

# 64TH STREET & GREENWAY ROAD | SCOTTSDALE, AZ

**ACRES:**

±8.16

**SQUARE FEET:**

±19,246

**ZONING:**

C-1  
NEIGHBORHOOD RETAIL

**ADDRESS:**

6339 E GREENWAY RD, SCOTTSDALE, ARIZONA, 85254

**SUMMARY:**

Located near the border of north Scottsdale and Phoenix, this Fry's Marketplace anchored neighborhood center is close to the upscale Scottsdale Quarter and Kierland Commons shopping centers. The surrounding trade area boasts a population of over 225,000 residents and nearly 200,000 workers, with an average annual household income more than \$100,000. Over 40,000 vehicles per day pass through the intersection of Greenway Rd and 64th street which is a major route for commuters heading to the Scottsdale Air Park, home to nearly 3,000 companies with 55,000 employees.



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# OVERVIEW

## TRAFFIC COUNTS

**Greenway Road:** ± 30,192 VPD

**64th Street:** ± 12,025 VPD

**Total Traffic:** ± 42,217 VPD

## DEMOGRAPHICS

### Average Household Income

1 Mile	3 Miles	5 Miles
\$122,967	\$113,807	\$111,607

### Total Population

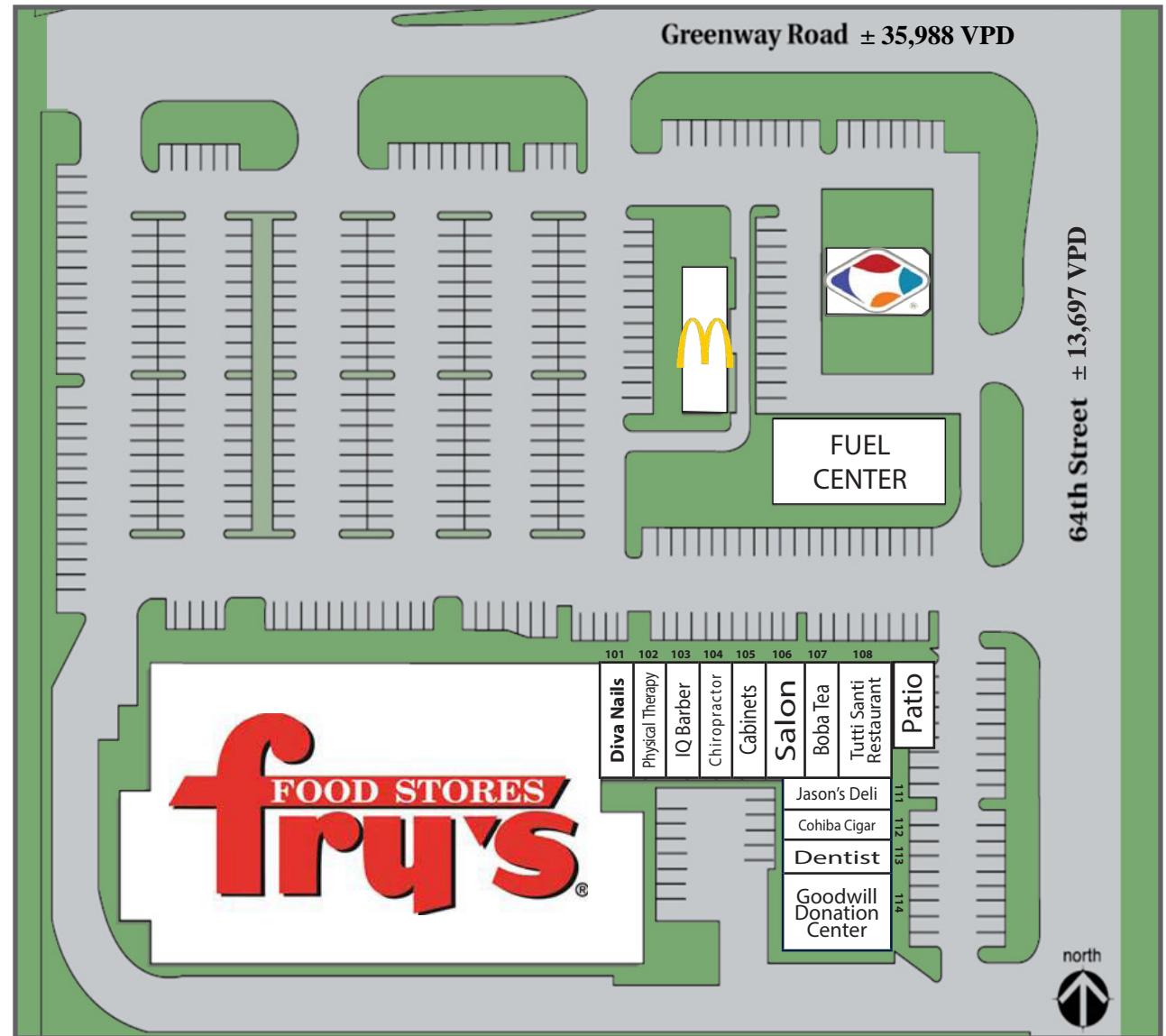
1 Mile	3 Miles	5 Miles
13,279	72,816	230,462

### Daytime Population

1 Mile	3 Miles	5 Miles
16,745	128,768	298,746

### Total Households

1 Mile	3 Miles	5 Miles
5,065	29,076	86,266



Traffic Counts ADOT 2023



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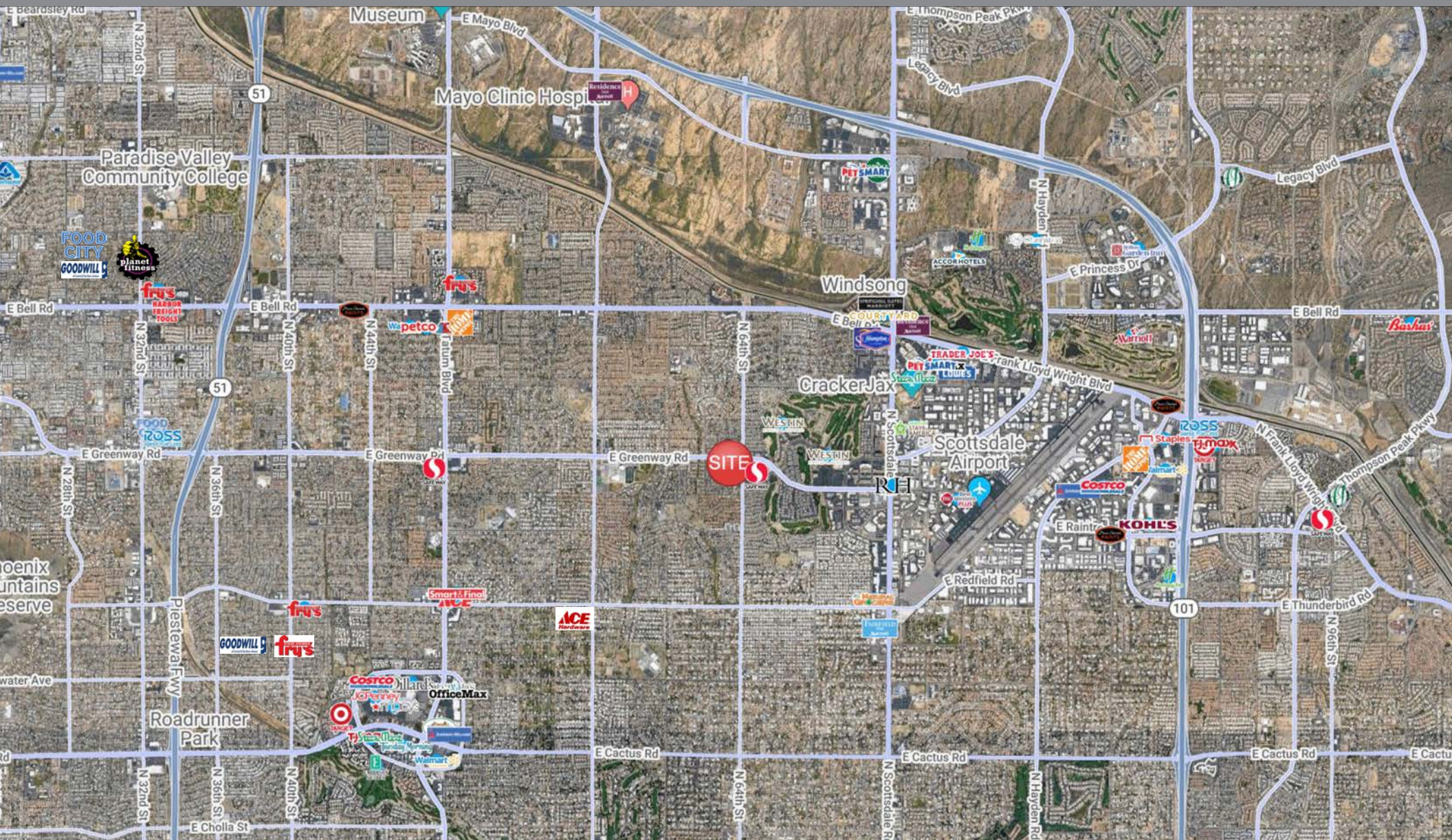
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# AERIAL MAP



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# DEMOGRAPHICS (3 MILES)

## ANNUAL HOUSEHOLD SPENDING



## KEY FACTS

78,612

Population



33,467

Households

44.2

Median Age

\$65,383

Median Disposable Income

## EDUCATION

4%

No High School Diploma



15%

High School Graduate



29%

Some College



53%

Bachelor's/Grad/Prof Degree

## INCOME



\$82,999

Median Household Income



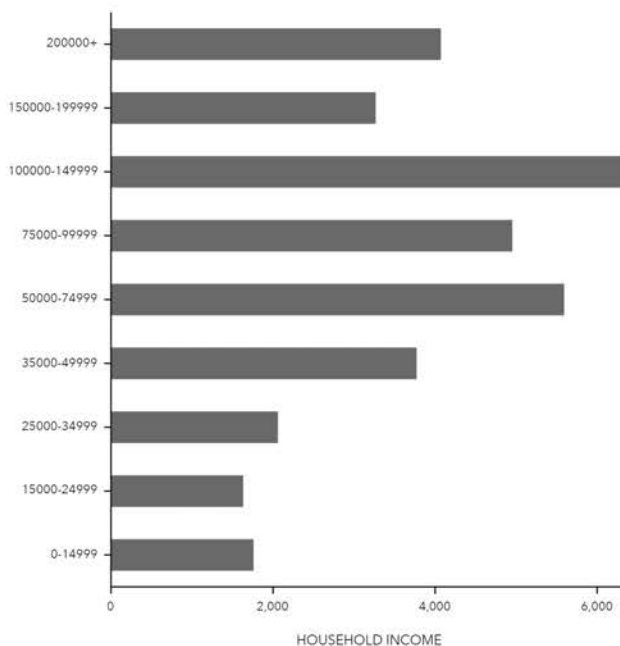
\$49,064

Per Capita Income



\$182,064

Median Net Worth



## Tapestry Segments



1D

**Savvy Suburbanites**

10,267 households

**30.7%**

of Households



3B

**Metro Renters**

3,181 households

**9.5%**

of Households



11B

**Young and Restless**

3,012 households

**9.0%**

of Households

## Average Household Size for this area

**2.31** which is less than the average for United States

Area	Value	0.00	4.00
Maricopa County	2.69		
Arizona	2.64		
United States	2.59		
This area	2.31		

## EMPLOYMENT



White Collar

80%



Blue Collar

8%



Services

12%

3.8%

Unemployment Rate



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