

NWC POWER ROAD & ELLIOT ROAD | GILBERT, ARIZONA

FUTURE GROCERY ANCHORED CENTER



ACRES:
± 23.3

SQUARE FEET:
± 167,166

ZONING: GC

ADDRESS:
NWC POWER ROAD & ELLIOT ROAD

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.



2415 E Camelback Rd, Suite 900
Phoenix, Arizona, 85016
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OVERVIEW

TRAFFIC COUNTS

Power Road: 21,908 VPD
Elliot Road: 6,781 VPD
Total Traffic: 28,689 VPD

DEMOGRAPHICS

Average Household Income

1 Mile	3 Miles	5 Miles
\$111,832	\$100,629	\$95,117

Total Population

1 Mile	3 Miles	5 Miles
9,480	90,409	260,595

Daytime Population

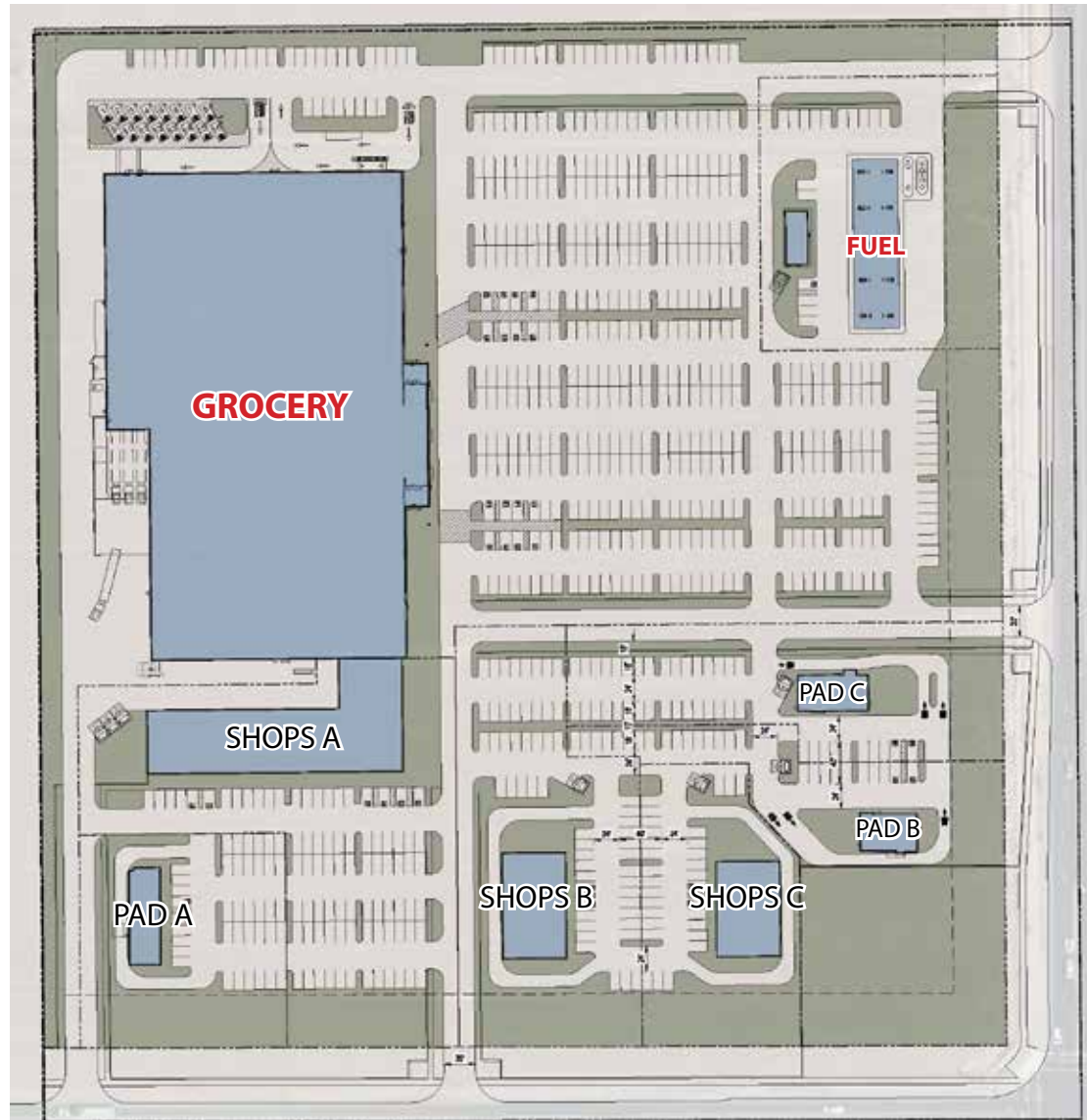
1 Mile	3 Miles	5 Miles
7,779	85,577	243,797

Total Households

1 Mile	3 Miles	5 Miles
3,020	30,398	96,150

AVAILABLE

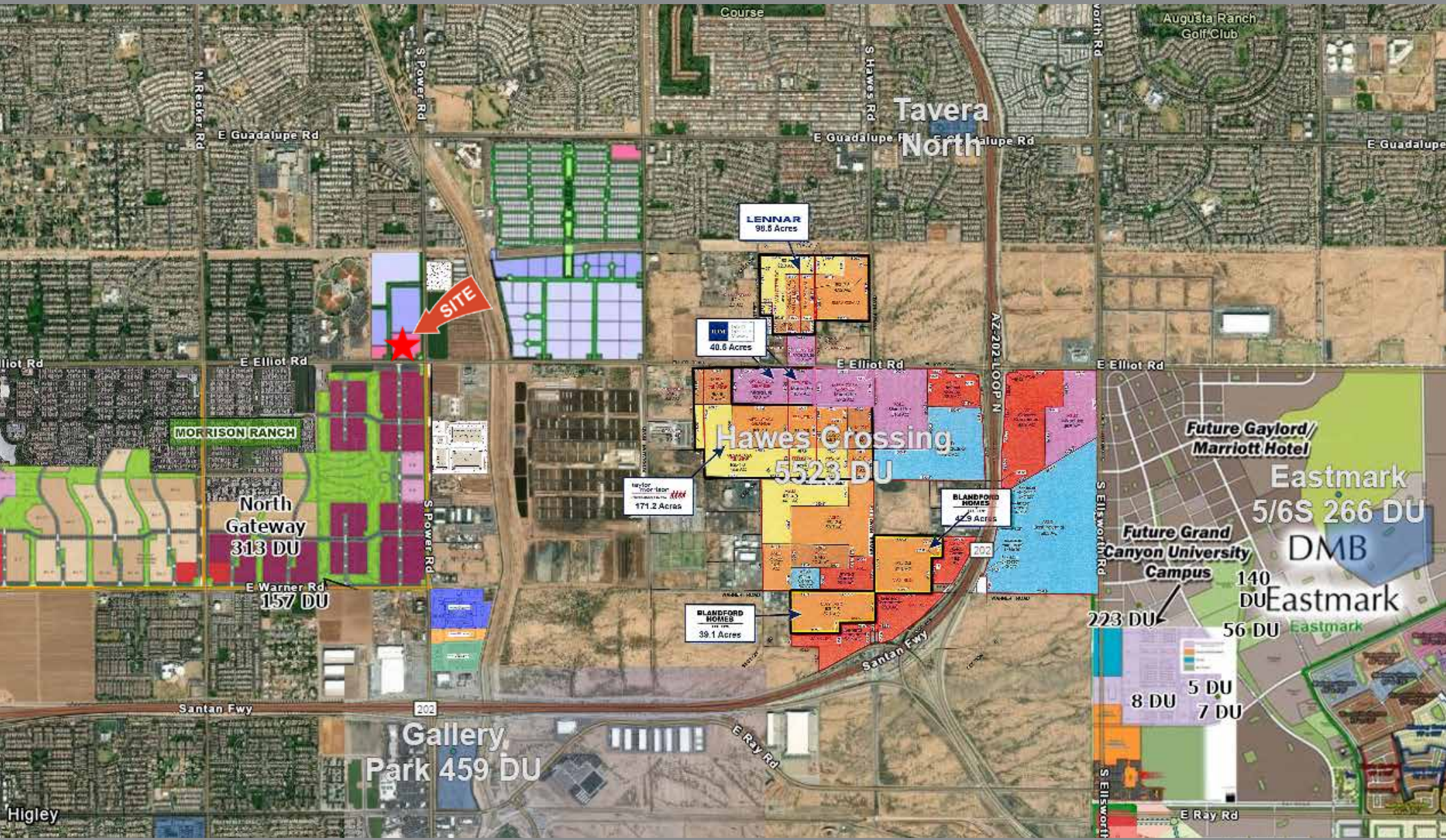
Shops and Pads



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AERIAL MAP



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DEMOGRAPHICS (3 MILES)

ANNUAL HOUSEHOLD SPENDING



INCOME

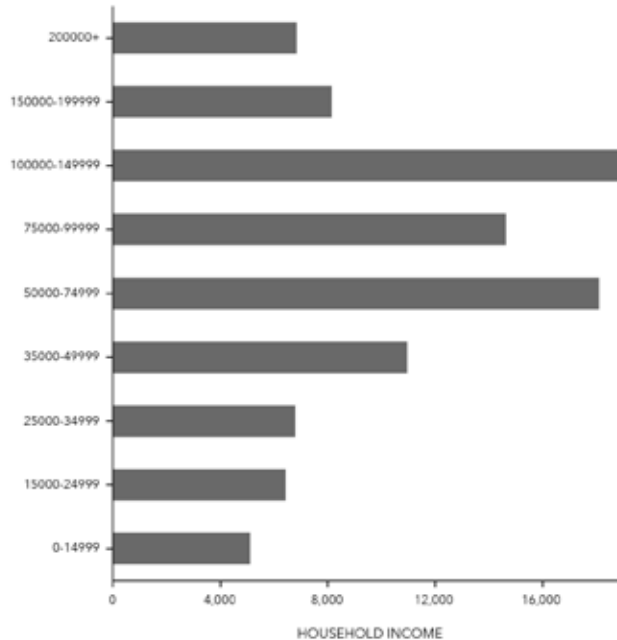


Households By Income

The largest group: \$100,000 - \$149,999 (19.9%)
The smallest group: <\$15,000 (5.3%)

Indicator ▲	Value	Diff	
<\$15,000	5.3%	-2.1%	
\$15,000 - \$24,999	6.7%	-1.2%	
\$25,000 - \$34,999	7.1%	-1.3%	
\$35,000 - \$49,999	11.4%	-1.1%	
\$50,000 - \$74,999	18.8%	+0.3%	
\$75,000 - \$99,999	15.2%	+1.3%	
\$100,000 - \$149,999	19.9%	+3.4%	
\$150,000 - \$199,999	8.5%	+1.4%	
\$200,000+	7.1%	-0.8%	

KEY FACTS



Bars show deviation from Maricopa County

Average Household Size

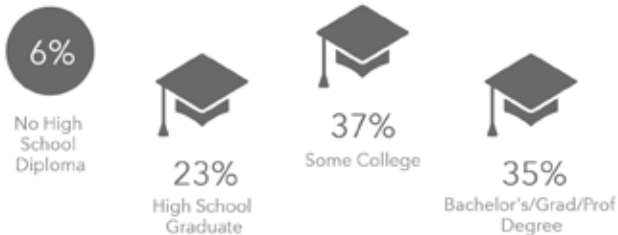
for this area

2.69

which is more than the average for United States

Area	Value ▼	0	4
This area	2.69		
Maricopa County	2.69		
Arizona	2.64		
United States	2.58		

EDUCATION



EMPLOYMENT

