



## BROADWAY MARKETPLACE

Broadway Rd at Rural Rd, Tempe, AZ

Broadway Marketplace, an Office Max & Paul's Ace Hardware anchored center at the Southeast corner of Broadway & Rural, caters to shoppers in the stylish ASU and Downtown Tempe area, a fast-growing neighborhood with professionals and ASU students. The center's popularity is boosted with a strong workplace population.

**WEINGARTEN  
REALTY®**

**PROPERTY SIZE** 82,757 SQ. FT.

**LAT/LONG** 33.40684 N, -111.92525 W

**TRAFFIC COUNTS** BROADWAY RD & RURAL RD - 68,592

### CONTACT

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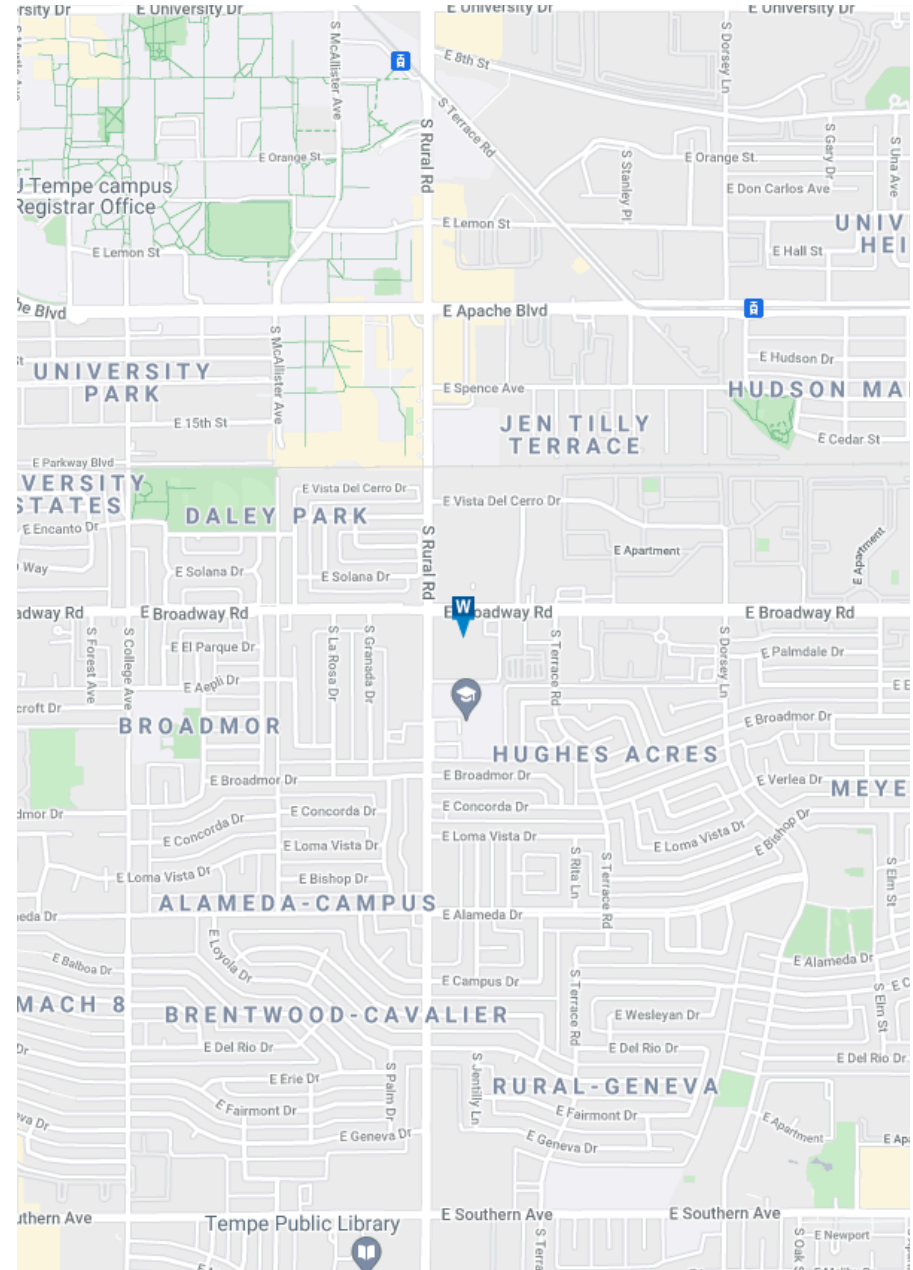


## TENANTS LIST

A0B	Lao Thai Restaurant	2,075 SF
A0C	AZ Gold	896 SF
A0D	Broadmoor Barbers	840 SF
A0E	Metro PCS	1,008 SF
A0F	Subway	1,109 SF
A0H	Apollo Cleaners	2,280 SF
B0A	OfficeMax	29,331 SF
C0A	Ace Hardware	16,235 SF
C0K	Kitchen United	6,692 SF
E0A	The Coughie Company	1,300 SF
E0B	YZ's Hot Pot and BBQ	1,300 SF
E0D	Southwest Title Loans	1,815 SF
E0E	Travis Johnson	1,815 SF
E0F	H&R Block	2,166 SF
E0H	Pearl Nails & Spa	1,450 SF
E0K	Tempe Dogs 24/7	6,045 SF
R0A	AAA	6,150 SF

This site plan is presented solely for the purpose of identifying the approximate location and size of the building, and intended for use as a reference only.

Demographic Summary	1.00 Mile Radius	2.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	30,219	85,951	151,784	346,270
Average Household Income	\$61,074	\$61,644	\$62,862	\$67,146
<b>Population Trends</b>				
2000 Population	22,214	69,602	128,325	305,120
2010 Population	25,801	71,410	130,824	301,802
2020 Population	30,219	85,951	151,784	346,270
2025 Population	32,977	94,718	164,629	372,352
Absolute Growth 2010 to 2020'	17.12%	20.36%	16.02%	14.73%
Projected Growth 2020 to 2025'	9.13%	10.2%	8.46%	7.53%
<b>Race &amp; Ethnicity</b>				
% White	57.65%	57.97%	56.46%	53.35%
% Black	5.2%	6%	6.05%	6.27%
% Asian	12.88%	8.21%	6.54%	4.72%
% Other	6%	6.01%	6.41%	6.55%
% Hispanic	18.27%	21.81%	24.54%	29.1%
<b>Income &amp; Education</b>				
Median Household Income	41,788	46,293	49,390	51,936
Average Household Income	\$61,074	\$61,644	\$62,862	\$67,146
% College Graduates	59.61%	51.12%	47.74%	42.66%
<b>Age</b>				
Median Age	22	28.2	31.5	33.4
% Age < 18	17.56%	20.57%	22.86%	24.98%
% Age 65 +	6.11%	7.74%	9.39%	11.65%
<b>Households &amp; Housing</b>				
Households	11,200	34,313	63,142	141,410
Average Household Size	2.2	2.23	2.25	2.37
Median Housing Value	\$454,263	\$417,944	\$400,999	\$400,885
% Owner Occupied Housing	29.88%	34.65%	36.52%	42.37%
% Renter Occupied Housing	59.85%	53.37%	52.25%	46.6%
% Vacant Housing	10.27%	11.98%	11.23%	11.02%
<b>Workplace &amp; Workers</b>				
Number of Businesses	532	2,768	5,736	12,403
% White Collar	71.61%	67.64%	66.26%	64.99%
% Blue Collar	28.39%	32.36%	33.74%	35.01%



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