

CHANDLER 101

THE SOLUTION TO RECRUIT
TO THE HIGHEST LEVEL



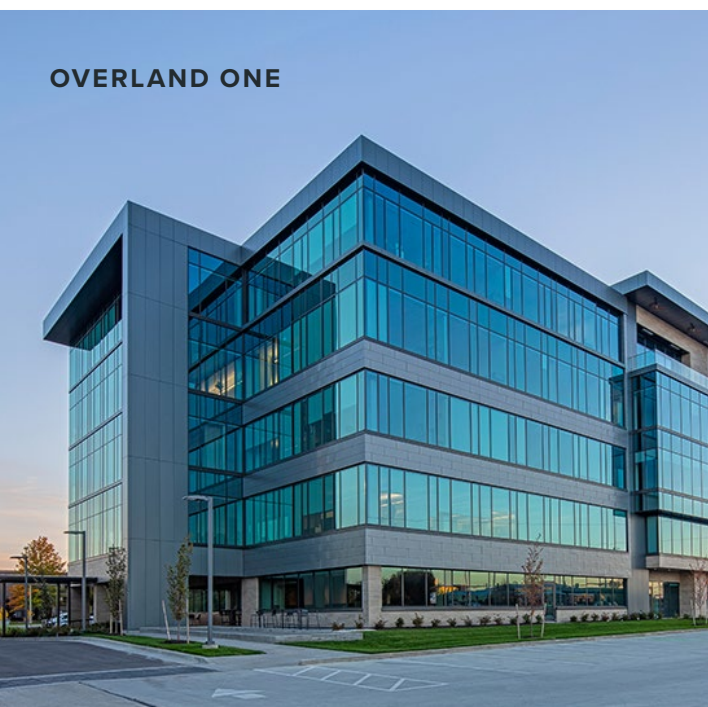
BURNS &
MCDONNELL
WORLD HQ
EXPANSION



FRISCO
STATION



OVERLAND ONE



DEVELOPER

VanTrust Real Estate, LLC, is a full service real estate development company with a regional focus and national scope. VanTrust's ownership and substantial capital base are associated with the Van Tuyl Group. VanTrust offers its clients and capital partners a full spectrum of real estate services, including acquisition, development, asset management, design and construction oversight, and consultation.

CHANDLER
101

THE SOLUTION TO RECRUIT
TO THE HIGHEST LEVEL



A flexible & expandable
campus environment



11 hotels within a mile



Premier freeway visibility



On-site restaurants



Over 50 restaurants
within 5 minutes



Most prominent
intersection in the
Southeast Valley



WALKABLE AMENITIES



±200,000 SF –
±320,000 SF

±200,000 SF –
±320,000 SF

PARKING GARAGE

ON-SITE RETAIL

CHANDLER BLVD

PRICE RD


LOOP
101



THE PROJECT

Chandler 101 is a planned Class A office campus with on-site retail. Chandler 101 will provide visible corporate branding along Loop 101.

THE PROJECT AT COMPLETION WILL INCLUDE:

 Up to ±1 million SF of office

 ±40,000 SF floor plates

 On-site restaurants/retail planned

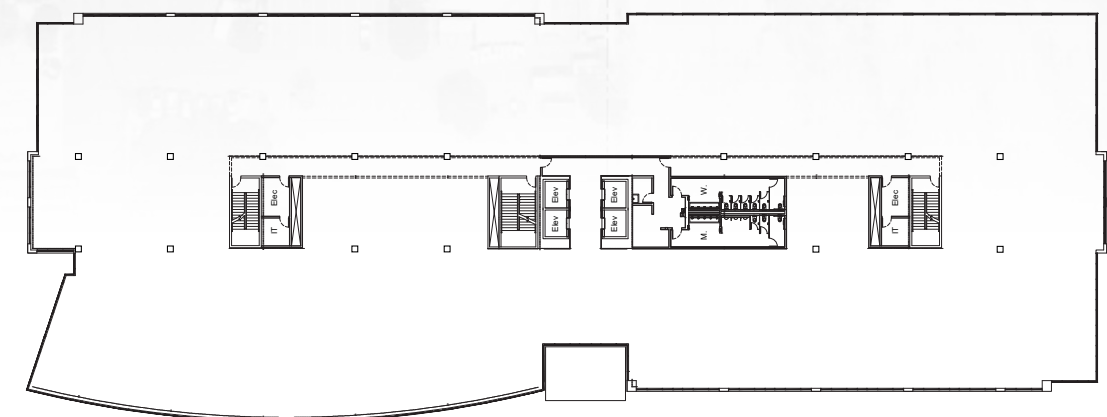
 Freeway signage

 5:1,000 parking (expandable to 6)

SITE PLAN



TYPICAL FLOOR

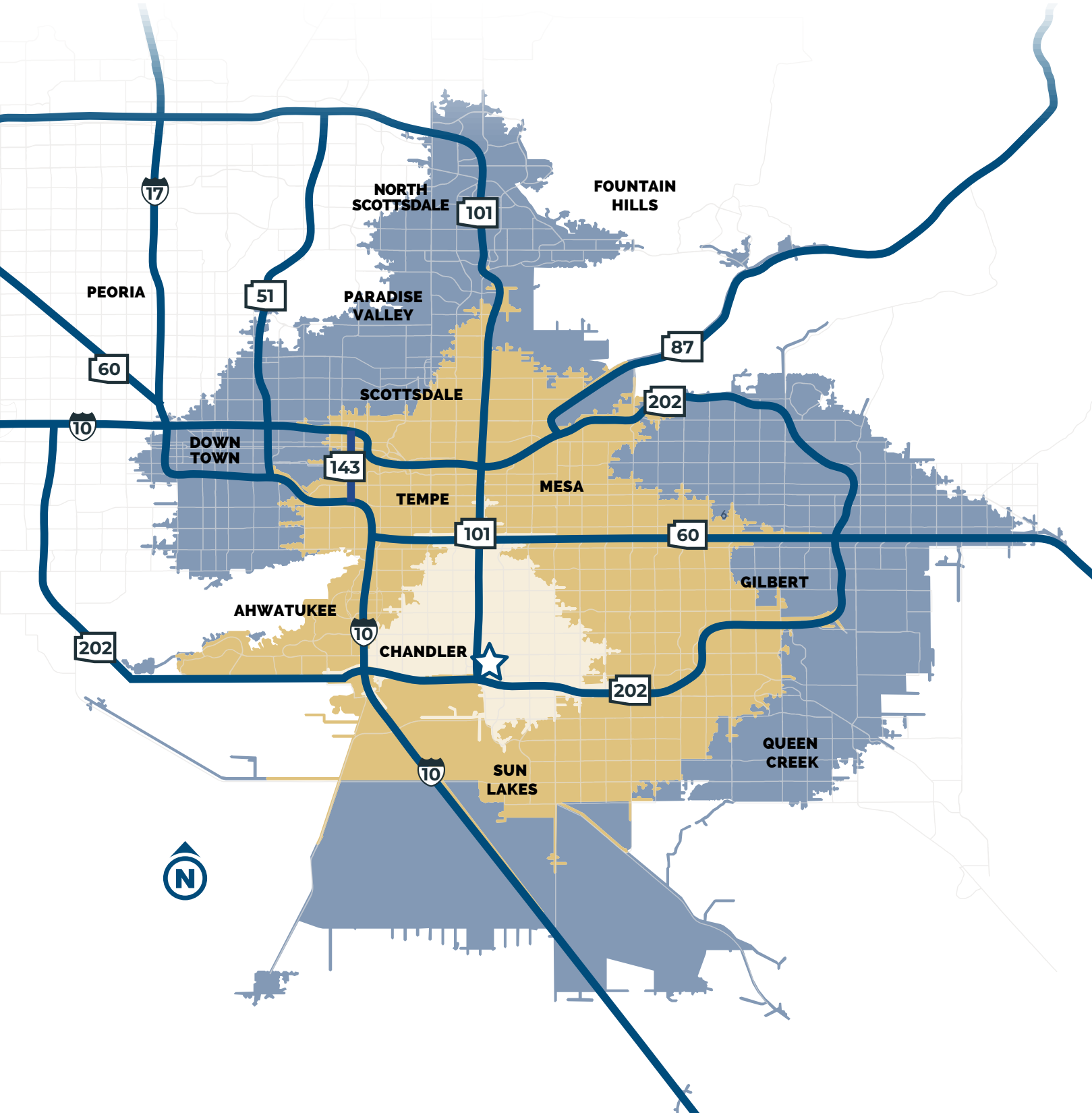


 NOT TO SCALE

LOCAL DRIVE TIMES

Drive Time	Total Population	Labor Force*
10 Minutes	277,174	269,545
20 Minutes	1,198,853	1,277,967
30 Minutes	2,126,268	2,446,226

*Current Year Estimate of Persons of Eligible Work Age



STOP SITTING IN TRAFFIC

Easy & quick access from these prominent neighborhoods with a reverse commute

AREA AMENITIES

WALKING DISTANCE

RESTAURANTS

- Einstein Bros. Bagels
- Coffee Bean & Tea Leaf
- In-N-Out Burger
- Jersey Mike's Subs
- Chick-fil-A
- El Pollo Loco
- Cheddar's Scratch Kitchen
- NYPD Pizza
- Juan Jamie's Tacos & Tequila
- Pita Heaven
- Chili's
- Benihana
- The Keg Steakhouse & Bar
- Majerle's Sports Grill

1-3 MINUTE DRIVE

RESTAURANTS

- Starbucks
- Nekter Juice Bar
- Cafe Zupas
- Five Guys
- Chipotle Mexican Grill
- Jimmy John's
- Café Rio
- Pieology Pizzeria
- P.F.Chang's
- Pastries 'N' Chaat
- Subway
- Firebird Wood Fired Grill
- Hop Social Tavern
- Yogurtland
- Abuelo's Mexican

- Red Robin
- Wildflower Bread Company
- Rubio's
- Panera Bread
- California Pizza Kitchen
- Buffalo Wild Wings
- BJ's Restaurant and Brewhouse
- Famous Dave's BBQ
- Freddy's Frozen Custard & Steakburgers
- Jamba Juice
- Panda Express
- Steak Escape Sandwich Grill
- Thai Express
- The Cheesecake Factory

- The Old Spaghetti Factory
- Villa Fresh Italian Kitchen

RETAIL

- Apple Store
- Nordstrom
- Macy's

HOTELS

- SpringHill Suites by Marriott
- Cambria Hotel
- Hilton

SERVICES

- BBVA Bank
- Wells Fargo Bank
- Bank of America

5 MINUTE DRIVE

RESTAURANTS

- The Parlay Kitchen & Cocktails
- Fired Pie
- Dunkin'
- Potbelly Sandwich Shop
- Dutch Bros
- La Madeleine French Bakery
- Aspire Jumpin Java

SERVICES

- Arizona Bank & Trust
- Verizon

HOTELS

- Marriott Courtyard
- Element Chandler Fashion Center
- Towne Place Suites
- Hyatt Place Chandler Fashion Center
- Drury Inn & Suites
- Homewood Suites
- Hampton Inn
- Staybridge Suites

RETAIL

- Target
- Costco
- Whole Foods



ARIZONA HARVEST FEST



SANTAN BREWING OKTOBERFEST



DOWNTOWN CHANDLER FARMER'S MARKET



ROCKIN' TACO STREET FEST



FRIDAY NIGHT LIVE



YOGA IN THE PARK (DR. AJ CHANDLER PARK)

POPULAR EVENTS

AREA DEMOGRAPHICS



2024 POPULATION 5 YEAR PROJECTION

1 MILE	3 MILES	5 MILES
14,632	120,334	295,609



2019 AVERAGE VALUE OF OWNER OCCUPIED HOUSING UNITS

1 MILE	3 MILES	5 MILES
\$331,465	\$341,029	\$328,993



2019 AVERAGE HOUSEHOLD INCOME

1 MILE	3 MILES	5 MILES
\$95,681	\$102,998	\$101,543



2019 MEDIAN AGE

1 MILE	3 MILES	5 MILES
34	36	36



2019 POPULATION CURRENT YEAR ESTIMATES

1 MILE	3 MILES	5 MILES
13,388	112,912	274,829



BEST U.S. CITIES FOR FINDING A JOB

(WalletHub, 2018)



BEST PLACES TO RAISE A FAMILY IN ARIZONA

(WalletHub, 2018)

12,068

MULTIFAMILY UNITS WITHIN 3 MILES, 640 UNITS UNDER CONSTRUCTION



BEST CITY TO BUY A FAMILY HOME

(WalletHub, 2018)



BEST CITY TO RENT

(WalletHub, 2018)

PROVEN COMMUNITY



TOYOTA



VOYA FINANCIAL ADVISORS



CHANDLER 101

FOR MORE INFORMATION

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