



MARKET PROFILE 2021

MAJOR RETAILERS Apple, Anthropologie, Athleta, Barnes & Noble, Dillard's, Free People, H&M, Kendra Scott, LEGO, Lululemon, Macy's, Pottery Barn, Sephora

RESTAURANTS & ENTERTAINMENT BJ's Restaurant Brewhouse, Buffalo Wild Wings, The Cheesecake Factory, Old Spaghetti Factory, Wildflower Bread Company, Crayola Experience, Harkins 20 Theatre

FOOD COURT 10 units

PROPERTY TYPE Super-regional | **TOTAL SQUARE FEET** 1,033,000 | **BUILT** 2001

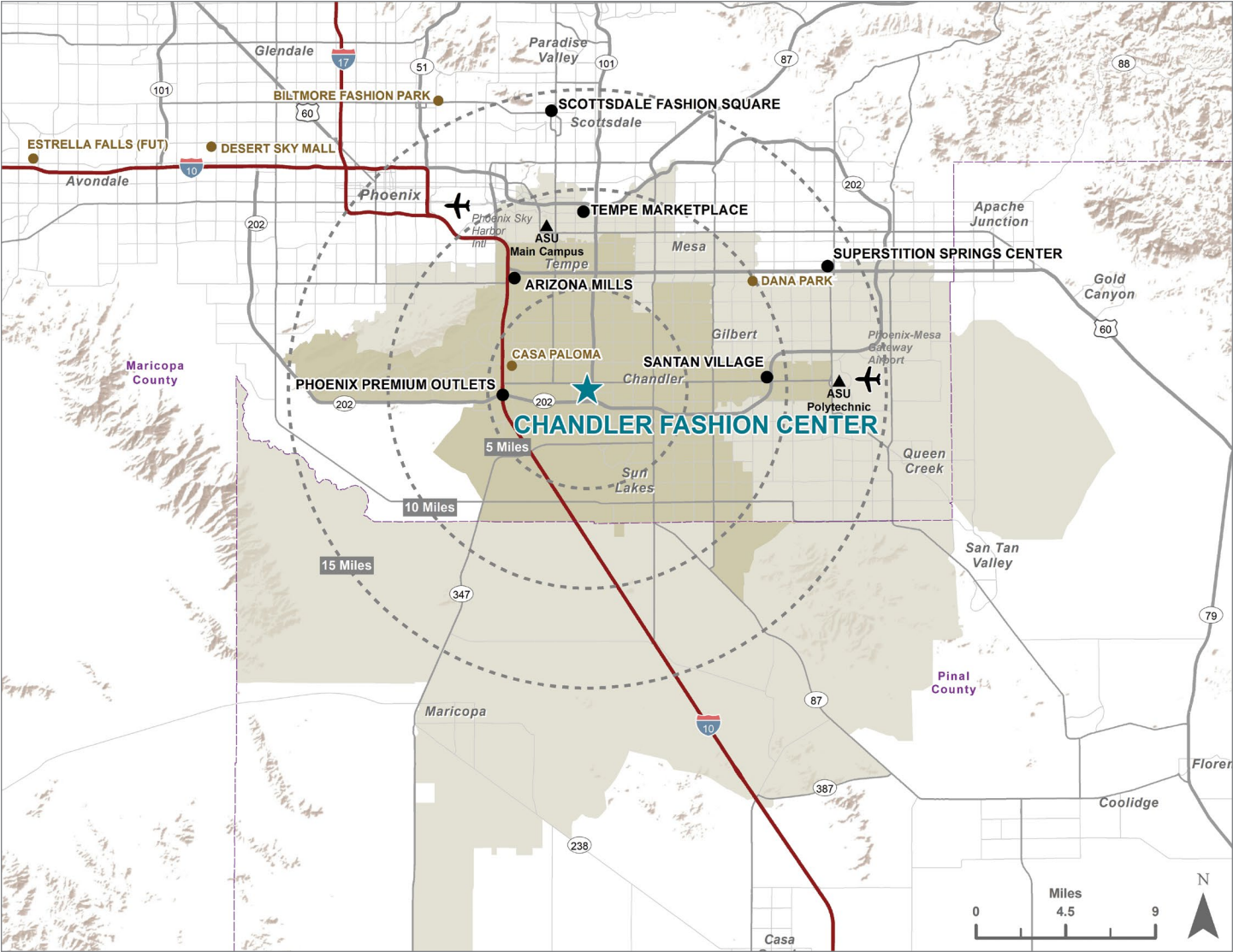
FOR MORE INFORMATION 602-953-6200 | Macerich.com



DEMOGRAPHIC SUMMARY

POPULATION	PRIMARY TRADE AREA		TOTAL TRADE AREA		PHOENIX-MESA-SCOTTSDALE, AZ [MSA]	
2020 Total Population	647,110		1,384,590		4,932,833	
2025 Total Population	693,336		1,507,249		5,327,947	
2020-2025 Population Growth	7.1%		8.9%		8.0%	
HOUSEHOLDS						
2020 Total Households	249,654		495,586		1,794,657	
2025 Total Households	266,451		538,045		1,936,035	
2020-2025 Household Growth	6.7%		8.6%		7.9%	
INCOME						
Average Household Income	\$104,913		\$96,952		\$90,996	
Median Household Income	\$80,711		\$75,495		\$65,872	
Per Capita Income	\$40,483		\$34,781		\$33,225	
HOUSEHOLD INCOME RANGES						
\$50,000 +	181,432	72.7%	342,051	69.0%	1,141,068	63.6%
\$75,000 +	135,709	54.4%	249,776	50.4%	801,337	44.7%
\$100,000 +	97,783	39.2%	176,138	35.5%	548,827	30.6%
\$150,000 +	48,011	19.2%	82,064	16.6%	255,390	14.2%
AGE						
Median Age	36.3		33.7		36.2	
EDUCATION / OCCUPATION						
Bachelor’s Degree Plus	195,796	44.6%	335,603	38.0%	1,050,241	32.1%
White Collar	250,499	72.8%	468,131	68.7%	1,430,207	64.3%
RACE / ETHNICITY						
White	449,888	69.5%	963,497	69.6%	3,408,538	69.1%
Black	40,277	6.2%	83,192	6.0%	293,075	5.9%
American Indian	16,544	2.6%	39,060	2.8%	121,106	2.5%
Asian	57,244	8.8%	88,991	6.4%	212,998	4.3%
Pacific Islander	1,965	0.3%	4,323	0.3%	11,826	0.2%
Other Race	81,193	12.5%	205,527	14.8%	885,290	17.9%
Hispanic or Latino	141,522	21.9%	361,977	26.1%	1,567,875	31.8%
Not Hispanic or Latino	505,588	78.1%	1,022,612	73.9%	3,364,958	68.2%
EMPLOYMENT / DAYTIME POPULATION						
	1 MILE		3 MILE		5 MILE	
Total Businesses	467		3,219		8,612	
Total Employees	9,740		44,490		120,152	
Daytime Population	15,518		104,325		275,335	

TRADE AREA MAP



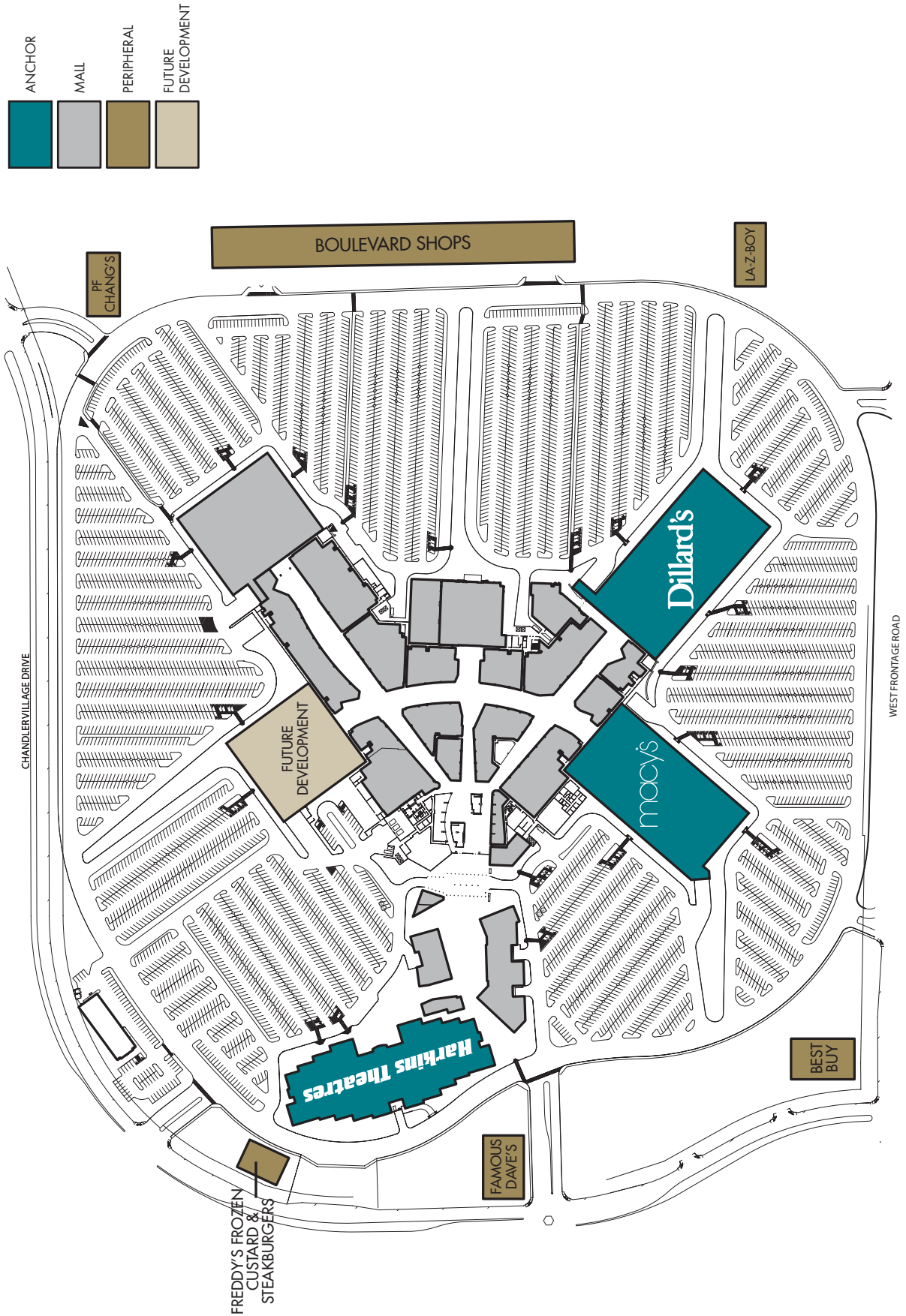
LEGEND

- ★ CHANDLER FASHION CENTER
- PRIMARY TRADE AREA
- SECONDARY TRADE AREA
- COMPETITIVE CENTERS
- OTHER CENTERS



10% PCW

SITE PLAN



MARKET FACT SHEET

CHANDLER'S PRICE CORRIDOR KNOWN AS THE "TECHNOLOGY CENTER" BOASTS 623 BUSINESSES AND OVER **44,000 JOBS** AT COMPANIES SUCH AS AIR PRODUCTS, CVS HEALTH, MICROCHIP, GM FINANCIAL

CHANDLER'S EMPLOYMENT CORRIDORS ARE HOME TO **2,103 BUSINESSES AND 98,750 JOBS**, REPRESENTING ABOUT 78% OF ALL JOBS IN CHANDLER. THERE ARE A TOTAL OF 116,980 JOBS IN CHANDLER.

CALLED THE "SILICON DESERT" WITH MORE THAN 15,000 EMPLOYEES AT INTEL, ORBITAL ATK, **MICROCHIP** TECHNOLOGY, NXP, PAYPAL AND GOOGLE

AVERAGE HOUSEHOLD INCOME OF CHANDLER FASHION CENTER SHOPPERS IS \$110,000

INTEL \$7 BILLION EXPANSION BECAME OPERATIONAL IN 2020 MAKING IT THEIR LARGEST U.S. FACTORY

5,000 STUDENTS ARE ENROLLED AT NEARBY **ARIZONA STATE UNIVERSITY** POLYTECHNIC CAMPUS

CHANDLER IS HOME TO THE **AUTONOMOUS VEHICLE (AV)** RESEARCH AND DEVELOPMENT INDUSTRY WITH COMPANIES SUCH AS WAYMO, INTEL, NXP SEMICONDUCTORS, GM, GARMIN, MICROCHIP AND MORE CALLING THE CITY HOME

3,726 HOTEL ROOMS LOCATED IN CHANDLER

NEAR CHANDLER FASHION CENTER, MARRIOTT-CHANDLER HOTEL AND CONFERENCE CENTER RECENTLY OPENED WITH CHANDLER'S FIRST **28,000 SQUARE FEET OF FLEXIBLE MEETING AND EVENT SPACE AND 264 ROOMS**

SERVICED BY **2 INTERNATIONAL AIRPORTS** PHOENIX SKY HARBOR (43.9 MILLION PASSENGERS) AND PHOENIX-MESA GATEWAY (1.5 MILLION PASSENGERS)

CHANDLER MUNICIPAL AIRPORT SERVICES MORE THAN 200,000 OPERATIONS ANNUALLY MAKING IT **ONE OF THE NATION'S BUSIEST GENERAL AVIATION AIRPORTS**

#1 BEST PLACE TO BECOME WEALTHY (SMART ASSET)

#2 BEST PLACE TO LIVE IN THE PHOENIX AREA

9TH SAFEST CITY IN AMERICA (WALLET HUB)

76% OF ADULTS IN CHANDLER HAVE ATTENDED COLLEGE

242 PUBLIC SCHOOLS WITH OVER **208,000 STUDENTS** IN THE TRADE AREA

16 PRIVATE SCHOOLS WITHIN 5 MILES OF CHANDLER, SERVING 3,900 STUDENTS

YEARLY SALES

JAN	7.6%	MAY	7.9%	SEP	7.6%
FEB	7.3%	JUN	8.1%	OCT	7.9%
MAR	8.4%	JUL	8.7%	NOV	8.8%
APR	7.7%	AUG	7.1%	DEC	12.9%

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|----------------------|----------------------|------------------|-----------------------------------|
| 1 MACY'S | 6 POTTERY BARN | 11 FREE PEOPLE | 16 H&M |
| 2 DILLARD'S | 7 KENDRA SCOTT | 12 ANTHROPOLOGIE | 17 THE CHEESECAKE FACTORY |
| 3 HARKINS 20 THEATRE | 8 LULULEMON | 13 SEPHORA | 18 BEST BUY |
| 4 CRAYOLA EXPERIENCE | 9 MICHAEL KORS | 14 LEGO | 19 URBAN OUTFITTERS (COMING 2021) |
| 5 APPLE | 10 VICTORIA'S SECRET | 15 ATHLETA | 20 BOULEVARD SHOPS |

