



SIZE

99,913 square feet

DEMOGRAPHICS

	1 mile	3 mile	5 mile
<b>Population</b>	13,097	133,130	339,288
<b>Households</b>	4,885	50,359	128,941
<b>Median HH Income (\$)</b>	83,074	75,052	75,880

MAJOR TENANT(S)

Fry's Food Stores  
Daiso Japan  
One Medical



LOCATION

4315 W. Bell Road | Glendale, AZ 85308

PROPERTY HIGHLIGHTS

- Anchored by Fry's Food and Drug, the number one grocer in the Phoenix area
- Additional tenants include One Medical, Daiso Japan and H&R Block
- Located in Glendale, a suburb 9 miles northwest of downtown Phoenix, with a population exceeding 133,100 in a three-mile radius
- The center is located at the high-traffic intersection of West Bell Road and 43rd Avenue, which benefits from over 55,000 vehicles per day

LEASING CONTACT

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MORE INFO

www.phillipsedison.com



# SUNBURST PLAZA

4315 W. Bell Road | Glendale, AZ 85308

SPACE	TENANT	SQ. FT.
Fuel	Fry's Fuel	
4315	Fry's Food Stores	55,947 SF
4319	One Medical	6,300 SF
4341	Brighter View Life Enrichment Center	5,280 SF
4343	AVAILABLE	2,040 SF
4345	Lads, Dads & Ladies	1,020 SF
4347	Sunburst Water & Ice	1,020 SF
4349	Paradise Biryani Pointe	1,020 SF
4353	H&R Block	2,040 SF
4355	Bushwacker's Unisex Salon	1,130 SF
4357	Shop	580 SF
4365	Family Nail & Spa	1,500 SF
4367	AVAILABLE	1,996 SF
4371	Monae Fusion Cuisine	2,040 SF
4377	Daiso Japan	12,960 SF
4381	Auto Correct	5,040 SF
<b>TOTAL SQ. FT.</b>		<b>99,913</b>

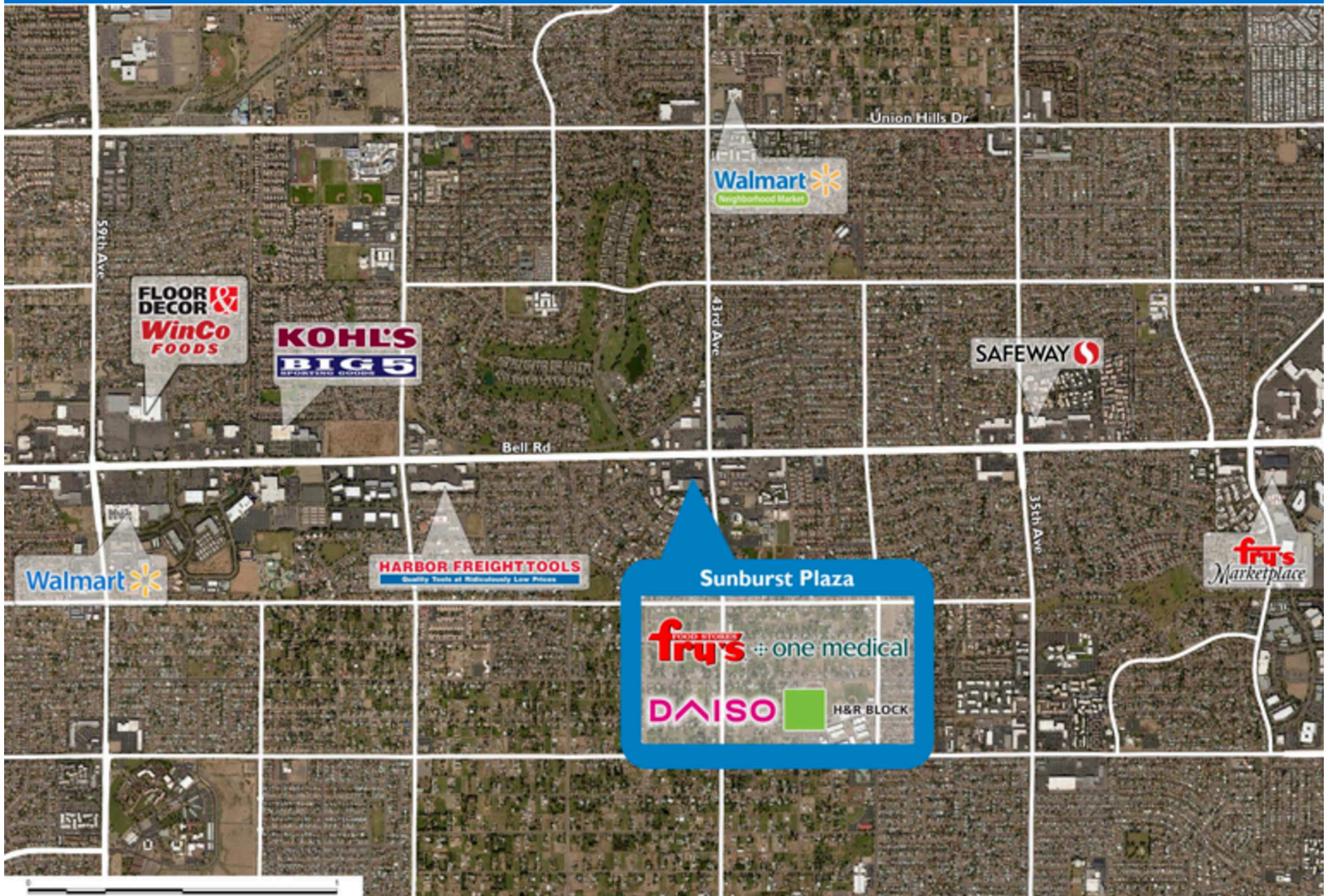
SITE LEGEND	
<span style="background-color: #FFC000; border: 1px solid black; display: inline-block; width: 15px; height: 10px;"></span> Available	<span style="background-color: #D3D3D3; border: 1px solid black; display: inline-block; width: 15px; height: 10px;"></span> Occupied
<span style="background-color: #ADD8E6; border: 1px solid black; display: inline-block; width: 15px; height: 10px;"></span> Leased (not occupied)	<span style="background-color: #A9A9A9; border: 1px solid black; display: inline-block; width: 15px; height: 10px;"></span> Owned by Others
<span style="border: 2px dashed blue; display: inline-block; width: 15px; height: 10px;"></span> Site Boundary	



DISCLAIMER - This site plan is for general information purposes only and is not intended to constitute representations and warranties by Landlord as to the ownership of the real property depicted herein or the identity or nature of any occupants thereof.

# SUNBURST PLAZA

4315 W. Bell Road | Glendale, AZ 85308



# Demographic Summary Report

1990 - 2000 Census, 2023 Estimates & 2028 Projections  
 Calculated using TAS Retrieval Retrieval  
 Apr 17, 2024



Latitude: 33.637862 Longitude: -112.153047

Sunburst Plaza Glendale, AZ		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	Q4 2023 Estimated Population	13,097	133,130	339,288
	2028 Projected Population	12,778	130,851	335,960
	2010 Census Population	12,884	124,646	317,554
	2000 Census Population	13,538	127,111	325,508
	1990 Census Population	12,971	104,936	241,639
	Historical Annual Growth 1990 to 2000	0.43%	1.94%	3.02%
	Historical Annual Growth 2000 to 2010	-0.49%	-0.20%	-0.25%
	Estimated Annual Growth 2010 to 2023	0.12%	0.48%	0.48%
	Projected Annual Growth 2023 to 2028	-0.49%	-0.34%	-0.20%
	Median Age	41.8	38.9	39.2
Households	Q4 2023 Estimated Households	4,885	50,359	128,941
	2028 Projected Households	4,767	49,478	127,732
	2010 Census Households	4,785	47,314	120,942
	2000 Census Households	4,678	46,336	119,574
	1990 Census Households	4,259	36,693	87,216
	Historical Annual Growth 1990 to 2000	0.94%	2.36%	3.21%
	Historical Annual Growth 2000 to 2010	0.23%	0.21%	0.11%
	Estimated Annual Growth 2010 to 2023	0.15%	0.45%	0.47%
	Projected Annual Growth 2023 to 2028	-0.49%	-0.35%	-0.19%
	Population per Household	2.67	2.59	2.60
Population by Race	White	71.9%	63.5%	61.6%
	Black or African American	2.6%	3.6%	4.3%
	Asian & Pacific Islander	1.8%	5.3%	4.5%
	Other Races	5.9%	6.2%	6.1%
	Hispanic Population	17.8%	21.4%	23.5%
Income	Average Household Income	\$95,967	\$90,386	\$94,431
	Median Household Income	\$83,074	\$75,052	\$75,880
	Per Capita Income	\$35,899	\$34,707	\$36,204
Education (Age 25+)	Elementary	2.4%	3.6%	3.6%
	Some High School	5.3%	5.6%	5.9%
	High School Graduate	26.0%	25.4%	24.7%
	Some College	29.4%	27.1%	26.6%
	Associates Degree Only	14.8%	10.5%	10.1%
	Bachelors Degree Only	14.4%	18.3%	18.7%
	Graduate Degree	7.7%	9.6%	10.4%
Business	Number of Businesses	292	3,693	9,391
	Total Number of Employees	3,510	50,239	140,353
	Employees per Business	12.03	13.60	14.95
	Residential Population per Business	44.88	36.05	36.13

This report was produced using data from private and government sources deemed to be reliable and is herein provided without representation or warranty.