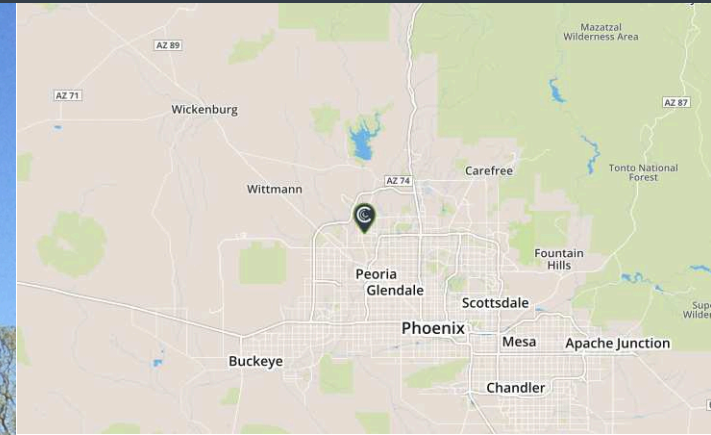


# LAKE PLEASANT PAVILION

9947 HAPPY VALLEY ROAD // PEORIA, AZ, 85383



**Marshalls**

**BED BATH & BEYOND**

**BevMo!**

**TILLY'S**



**OWNED GLA**  
178,403 SF

**LOCATION**  
Longitude: -112.272700  
Latitude: 33.709100

**DEMOGRAPHICS**

	1 Mile	3 Mile	5 Mile
Population	2,665	43,318	133,877
Avg Income	\$174,933	\$125,927	\$105,233

- + Prime location within a strong retail corridor that includes Home Depot, Kohl's, Lowe's, Sprouts, and Fry's
- + Located in an affluent neighborhood at the most prominent and strategic intersection in northern Peoria
- + Anchored by SuperTarget (NAP), Marshalls, and Bed Bath & Beyond
- + Multiple active, new residential subdivisions within trade area



FOR LEASING INFORMATION  
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SUITE#	Tenant Name	GLA(SF)	SUITE#	Tenant Name	GLA(SF)	SUITE#	Tenant Name	GLA(SF)
A-101	PACIFIC DENTAL	3,600 SF	B-105	MATHNASIUM	1,120 SF	D-104	FARMERS INSURANCE	1,598 SF
A-104	SOUTHWEST BLINDS & SHUTTERS	1,434 SF	B-106	VERIZON	3,005 SF	MAJ-2	DOWNEAST HOME & CLOTHING	20,000 SF
A-105	THE JOINT CHIROPRACTIC	1,466 SF	C-101	BASKIN ROBBINS	1,200 SF	MAJ-3	BED BATH & BEYOND	28,000 SF
A-106	SUPERCUTS	1,014 SF	C-102	AMAZING LASH STUDIO	1,977 SF	MAJ-4	MARSHALLS	30,000 SF
A-109	SQUID INK OF PEORIA	3,196 SF	C-103	BARRE3	1,732 SF	MAJ-6	DRESS BARN	6,977 SF
B-101	RUBIO'S COASTAL GRILL	2,405 SF	C-104	NEKTER JUICE BAR	1,611 SF	MAJ-7	KIRKLAND'S	7,000 SF
B-102	JERSEY MIKE'S SUBS	1,320 SF	D-101	STARBUCKS	1,865 SF	MAJ-8	ROBYN'S NEST	5,000 SF
B-103	GENIMI HAIR STUDIO	1,200 SF	D-102	NATIONWIDE VISION CENTER	1,501 SF	MAJ-9	BEVMO	10,000 SF
B-104	ESTRELLA NAILS	1,401 SF	D-103	THE UPS STORE	1,200 SF	MAJ10	TILLY'S	8,500 SF
						MAJ11	HAND & STONE MASSAGE & FACIAL	3,742 SF
						MAJ12	ANYTIME FITNESS	5,855 SF
						MAJ13	SALLY BEAUTY SUPPLY	1,770 SF
						MAJ14	AVAILABLE	5,000 SF
						NAP 1	TARGET (NAP)	
						P3-01	HAYMAKER RESTAURANT	4,430 SF
						P3-05	BARRO'S PIZZA	3,400 SF
						XGRND	MCDONALD'S	4,884 SF

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