



Property Highlights

- 4802 - 5030 E Ray Rd
- Available Spaces: 865 SF - 2,400 SF
- GLA: 314,582 SF
- Multiple fascia signs facing Ray Rd & 48th St
- High Traffic Counts
- Now open: uBreakiFix, True Nutrition Bar, The Whining Pig, & Wow Wow Hawaiian Lemonade

Area Co-Tenants



Contact

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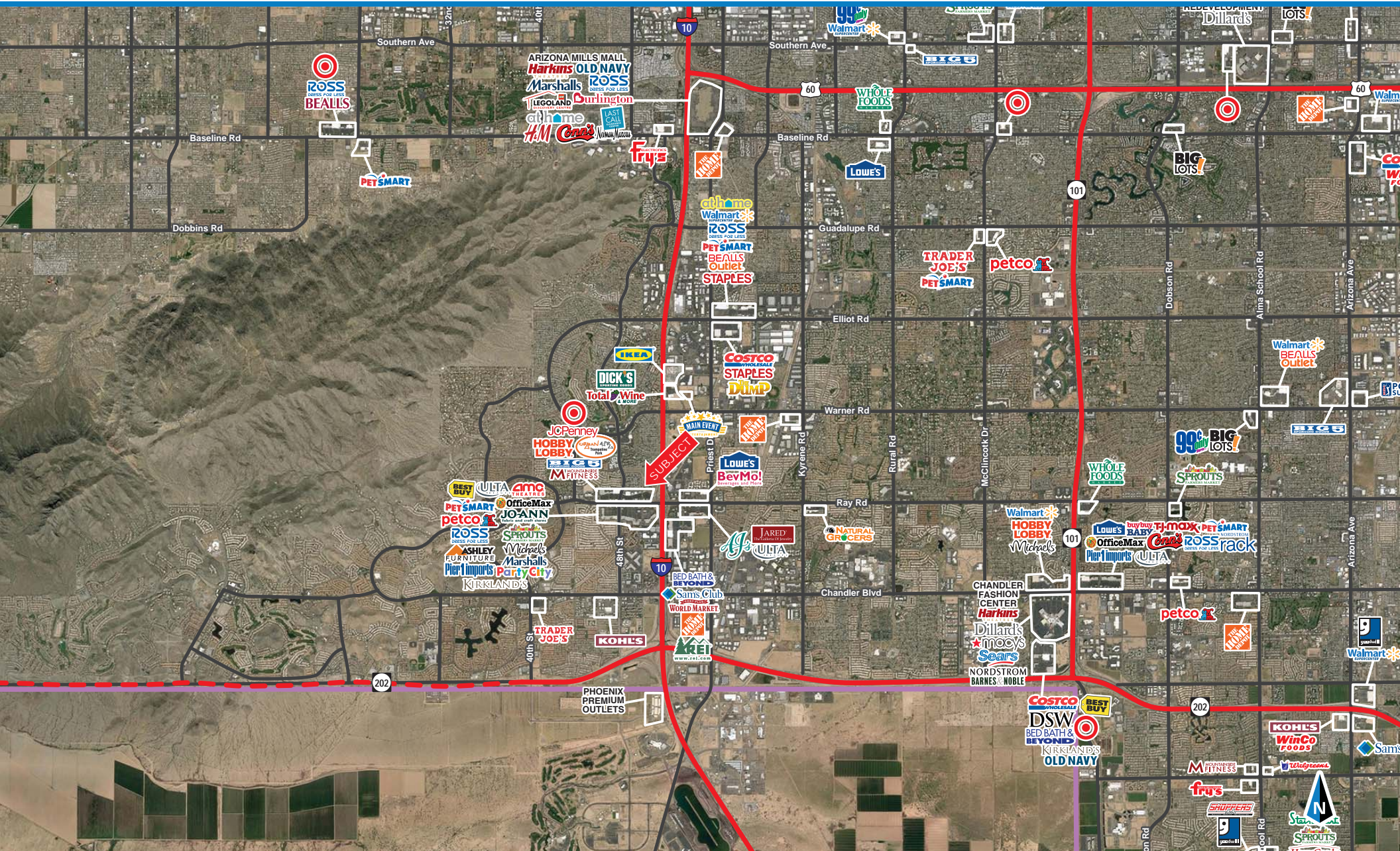
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**WESTERN
RETAIL ADVISORS**

Limited Space Available

Foothills Park Place | Northeast Corner 48th Street & Ray Road | Phoenix, Arizona



WESTERN RETAIL ADVISORS
2555 E Camelback Rd, Ste 200, Phoenix, AZ 85016

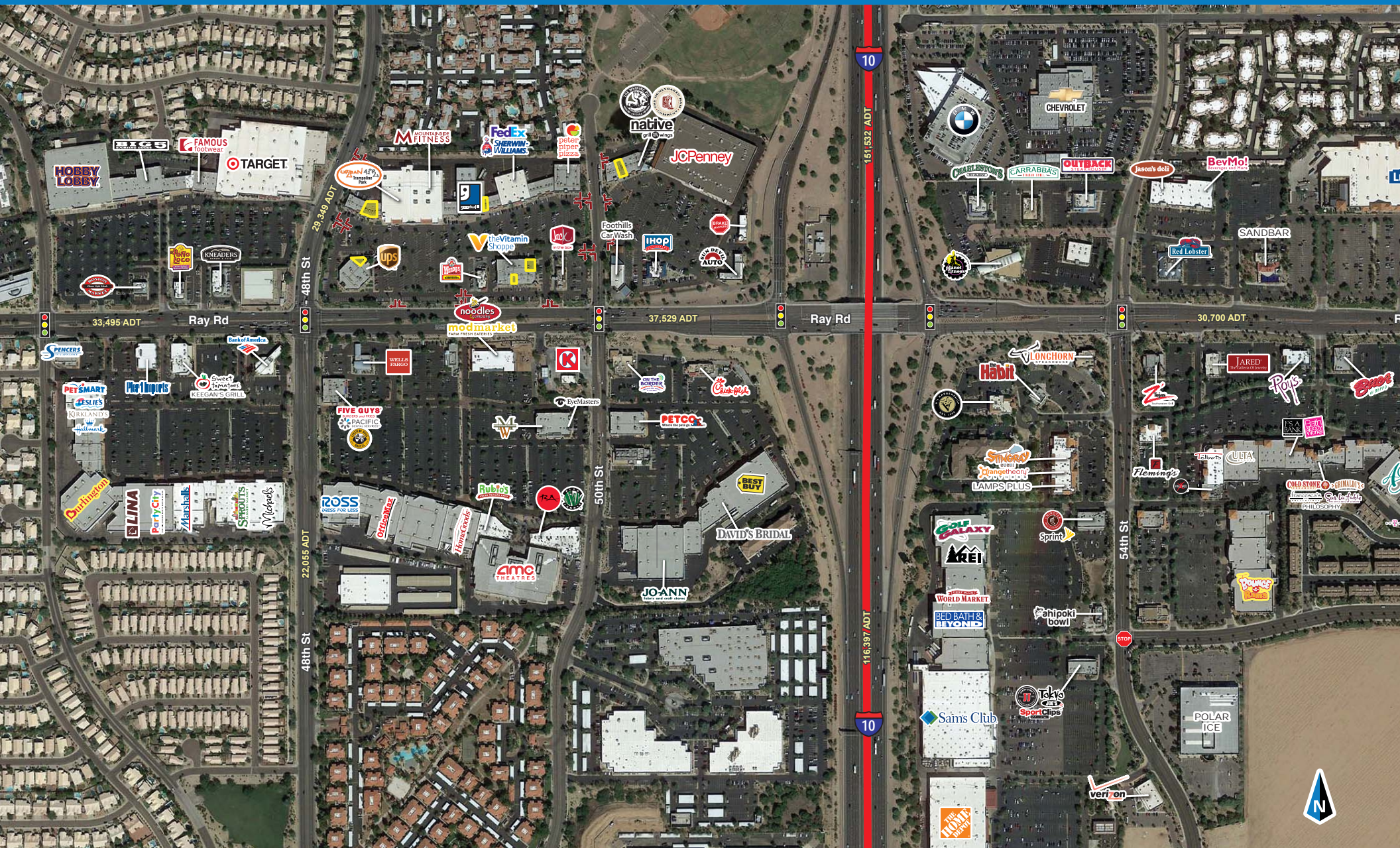
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Shops A - 4810 E. Ray Road

Suite	Tenant	SF
A-01	Subway	1,200
A-03	Fine Fitters Alterations	1,200
A-05	Good Feet	1,200
A-07	Cost Cutters	1,080
A-09	Yogurt	1,264
A-11	Kitchen & Bath Showroom	1,328
A-13	AVAILABLE	1,698
A-15	UD Thai	1,400

Shops B, C, D - 4940 E. Ray Road

Suite	Tenant	SF
B-01/03	Hand & Stone	2,820
B-71	Gentleman Joe's	1,080
C-01	AVAILABLE	1,375
C-02	H&R Block Premium Office	2,010

C-03

Suite	Tenant	SF
1	Goodwill	22,565
2	Kid to Kid	6,000
3A	FedEx Office	7,000
3B	Sherwin-Williams	5,000
D-01	Desert Financial CU	5,914
D-03	Churchill's Fine Cigars	1,748
4	Peter Piper Pizza	14,000

Shops F - 4802 E. Ray Road

Suite	Tenant	SF
F-01	Johnson Equipment	4,332
F-05	UBREAK IFIX	1,068
F-07	Imagine Dental	1,355
F-09	True Nutrition Bar	1,040
F-11	The UPS Store	1,002
F-13	AVAILABLE	865

F-15

Suite	Tenant	SF
F-15	Bike Masters	2,544
F-17	GameStop	1,388
F-21	Jackson Hewitt Tax Svc.	512

Shops G - 4910 E. Ray Road

Suite	Tenant	SF
G-01	Mattress Firm	4,672
G-07	AVAILABLE (Former Bakery)	1,500
G-09	Wow Wow Hawaiian Lemonade	1,200
G-11	BOSA Donuts	1,200
G-13	The Vitamin S (hoppe)	3,867
G-17	AVAILABLE (Former Pilates)	1,750
G-21	Le AZ Nails	1,005
G-23	Edward Jones	950
G-24	Sunchain Tanning Salon	1,546

Shops J - 5030 E. Ray Road

Suite	Tenant	SF
J-01	Honey Baked Ham	3,084
J-03	AVAILABLE	2,400
J-05	The Whining Pig	1,600
J-09	Native Grill and Wings	6,498
MJR 1	Mountainside Fitness	62,868
MJR 2	JCPenney	104,880 (NAP)
Pad 1	Wendy's	2,750 (NAP)
Pad 2	Jack-In-The-Box	2,637 (NAP)
Pad 3	Int'l House of Pancakes	5,400 (NAP)
Pad 4	Foothills Car Wash	6,036
Pad 5	BrakeMasters	3,786 (NAP)
Pad 6	Sun Devil Auto	5,927 (NAP)

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	1 miles	3 miles	5 miles
POPULATION SUMMARY			
2018 Total Population	15,669	93,136	205,661
2023 Total Population	16,699	99,293	219,298
2015-2020 Annual Growth Rate	1.28%	1.29%	1.24%
2018 Median Age	33.6	37.7	36.4
INCOME SUMMARY			
Median Household Income	\$60,736	\$76,217	\$70,941
Average Household Income	\$78,876	\$100,141	\$95,468
BUSINESS DATA			
Total Businesses:	756	3,604	7,109
Total Employees:	11,503	58,549	105,841
Daytime Population:	17,628	97,338	192,953
POPULATION 25+ BY EDUCATIONAL ATTAINMENT			
Associate Degree	13.4%	10.2%	9.4%
Bachelor's Degree	29.6%	30.1%	28.1%
Graduate/Professional Degree	13.6%	19.1%	17.8%
Percent of Population with Degrees	56.6%	59.4%	55.3%
EMPLOYED POPULATION 16+ BY OCCUPATION			
Total	9,545	54,348	118,548
White Collar	74.5%	76.2%	72.6%
Services	13.0%	12.5%	14.8%
Blue Collar	12.5%	11.3%	12.6%
HOUSEHOLD SUMMARY			
2018 Households	7,162	38,630	82,517
2018 Average Household Size	2.18	2.41	2.48
2018 Average Family Size	2.89	3.03	3.11
2018 Median Home Value	\$265,221	\$286,869	\$278,220