

Alameda Crossing

NORTHEAST CORNER DYSART ROAD & McDOWELL ROAD
AVONDALE, ARIZONA

Anchored by the following tenants:

JO^{etc}ANN



KOHL'S



ANNA'S LINENS

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 **PHOENIX COMMERCIAL ADVISORS**
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Another project of:



ZACHARY PACE

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Area Description:

- A 9,000-acre master-planned community in the Southwest Phoenix metro area, developed by SunCor Development Company.
- In 1994, named "Best New Development in the Valley" by The Arizona Republic.
- Located 20 minutes from Phoenix (and Phoenix Sky Harbor International Airport), primarily in the cities of Goodyear, Avondale, and Litchfield Park.
- Extraordinary population growth since the 1990's, which is expected to continue through the next two decades.
- Rapidly changing demographics, with the typical household becoming younger, better educated, and more affluent.
- Impressive housing prices, reflecting the areas' high desirability to homebuyers.
- **Excellent business opportunities:** SunCor's meticulous planning and long-term commitment in Palm Valley have resulted in an established, flourishing community with a broad range of housing, a highly rated school system, top-quality recreational amenities, and superior locations for retail, restaurants, professional and corporate offices, and industrial uses.

Demographics:

Population:	<i>1 Mile</i>	<i>3 Mile</i>	<i>5 Mile</i>
2008 Estimate	8,025	74,635	154,127
2013 Projection	9,903	94,639	198,941
Average HH Income:	<i>1 Mile</i>	<i>3 Mile</i>	<i>5 Mile</i>
2008 Estimate	\$76,074	\$75,251	\$72,044

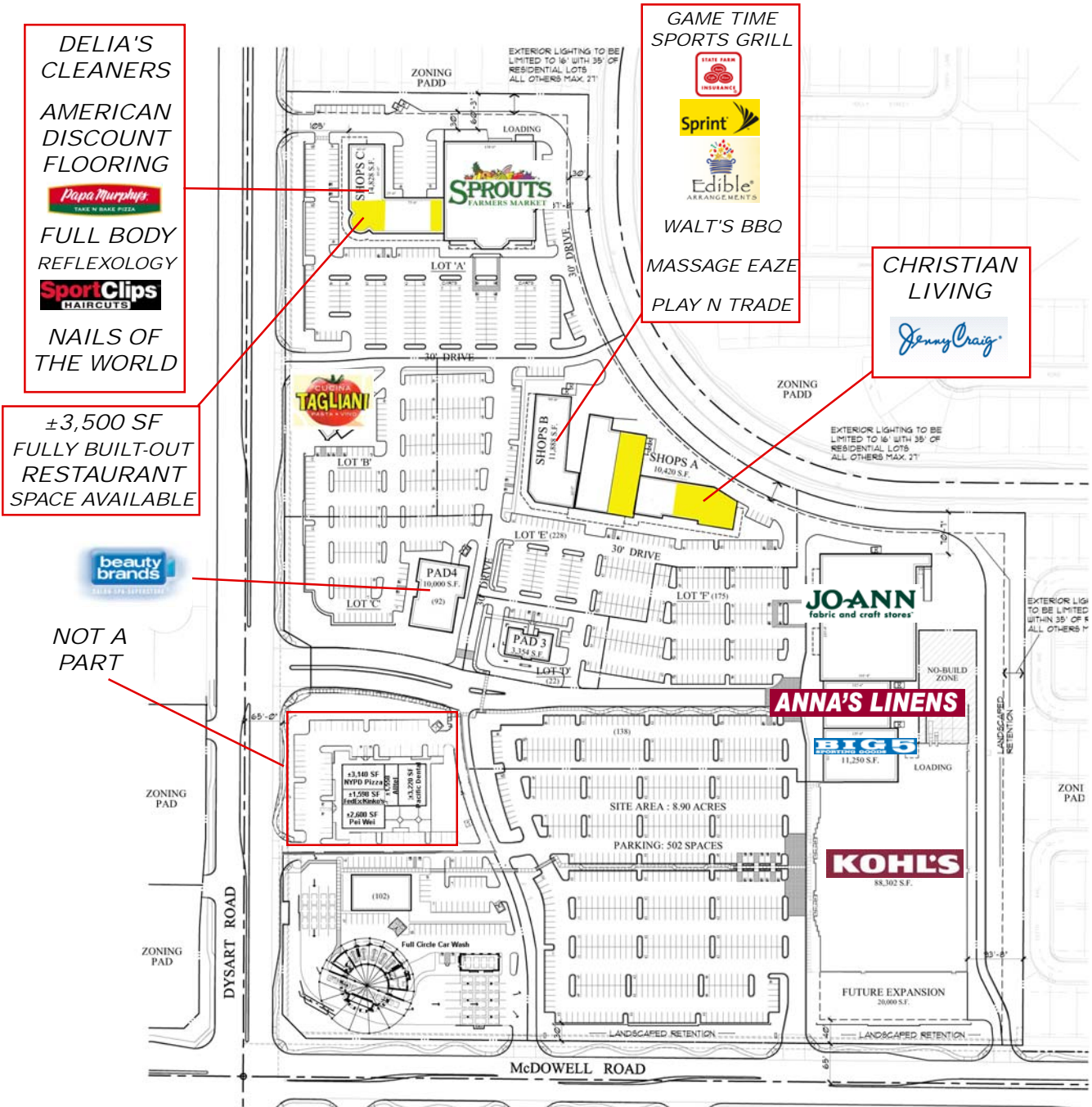
For further information,
please contact:

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NEC DYSART ROAD & MCDOWELL ROAD AVONDALE, ARIZONA

Site Plan



Master Site Plan



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