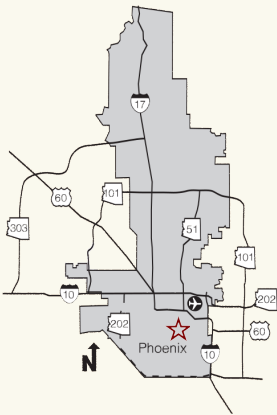




## AHWATUKEE FOOTHILLS

The Ahwatukee Foothills area is a highly attractive employment center that offers premium office locations with easy access to the urban freeway system, Sky Harbor International Airport, and a large labor pool.

Bounded by Interstate 10 on the east, the Ahwatukee Foothills employment center continues west to 44th Street. From Guadalupe Road, the area extends south, to the planned Loop 202/South Mountain Freeway.



### Labor Force Accessibility and Skills

Employers in the Ahwatukee Foothills area enjoy an abundant labor pool that is both well educated and skilled in a variety of occupations. There are currently more than 418,000 workers within a 20 minute drive time and close to 980,000 within a 30 minute drive time. The population in the 30 minute drive time has grown by over 17 percent since 2000, and is expected to grow by an additional 6 percent by 2020, thereby ensuring continued labor pool growth.<sup>1</sup>

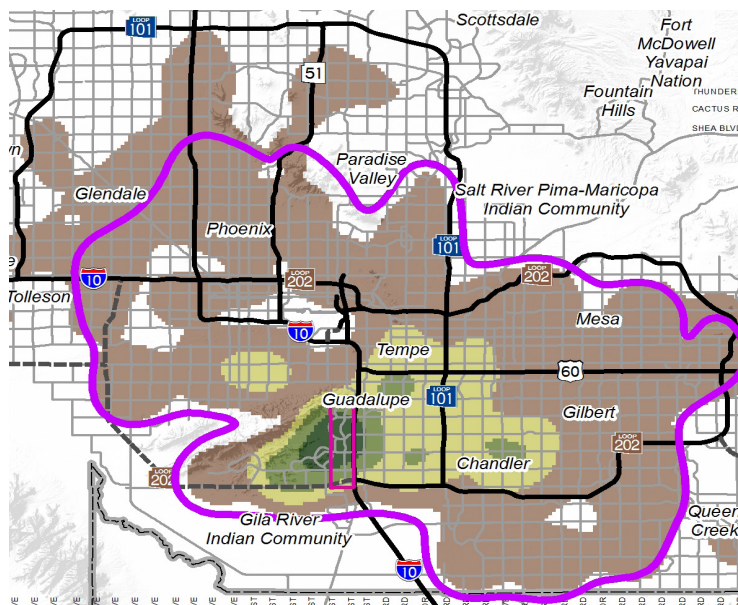
Within a 10 minute commute shed there is a high concentration of clerical and administrative support workers, as well as managerial workers and healthcare & education workers. The occupational mix becomes more service focused within a 20 or 30 minute drive time and includes more service and production and transportation workers.<sup>2</sup> Within a 10 minute drive time, 29 percent of adults have completed some college and 24 percent have either a bachelors or graduate degree.<sup>3</sup>

1, 2, 3 Claritas, 2015.

Employment by Occupation						
Workforce	10 Min. Drive		20 Min. Drive		30 Min. Drive	
	Number	%	Number	%	Number	%
Management	9,694	13	48,049	9	113,118	9
Engineering & Science	3,989	5	18,795	4	35,634	3
Healthcare & Education	9,715	13	63,507	12	147,822	12
Service	9,186	12	75,866	14	171,799	14
Sales	9,459	12	61,832	12	144,144	12
Clerical & Admin. Support	12,090	16	77,720	15	183,319	15
Construction	1,382	2	24,465	5	62,577	5
Production	3,038	4	23,844	5	55,628	5
Trans./Material Mover	3,135	4	24,312	5	64,391	5
<b>Total</b>	<b>61,688</b>		<b>418,390</b>		<b>978,432</b>	

Source: Claritas, 2015.

### Commute Shed



Commuters who travel to Employment Corridor per Square Mile

- 1 to 5
- 5 to 10
- 10 to 20
- More than 20
- Phoenix Ahwatukee Foothills Job Center
- Phoenix Ahwatukee Foothills Job Center Catchment Area

Source: Maricopa Association of Governments, TRP Reduction Database, 2013

- Excellent interstate and air transportation access
- Substantial inventory of newer office and industrial space
- Access to growing labor pool that is well educated and offers a diverse skill set
- Close proximity to training resources at higher education institutions



### Existing and Planned Development

1. **Thistle Landing**  
101,504 sq. ft.  
Office
2. **Phoenix Tech Center**  
76,698 sq. ft.  
Industrial
3. **Foothills Vista Tech Center**  
71,255 sq. ft.  
Office/Flex
4. **Foothills Gateway Corporate Center**  
67,466 sq. ft.  
Office
5. **Freeway Executive Center**  
42,000 sq. ft.  
Office

Source: CoStar Realty Information Inc., 2015

The map above highlights the type of community real estate in the Ahwatukee Foothills area. Our team can provide more detailed, custom information based on your requirements.

### Sites and Buildings

The Ahwatukee Foothills area offers a competitive mix of newer commercial and industrial space, primarily along the Interstate 10 corridor. The area includes an office inventory of **3.6 million square feet**. Ahwatukee Foothills also includes **18.7 million square feet** of industrial and flex space to accommodate a broad spectrum of users.<sup>4</sup>

4 Costar Realty Information Inc., 2015

### Infrastructure

The Ahwatukee Foothills employment center is located adjacent to Interstate 10, providing **convenient access to other parts of the metropolitan area**. To the west, Interstate 10 provides access to downtown Phoenix and Phoenix Sky Harbor International Airport. Just north of Ahwatukee, Interstate 10 connects with Interstate 17, providing a direct route to north Phoenix and Flagstaff. To the southeast, Interstate 10 connects Ahwatukee to Tucson and points east.

The Loop 202 Freeway provides connections for residents and businesses from Ahwatukee Foothills

to East Valley suburbs and Phoenix-Mesa Gateway Airport. Future construction will extend the **Loop 202 Freeway** west to provide an alternate route from the Ahwatukee Foothills area to I-10 in west Phoenix heading toward Los Angeles.

Businesses that require air service have convenient access to **Phoenix Sky Harbor International Airport** within 10 to 15 minutes from the Ahwatukee Foothills employment center. Sky Harbor is one of the country's busiest airports, with more than 40 million passengers passing through the facility annually. There are more than **830 daily non-stop flights** to nearly 80 domestic destinations and 13 international destinations. The airport is served by some **17 airlines** and offers daily non-stop service to over 90 destinations in the U.S. and around the world.<sup>5</sup>

5 Phoenix Sky Harbor International Airport, 2015.

### Quality of Life

Ahwatukee Foothills offers an **exceptional quality of life** with attractive master-planned communities, excellent schools and a variety of recreational opportunities. Housing options range from apartments to custom golf course homes. South Mountain Regional Park, which is the largest municipal park in the world, borders Ahwatukee Foothills with 16,000 acres of unspoiled desert landscapes.

### Connectivity

Employers in the Ahwatukee Foothills area enjoy a modern, reliable **telecommunications infrastructure** that is supported by multiple providers. These providers are able to offer specialized capabilities such as complete digital infrastructure, T-1 (DS1) lines, T-3 (DS3) lines, selfhealing fiber ring architecture and high-speed data communications. Local exchange carriers with service in the Ahwatukee Foothills area include CenturyLink and Cox Communications.

Major Area Employers	Industry
Wilson Engineers	Engineering Services
Dish Network	Call Center
Healthways	Finance and Insurance
Fiserv	Financial Services Technology
Alaska Airlines	Air Transportation
Liberty Mutual Insurance	Finance and Insurance
Stryker Corporation	Medical Equipment Reprocessing
Shin-Etsu MicroSi	Chemical Manufacturing
ATT/Global Crossing Telecommunications	Telecommunications

Source: Maricopa Association of Governments, 2013

