

LOOP 303 & CACTUS RD | SWC CACTUS ROAD & SARIVAL ROAD SURPRISE, AZ

New Fry's Marketplace and EOS Fitness Anchored Center Planned Summer 2025 Opening



ACRES:

±20.00

SQUARE FEET:

±208,256

ZONING:

COMMERCIAL

ADDRESS:

SWC CACTUS ROAD & SARIVAL ROAD SURPRISE, AZ

SUMMARY:

Located in the rapidly growing community of Surprise, Arizona, this grocery anchored center's 3-mile trade area boasts an average household income of over \$96,000 and a population in excess of 70,000. In addition, there are over 20,000 households in the trade area with nearly 10,000 additional units underway. Total traffic counts exceed 95,000 vehicles per day.

SHOPS AND PADS AVAILABLE



BARCLAY
GROUP

2415 E Camelback Rd, Suite 900
Phoenix, Arizona, 85016
www.BarclayGroup.com

Brett Sheets

Senior Vice President Leasing
602.224.4147 Direct
602.908.8837 Cell
bsheets@barclaygroup.com

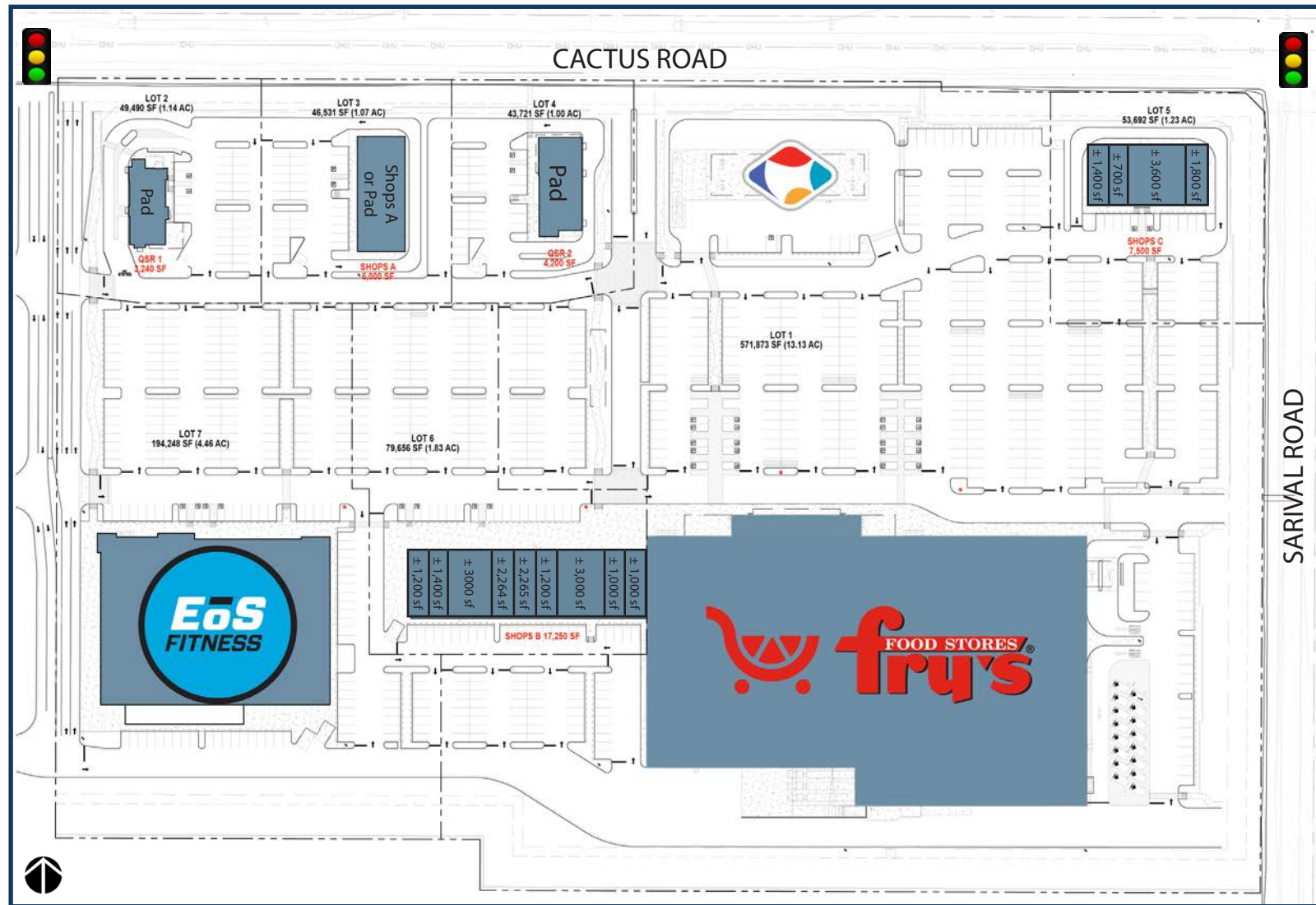
Kristin Walrod

Senior Leasing Manager
602.224.4171 Direct
480.521.4822 Cell
kwalrod@barclaygroup.com

Matthew Archer

Leasing Associate
602.224.4160 Direct
602.908.8680 Cell
marcher@barclaygroup.com

LOOP 303 & CACTUS RD | SWC CACTUS ROAD & SARIVAL ROAD SURPRISE, AZ



SHOPS AND PADS AVAILABLE



BARCLAY
GROUP

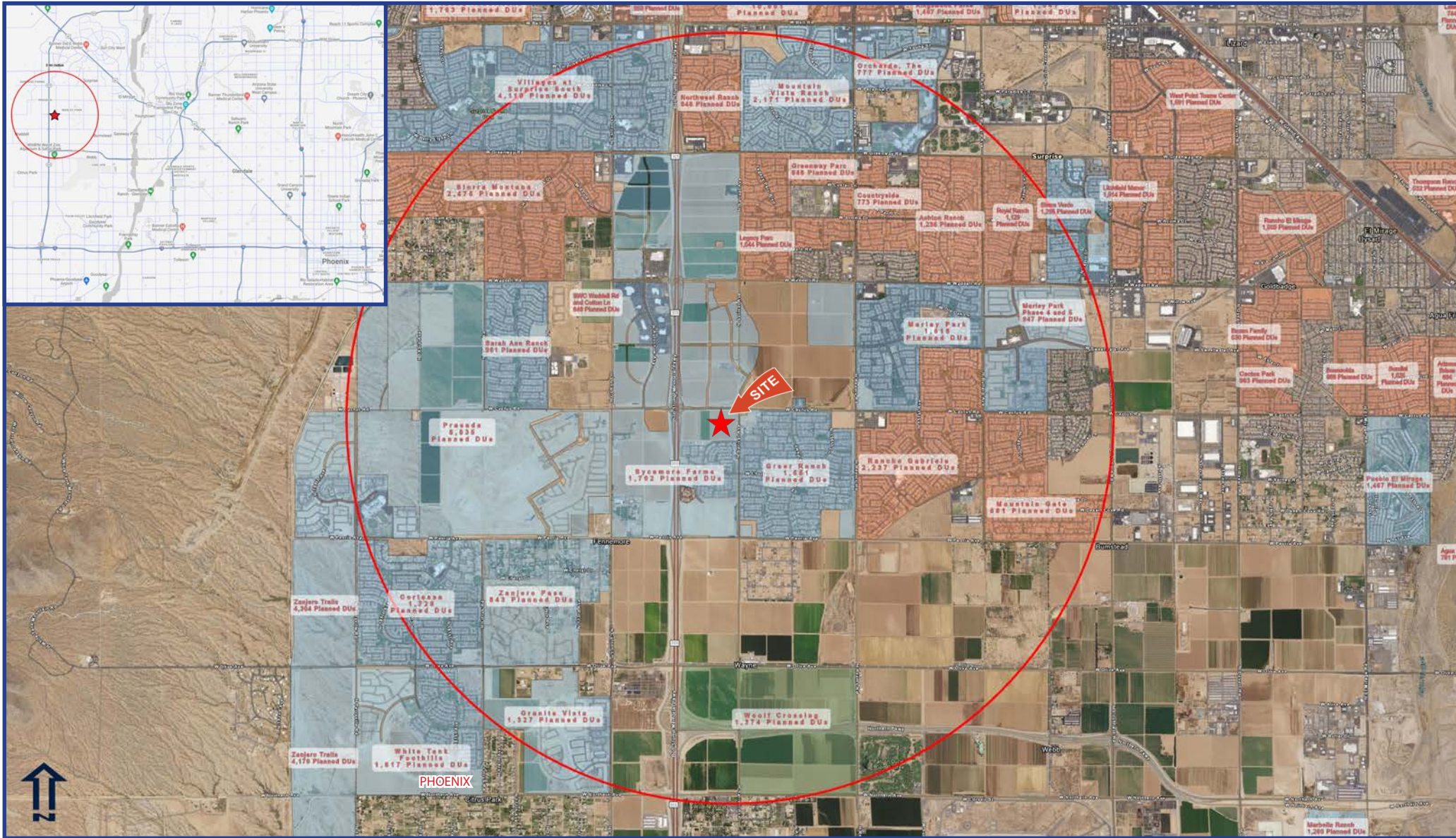
2415 E Camelback Rd, Suite 900
Phoenix, Arizona, 85016
www.BarclayGroup.com

Brett Sheets
Senior Vice President Leasing
602.224.4147 Direct
602.908.8837 Cell
bsheets@barclaygroup.com

Kristin Walrod
Senior Leasing Manager
602.224.4171 Direct
480.521.4822 Cell
kwalrod@barclaygroup.com

Matthew Archer
Leasing Associate
602.224.4160 Direct
602.908.8680 Cell
marcher@barclaygroup.com

AERIAL MAP



BARCLAY
GROUP

2415 E Camelback Rd, Suite 900
Phoenix, Arizona, 85016
www.BarclayGroup.com

Brett Sheets
Senior Vice President Leasing
 602.224.4147 Direct
 602.908.8837 Cell
 bsheets@barclaygroup.com

Kristin Walrod
Senior Leasing Manager
602.224.4171 Direct
480.521.4822 Cell
kwalrod@barclaygroup.com

Matthew Archer
Leasing Associate
602.224.4160 Direct
602.908.8680 Cell
marcher@barclaygroup.com

DEMOGRAPHICS (3 MILES)

ANNUAL HOUSEHOLD SPENDING



KEY FACTS

74,750

Population

31.8

Median Age



23,339

Households

\$66,043

Median Disposable Income

EDUCATION

7%

No High School Diploma



25%

High School Graduate



40%

Some College



28%

Bachelor's/Grad/Prof Degree

INCOME



\$83,352

Median Household Income



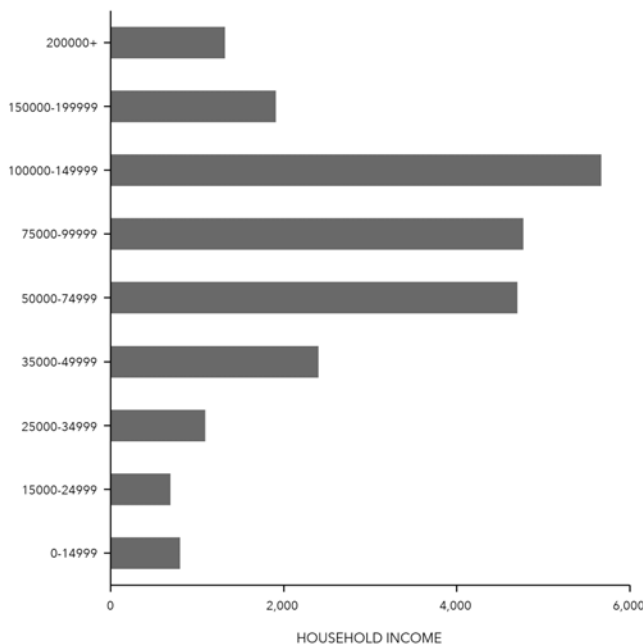
\$30,311

Per Capita Income



\$197,968

Median Net Worth



Households By Income

The largest group: \$100,000 - \$149,999 (24.3%)

The smallest group: \$15,000 - \$24,999 (2.9%)

Indicator ▲	Value	Diff	
<\$15,000	3.4%	-4.4%	
\$15,000 - \$24,999	2.9%	-4.2%	
\$25,000 - \$34,999	4.7%	-2.8%	
\$35,000 - \$49,999	10.3%	-2.0%	
\$50,000 - \$74,999	20.1%	+2.0%	
\$75,000 - \$99,999	20.4%	+6.6%	
\$100,000 - \$149,999	24.3%	+7.1%	
\$150,000 - \$199,999	8.2%	+0.7%	
\$200,000+	5.6%	-3.0%	

Bars show deviation from Maricopa County

Average Household Size

for this area

3.20

which is more than the average for United States

Area	Value ▼	0.00	4.00
This area	3.20		
Maricopa County	2.68		
Arizona	2.63		
United States	2.58		

EMPLOYMENT

73%

White Collar

17%

Blue Collar

10%

Services

5.8%

Unemployment Rate



BARCLAY
GROUP

2415 E Camelback Rd, Suite 900
Phoenix, Arizona, 85016
www.BarclayGroup.com

Brett Sheets

Senior Vice President Leasing
602.224.4147 Direct
602.908.8837 Cell
bsheets@barclaygroup.com

Kristin Walrod

Senior Leasing Manager
602.224.4171 Direct
480.521.4822 Cell
kwalrod@barclaygroup.com

Matthew Archer

Leasing Associate
602.224.4160 Direct
602.908.8680 Cell
marcher@barclaygroup.com