



CHANDLER, AZ

MARKET PROFILE 2025

MAJOR RETAILERS Apple, Anthropologie, Barnes & Noble, Coach, Dillard's, Foot Locker, Free People, H&M, Kendra Scott, JD Sports, Lego Store, lululemon, Macy's, Scheels, Sephora, Urban Outfitters, TravisMathew, Vuori

RESTAURANTS & ENTERTAINMENT Buffalo Wild Wings, The Cheesecake Factory, Wildflower Bread Co., Crayola Experience, Harkins 20 Theatres, Round1 Bowling & Arcade

FOOD COURT 10 units

COMING SOON Seafood City

PROPERTY TYPE Super-regional | **TOTAL SQUARE FEET** 1,401,000 | **BUILT** 2001

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



DEMOGRAPHIC SUMMARY

POPULATION	PRIMARY TRADE AREA		TOTAL TRADE AREA		PHOENIX-MESA-CHANDLER, AZ MSA	
2024 Total Population	711,534		1,618,675		5,149,752	
2029 Total Population	729,829		1,696,534		5,399,639	
% Population Change 2024 to 2029	2.6%		4.8%		4.9%	
HOUSEHOLDS						
2024 Total Households	275,292		581,941		1,922,675	
2029 Total Households	286,151		618,457		2,048,005	
% Household Change 2024 to 2029	3.9%		6.3%		6.5%	
INCOME						
Average Household Income	\$131,875		\$125,648		\$118,826	
Median Household Income	\$100,979		\$96,941		\$87,166	
Per Capita Income	\$51,048		\$45,212		\$44,441	
HOUSEHOLD INCOME RANGES						
Household Income \$50,000 +	221,625	80.5%	456,974	78.5%	1,432,352	74.5%
Household Income \$75,000 +	178,991	65.0%	366,406	63.0%	1,115,597	58.0%
Household Income \$100,000 +	139,525	50.7%	282,953	48.6%	839,032	43.6%
Household Income \$150,000 +	79,130	28.8%	156,401	26.9%	451,619	23.5%
AGE						
Median Age	37.9		35.5		38.2	
EDUCATION / OCCUPATION						
Bachelor's Degree +	231,661	46.9%	437,405	41.2%	1,275,970	36.3%
White Collar	286,060	72.9%	587,580	69.1%	1,658,370	64.9%
RACE/ETHNICITY						
White	419,909	59.0%	940,803	58.1%	3,007,177	58.4%
Black	47,768	6.7%	109,453	6.8%	312,158	6.1%
American Indian	24,477	3.4%	48,042	3.0%	131,069	2.6%
Asian	63,556	8.9%	106,825	6.6%	239,188	4.6%
Pacific Islander	2,421	0.3%	5,548	0.3%	13,603	0.3%
Other Race	56,900	8.0%	179,566	11.1%	718,614	14.0%
2 + Races	96,502	13.6%	228,437	14.1%	727,943	14.1%
Hispanic Population	162,589	22.9%	450,087	27.8%	1,627,279	31.6%
EMPLOYMENT / DAYTIME POPULATION						
	1 MILE		3 MILE		5 MILE	
Total Businesses	517		3,743		9,599	
Total Employees	8,699		59,827		142,543	
Total Daytime Population	16,706		118,944		295,911	

TRADE AREA MAP



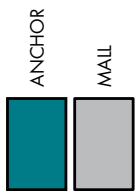
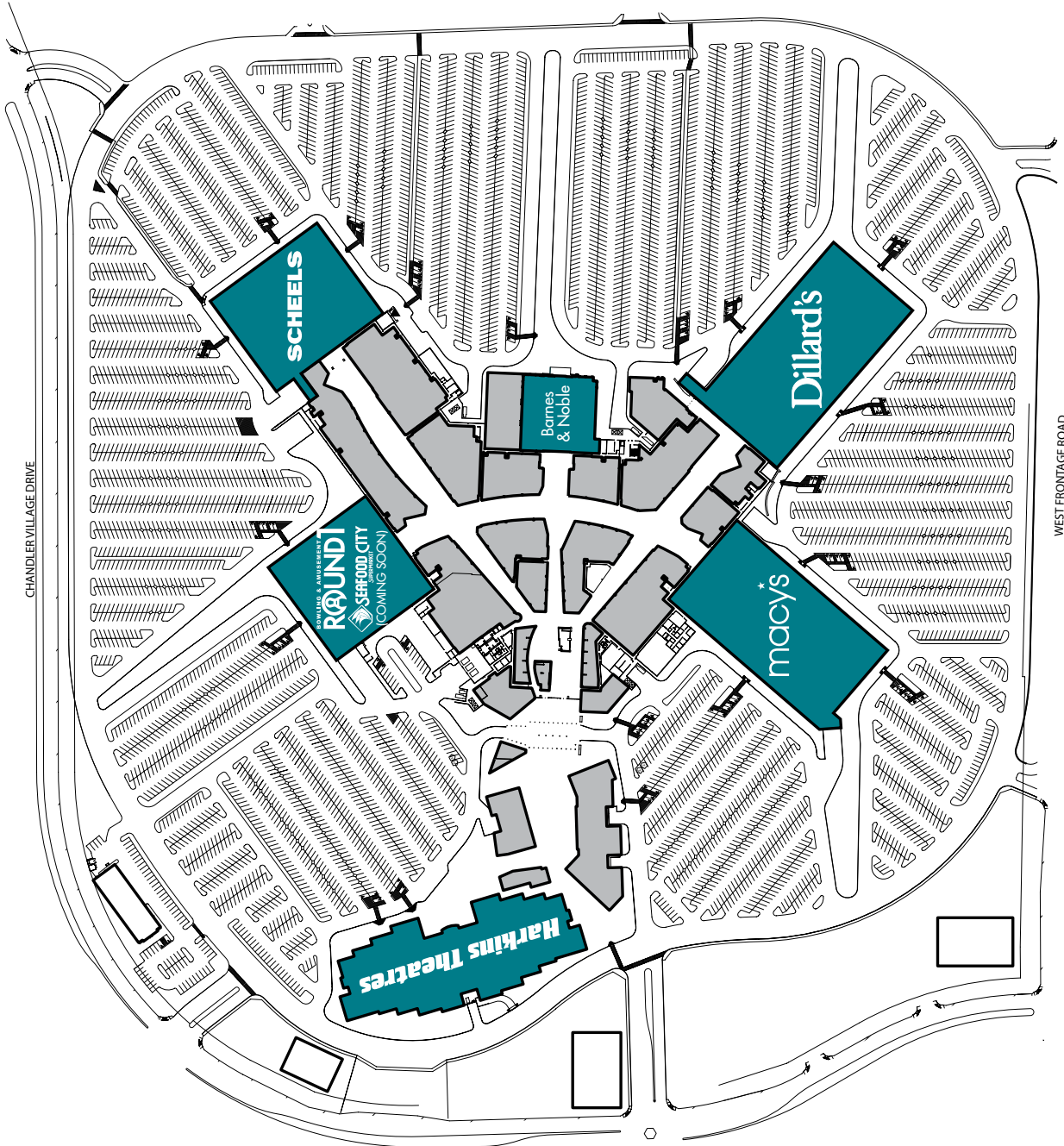
LEGEND

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



10% PCW

SITE PLAN



AT A GLANCE

CENTER INFORMATION

Chandler Fashion Center is the Southeast Valley's premier shopping destination, boasting an upscale collection of over 180 retailers, restaurants, entertainment options and coming soon, the first Seafood City Supermarket in Arizona.

30 COMPANIES

IN CHANDLER ARE ON THE 2024 FORTUNE 1000 LIST, COLLECTIVELY EMPLOYING OVER 35K INDIVIDUALS, WHICH ACCOUNTS FOR ABOUT 30% OF THE CITY'S EMPLOYMENT

2 INTERNATIONAL AIRPORTS

CHANDLER IS SERVICED BY PHOENIX SKY HARBOR (48.8M PASSENGERS) AND PHOENIX-MESA GATEWAY (1.8M PASSENGERS)

295K PEOPLE

DAYTIME POPULATION WITHIN 5-MILES OF CHANDLER FASHION CENTER

MARKET INFORMATION

- The median home sale price in Chandler, AZ in 2024 was \$568K, marking a **6% RISE** compared to the previous year
- Chandler, AZ has approximately **106K HOUSEHOLDS**, 34% or 36K households have children under the age of 18

OTHER FACTS

- 7th Best Place in the U.S. to **FIND A JOB** (WalletHub, 2025)
- #14 Best City in the U.S. for **FIRST-TIME HOME BUYERS** (WalletHub, 2024)
- Chandler is ranked among the **50 SAFEST AND MOST AFFORDABLE** cities in the U.S. (GOBankingRates, 2024)
- 17th Best City in the U.S. for **SMALL BUSINESSES** (B2B Reviews, 2025)
- #17 Most **INNOVATIVE CITY** in the U.S. (On Deck, 2023)
- 21st **BEST PLACE TO LIVE** in the U.S. (Livability, 2023)

ECONOMIC DRIVERS

- Chandler's five main employment corridors are within **5-MILES OF THE CENTER** and are home to **76% OF THE JOBS** in Chandler. There are **2,590 BUSINESSES** and over **99K JOBS** in these corridors
- One of the five main corridors, Chandler's Price Corridor, is also known as the "Silicon Desert". This area is home to **711 BUSINESSES** and over **44K JOBS** at companies such as Intel, Northrop Grumman, Microchip, Air Products, CVS health and GM Financial
- In 2025, several notable businesses are planning to **ESTABLISH OR EXPAND** their operations in Chandler, including The Mahoney Group, Schrader Farms Business Park and Costco Business Center
- Chandler Unified School District, ranked the **BEST SCHOOL DISTRICT IN ARIZONA** by Niche.com, is home to more than 95 A+ Schools of Excellence or National Blue-Ribbon Schools awards since 1983, the most of any district in Arizona
- **11 HOTELS** are within **1 MILE** of Chandler Fashion Center housing 1,440 rooms



MAJOR RETAILERS INCLUDE:

- DILLARD'S
- MACY'S
- SCHEELS
- SEAFOOD CITY (COMING SOON)
- ROUND1 BOWLING & ARCADE
- ABERCROMBIE & FITCH
- APPLE
- BARNES & NOBLE
- COACH
- CHEESECAKE FACTORY
- H&M
- JD SPORTS
- KENDRA SCOTT
- LEGO STORE
- LULULEMON
- SEPHORA
- TRAVISMATHEW
- URBAN OUTFITTERS
- VICTORIA'S SECRET
- VUORI



WALMART PETCO

HYATT PLACE PHOENIX/
CHANDLER-FASHION CENTER

THE MET AT FASHION CENTER

ELEMENT BY WESTIN

CHANDLER FASHION CENTER

SCHEELS

ROUND1

SEAFOOD CITY

COMING SOON

BARNES & NOBLE

Dillard's

macy's

CHANDLER MUSEUM

CHOMPIE'S

LOWE'S

PETSMART

T.J.MAXX

NORDSTROM RACK

RH OUTLET CHANDLER

Loop 101 PRICE FWY

W FRYE RD

AIR PRODUCTS & CHEMICALS

HILTON PHOENIX CHANDLER

CAMBRIA HOTEL
PHOENIX CHANDLER

AVANT FASHION CENTER APARTMENTS

DSW

TARGET

CRATE & BARREL
OUTLET

COSTCO

CHANDLER BLVD

LOOP 202