIPS
- PEORIA SPORTS COMPLEX
- ARIZONA BROADWAY THEATRE
- POSTINO, NORTH ITALIA, BLANCO
- TARGET
- LOVESAC
- SPRINGHILL SUITES BY MARRIOTT
- TRADER JOE'S
- PORTILLO'S HOT DOGS
- RESERVE AT ARROWHEAD APARTMENTS
- ARROWHEAD CADILLAC & PORSCHE
- THE ATRIUM AT ARROWHEAD OFFICES
- HAVEN AT TOWNE CENTER APARTMENTS
- ARROWHEAD PROFESSIONAL CENTER
- PEORIA RESTAURANTS
- DILLARD'S
- JCPENNEY
- AMC
- DICK'S SPORTING GOODS
- SPORCH
- THE CONTAINER STORE
- PITA JUNGLE
- ARROWHEAD EXECUTIVE CENTER
- PGA TOUR SUPERSTORE
- ORANGETHEORY FITNESS
- RESERVE AT ARROWHEAD APARTMENTS
- ARROWHEAD PROFESSIONAL CENTER
- THE CONTAINER STORE
- BARRIO QUEEN
- SLEEP NUMBER
- BELL ROAD
- NORDSTROM RACK
- ARROWHEAD EXECUTIVE CENTER
- ORANGETHEORY FITNESS
- RESERVE AT ARROWHEAD APARTMENTS
- ARROWHEAD PROFESSIONAL CENTER