

# FOOTHILLS



AVAILABLE  
FOR LEASE

327 E. FOOTHILLS PARKWAY, UNITS A-D



## THE MART

FOOTHILLS MALL - ENTERTAINMENT DISTRICT

### THE OPPORTUNITY IN SUMMARY

THE MART AT FOOTHILLS MALL OFFERS QUICK/COUNTER SERVICE SPACES WITH A COMMON SEATING AREA, VENDING MACHINES AND AN ATM. LOCATED NEXT TO THE FOOTHILLS ACTIVITY CENTER; A 3-LEVEL RECREATION CENTER OFFERING GYMNASIUM, WORKOUT ROOMS, AND CLASSROOMS HOSTING YOUTH AND ADULT SPORT PROGRAMS, FITNESS CLASSES, EARLY EDUCATION ACTIVITIES, AND MORE.

#### Available Size

SUITE A: 759 SF

SUITE B: 672 SF

SUITE C: 641 SF

SUITE D: 360 SF

Call for pricing on all suites

#### Year Built

2017

#### Major Tenants

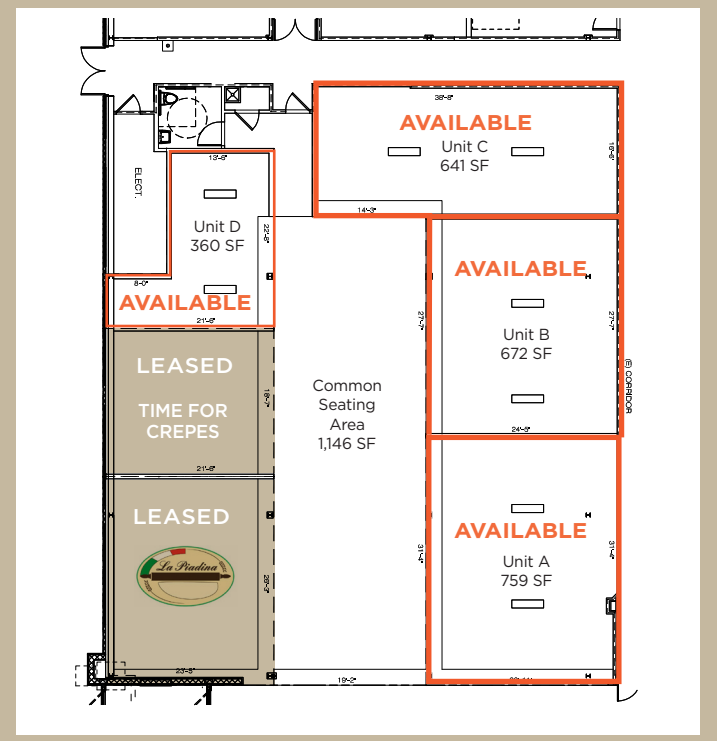
Cinemark

Dick's Sporting Goods

Macy's

H&M

### FLOORPLAN



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TRAFFIC COUNT  
**75,170 VPD**



## POPULATION

|                    | 1 Mile | 3 Mile  | 5 Mile  |
|--------------------|--------|---------|---------|
| 2021 Population    | 14,498 | 119,638 | 183,961 |
| 2026 Population    | 15,459 | 127,380 | 196,744 |
| Daytime Population | 11,923 | 71,418  | 95,718  |

Source: CoStar, 2021

## HOUSEHOLDS

|                      | 1 Mile   | 3 Mile   | 5 Mile   |
|----------------------|----------|----------|----------|
| 2021 Households (HH) | 6,663    | 49,129   | 73,999   |
| 2026 Projected HHs   | 7,123    | 52,493   | 79,295   |
| 2021 Avg. HH Income  | \$80,104 | \$87,703 | \$91,162 |

Source: CoStar, 2021



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