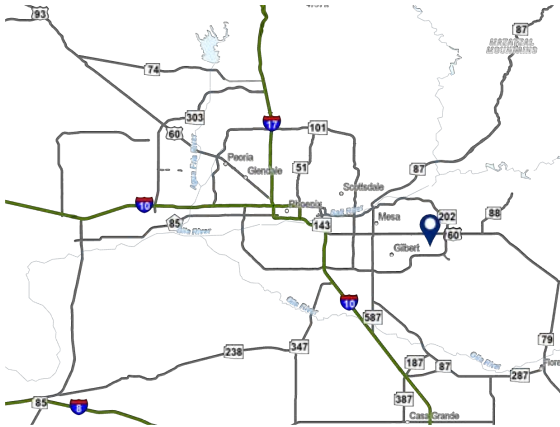


MORRISON RANCH | NWC POWER ROAD & ELLIOT ROAD | GILBERT, ARIZONA



ADDRESS:

3490 S Power Rd, Gilbert, AZ 85234

SUMMARY:

Power & Elliot is a grocery anchored shopping center found on the intersection of Power Road and Elliot Road with a total traffic count approaching 30,000 vehicles per day. Located in the Morrison Ranch master planned community, the five-mile trade area boasts an average household income of \$90,000, a residential population of over 90,000 and a daytime population exceeding 85,000.



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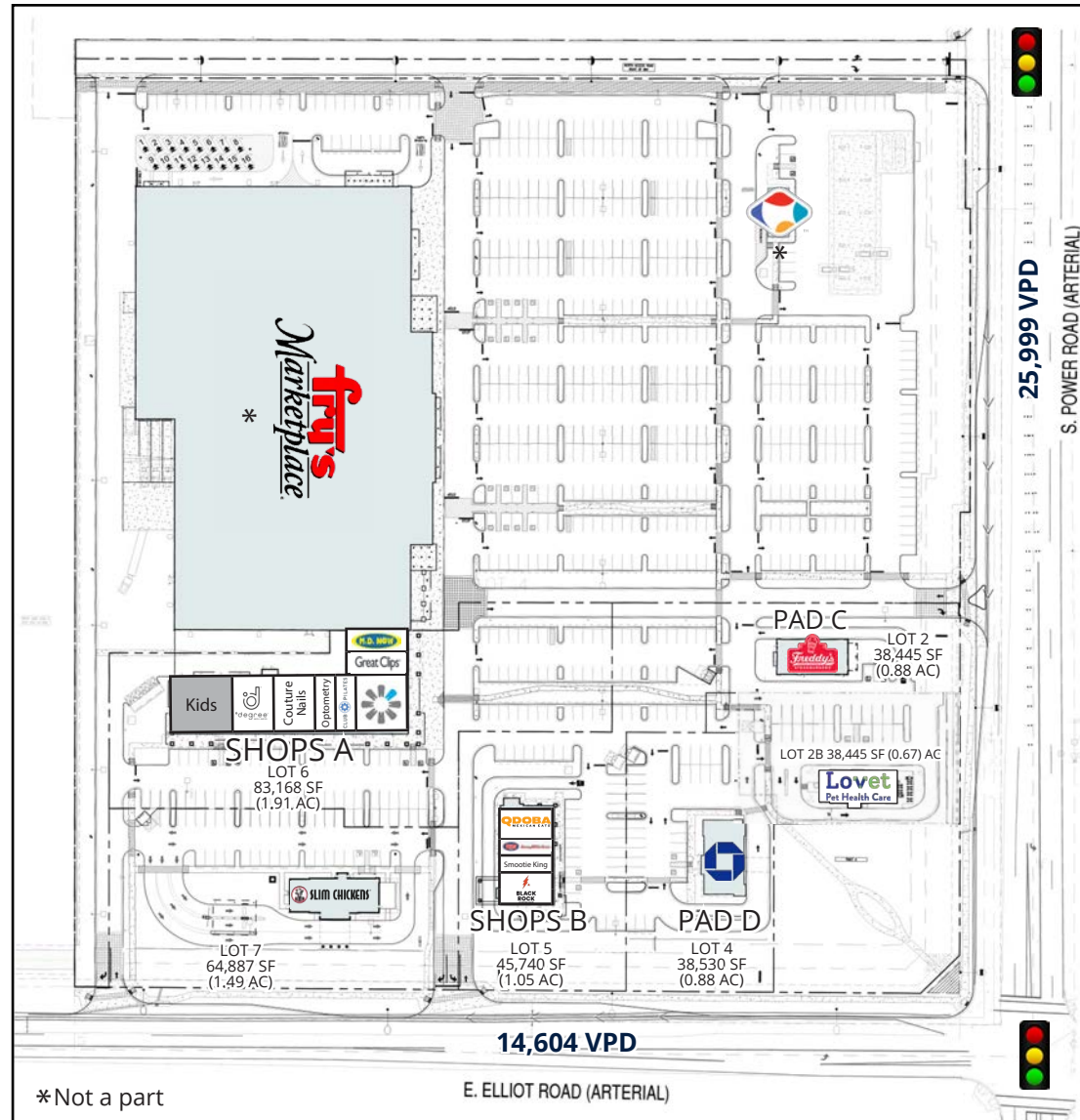
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Matthew Archer
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marcher@barclaygroup.com

MORRISON RANCH | SITE PLAN

 ± 23.3

SQUARE FEET:

 $\pm 167,166$

SIGNED LEASE

AT LOI/LEASE

AVAILABLE



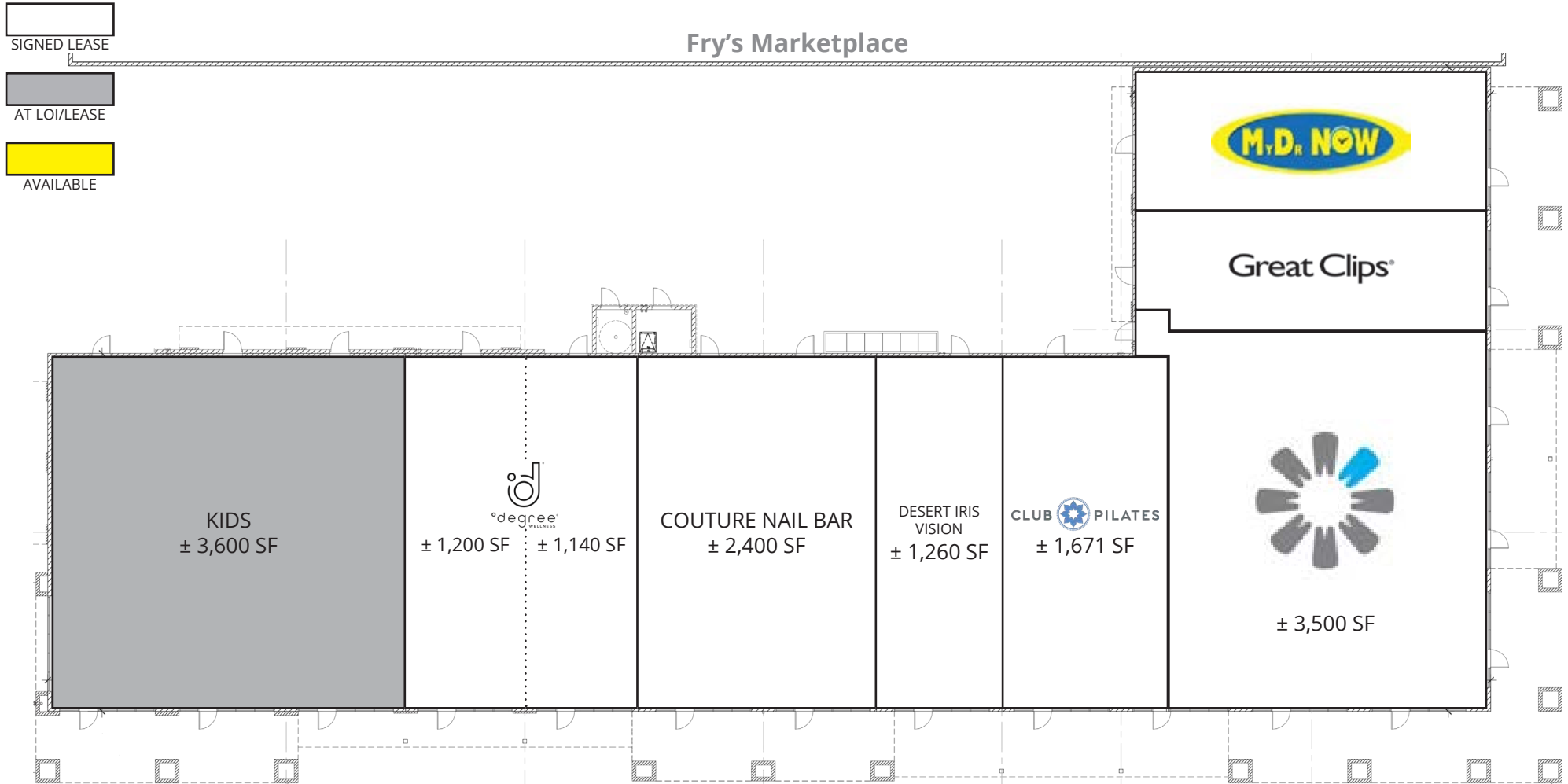
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MORRISON RANCH | SHOPS A



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MORRISON RANCH | SHOPS A - ELEVATIONS



① SOUTH ELEVATION

SCALE: 3/32"=1'-0"



② EAST ELEVATION

SCALE: 3/32"=1'-0"



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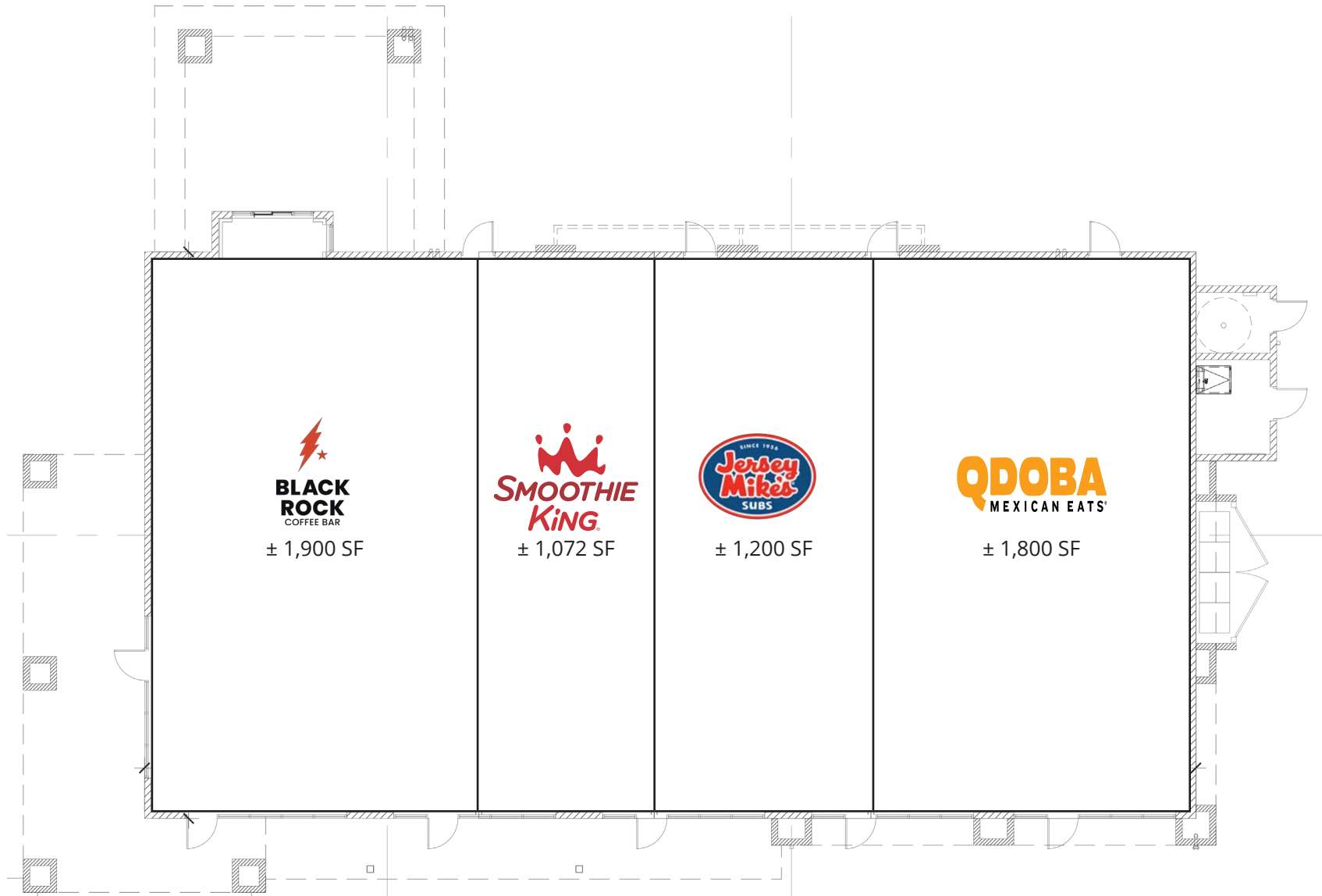
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MORRISON RANCH | SHOPS B

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MORRISON RANCH | SHOPS B - ELEVATIONS



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MORRISON RANCH | AERIAL



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MORRISON RANCH | 5 MILE DEMOGRAPHICS

ANNUAL HOUSEHOLD SPENDING



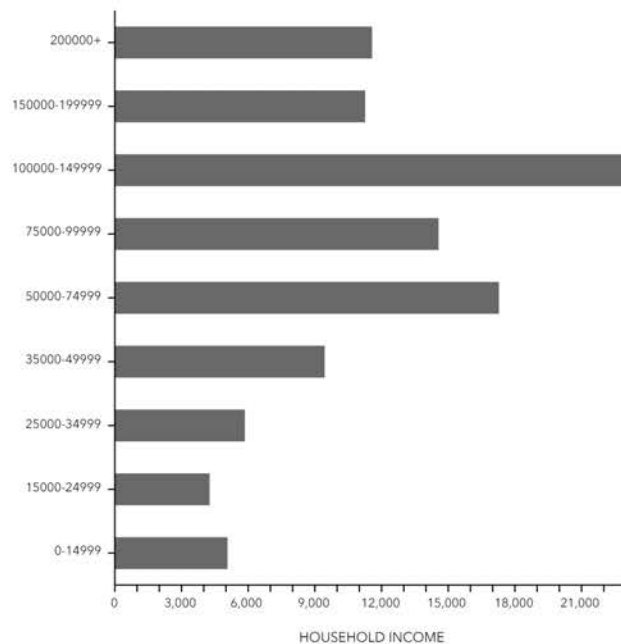
INCOME



Tapestry Segments



KEY FACTS

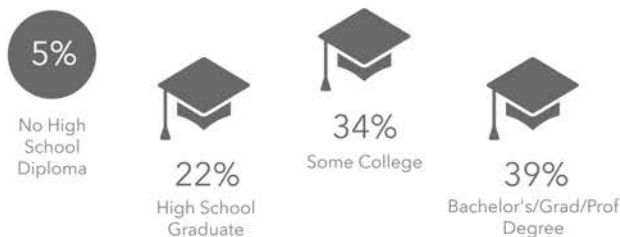


Average Household Size

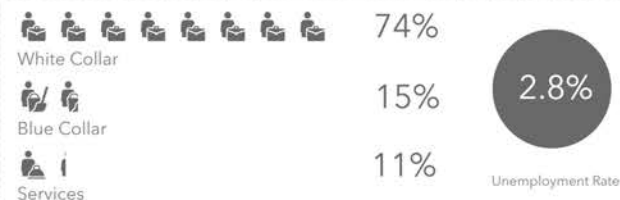
for this area
2.69 which is more than the average for United States

Area	Value	0.00	4.00
This area	2.69		
Maricopa County	2.63		
Arizona	2.57		
United States	2.53		

EDUCATION



EMPLOYMENT



Source: Esri Business Analyst



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