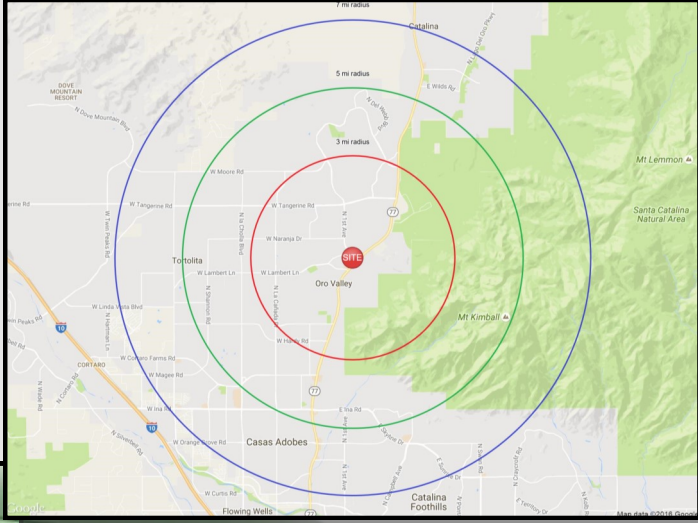


## TRADE AREA HIGHLIGHTS

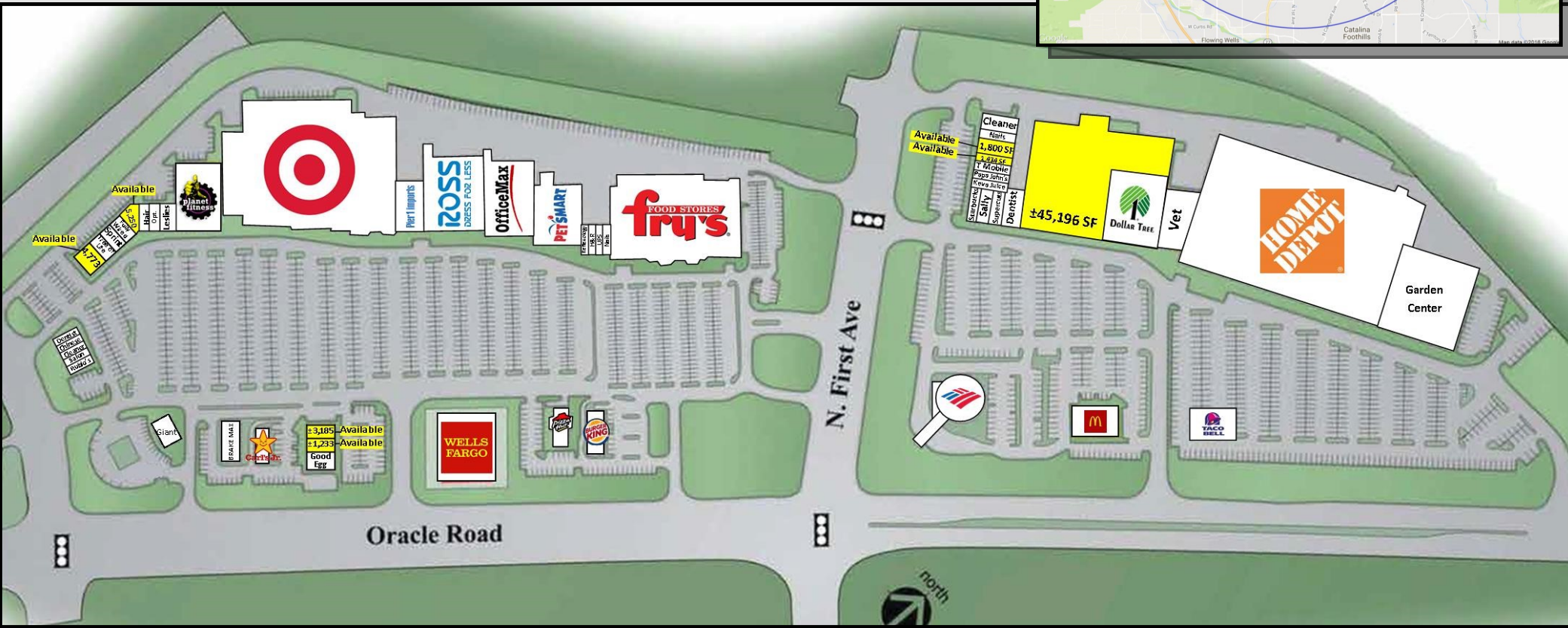
The center is located along the main north/south arterial, Oracle Rd/State Route 77, in the Town of Oro Valley.

Average household income over \$91,000 in a 5-mile radius.

Rooney Ranch is close to El Conquistador, a 4-star resort destination, and Honeywell San Dorado, a new 247 unit Mark-Taylor luxury community is located across the street



DEMOGRAPHICS	3 MILE	5 MILES	7 MILES	TRAFFIC COUNTS
Population:	32,146	68,874	142,751	Oracle Rd: 57,600 VPD
Average HH Income:	\$95,933	\$103,007	\$94,180	First Ave: 34,100 VPD
Daytime Population:	9,275	28,680	52,489	Total: 97,100 VPD



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