

The Shoppes at 50c



81,200 TOTAL
AHWATUKEE RESIDENTS



\$80,500
MEDIAN HOUSEHOLD INCOME



\$267,500
MEDIAN HOME VALUE

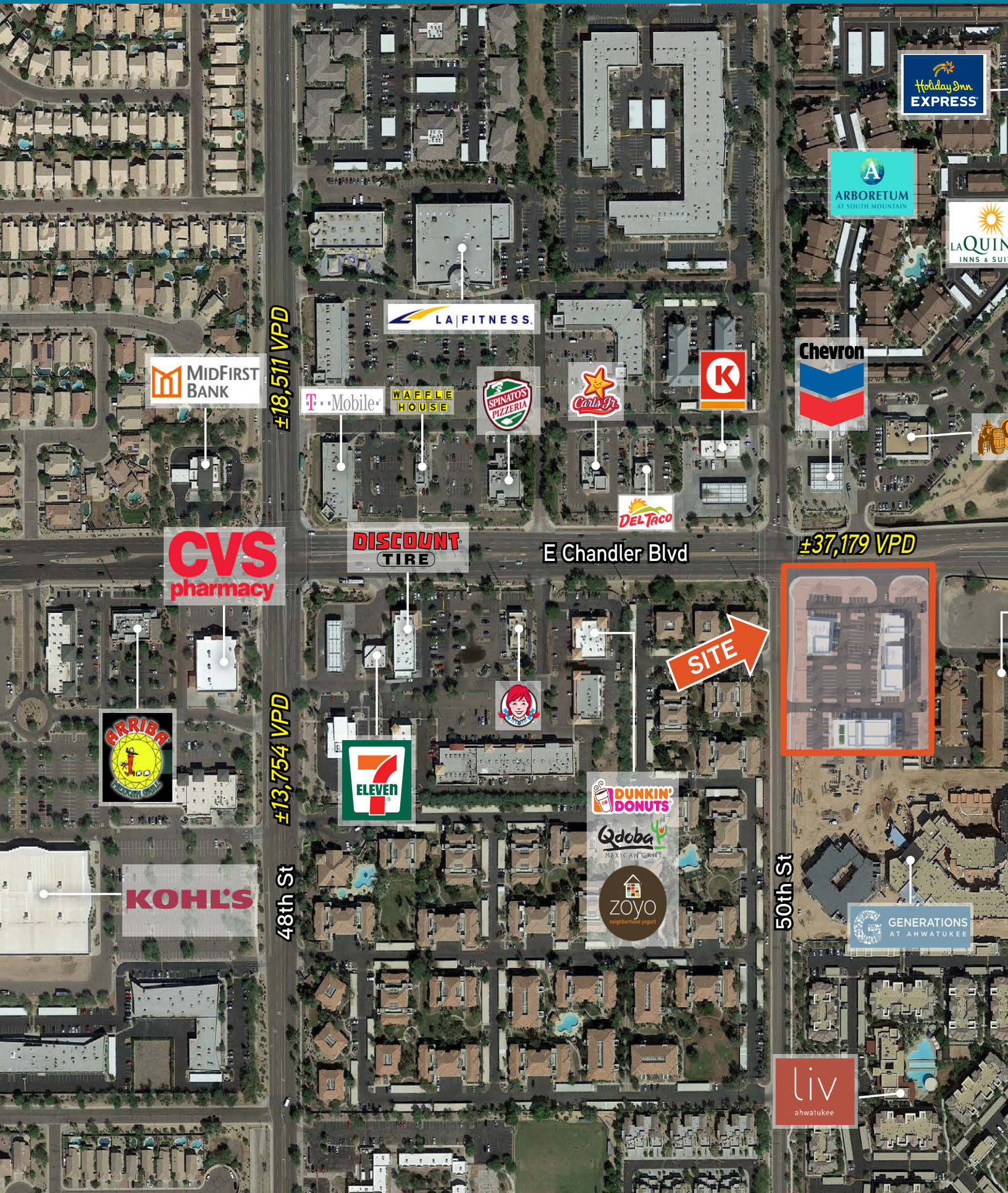


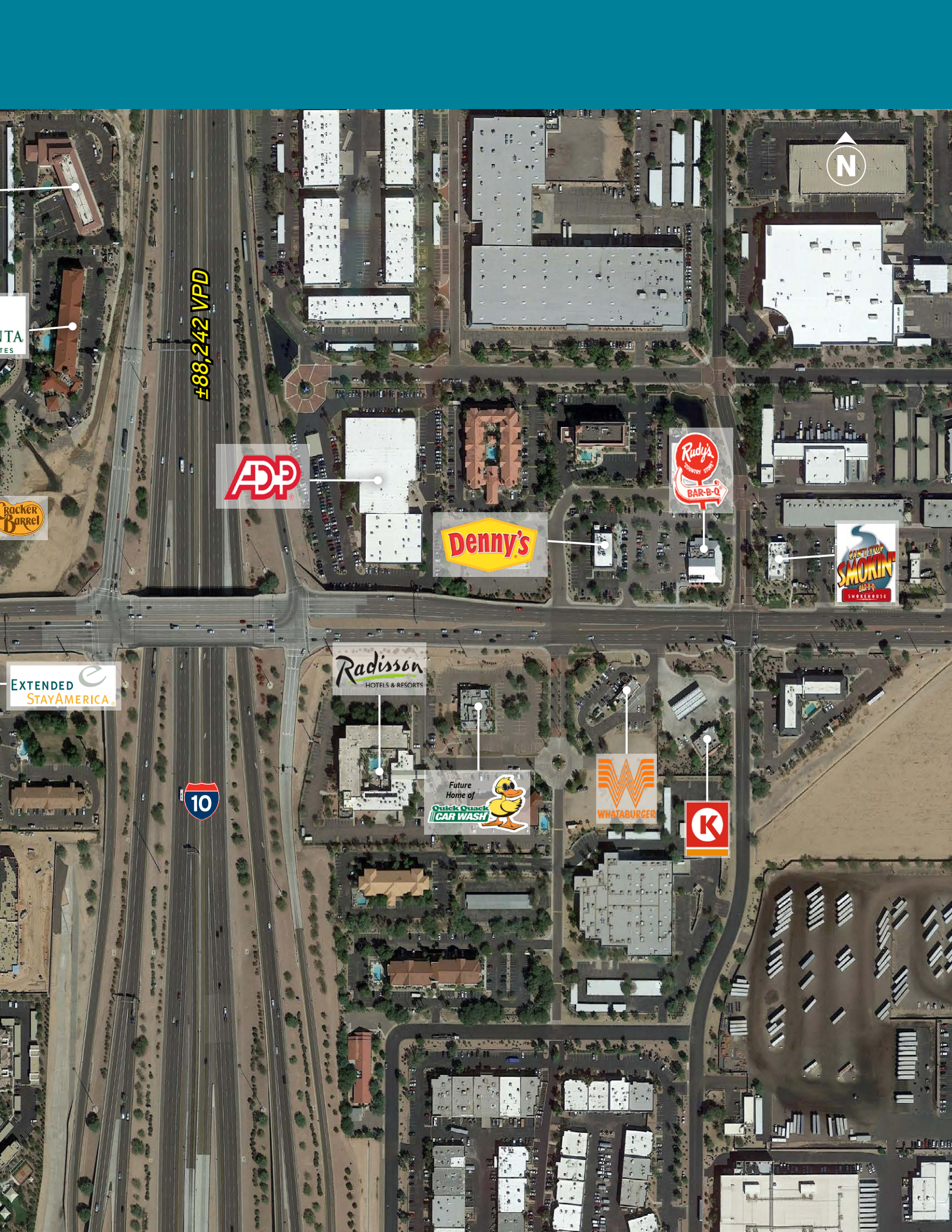
31,250 TOTAL
AHWATUKEE HOUSEHOLDS

SEC Chandler Boulevard & 50th Street



Nearby Tenants

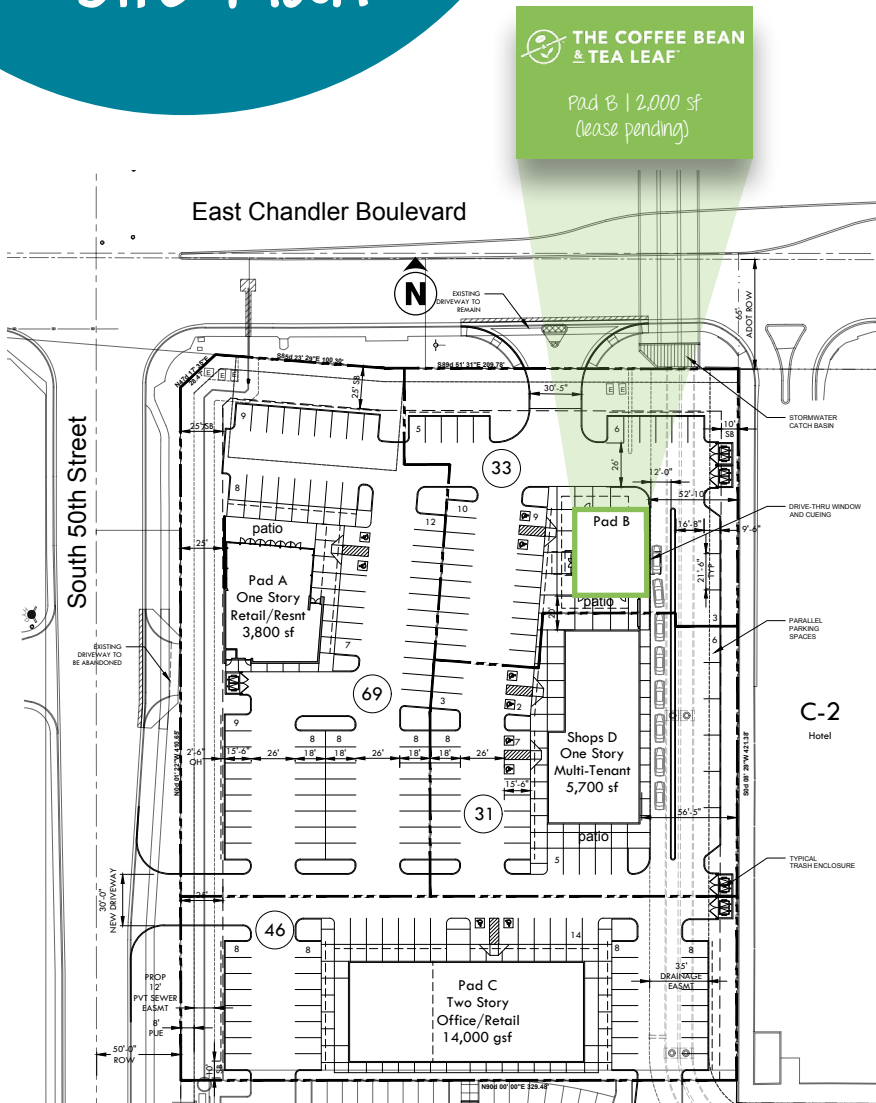




±88,242 VPD



Proposed Site Plan



Site Data

Site Area	±139,609 SF (±3.2 acres)
Building Area	±16,200 SF
Lot Coverage	11.6%

Parking Information

North Lot

Restaurant (9,200 x 65)/50	120 spaces
Patio 1,200/200	6 spaces
Retail 2,000/300	7 spaces
Total Required:	180 spaces (11.1/1,000)

Options for South Lot

(based on remaining 47 spaces)

Retail 47x300	14,100 SF
Medical 47x200	9,400 SF
Restaurant 45x50/.65	±3,400 SF
Patio 1,200/200 (400 SF)	400 SF



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