



TOWN OF
QUEEN CREEK
ARIZONA

QC is the Place to Be

**Strategically
Located**

INVESTTHEQC

Economic Development Team



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Manager



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Bridgette Blair

Economic Development
Specialist

#1

Best Place to Live in Arizona

Fastest Growing Municipality in Arizona

Best City for Business in Arizona

Best City in the West to Raise a Family

Fastest Growing Housing Market in Arizona

Richest City with a population of at least 50,000

Sources: U.S. News & World Report, US Census, Arizona Chamber of Commerce, Dwellics, AZBigMedia, WalletHub

ACCOLADES & DEMOGRAPHICS

2X

Population more
than DOUBLED in
10 years:

2015: 35,534
2025: 89,300

#2

Highest Median
Household Income
in Arizona:

\$155,001

#4

Fastest-growing among 50K or more residents
in the U.S.

Sources: US Census, Arizona Chamber of Commerce, Dwellics, AZBigMedia, WalletHub

A gold shield icon with the number 2 inside it, set against a blue background.

**Safest City
in Arizona**



**Named one of 30
Best Up-and-Coming
Small Cities in America**

Sources: Safewise, HGTV

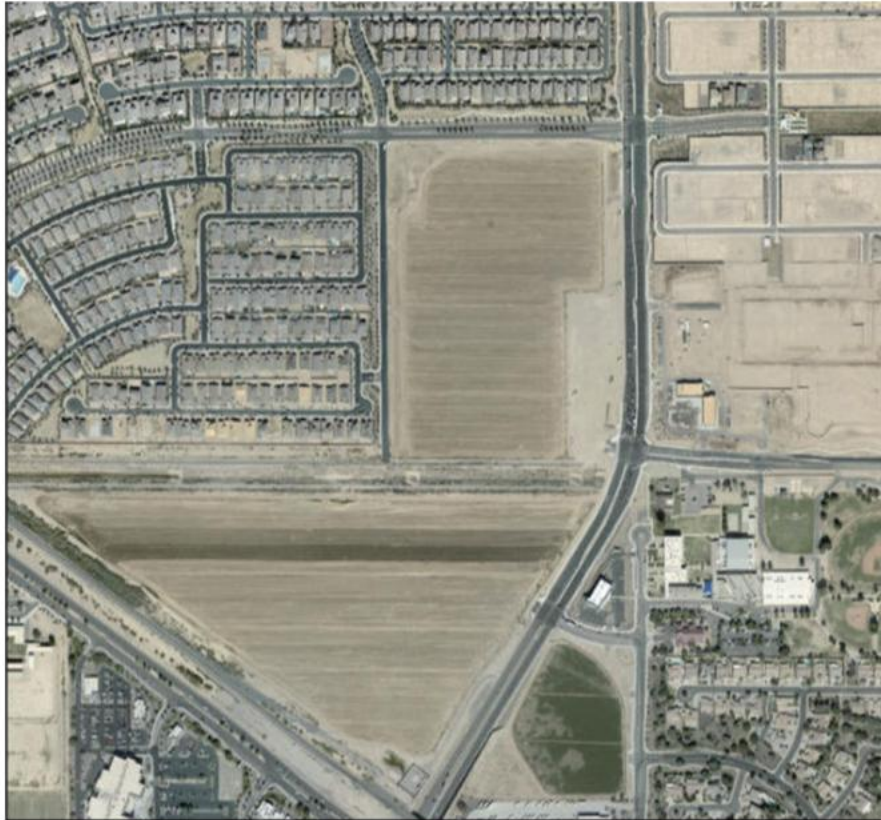
An aerial photograph of a city street, likely in a suburban or urban area, showing buildings, trees, and a road. The image is overlaid with a semi-transparent blue filter. A bright yellow rectangular box is positioned on the left side of the image, containing the text 'Then & Now' in a white, cursive font.

Then & Now

INVESTTHEQC

THEN AND NOW

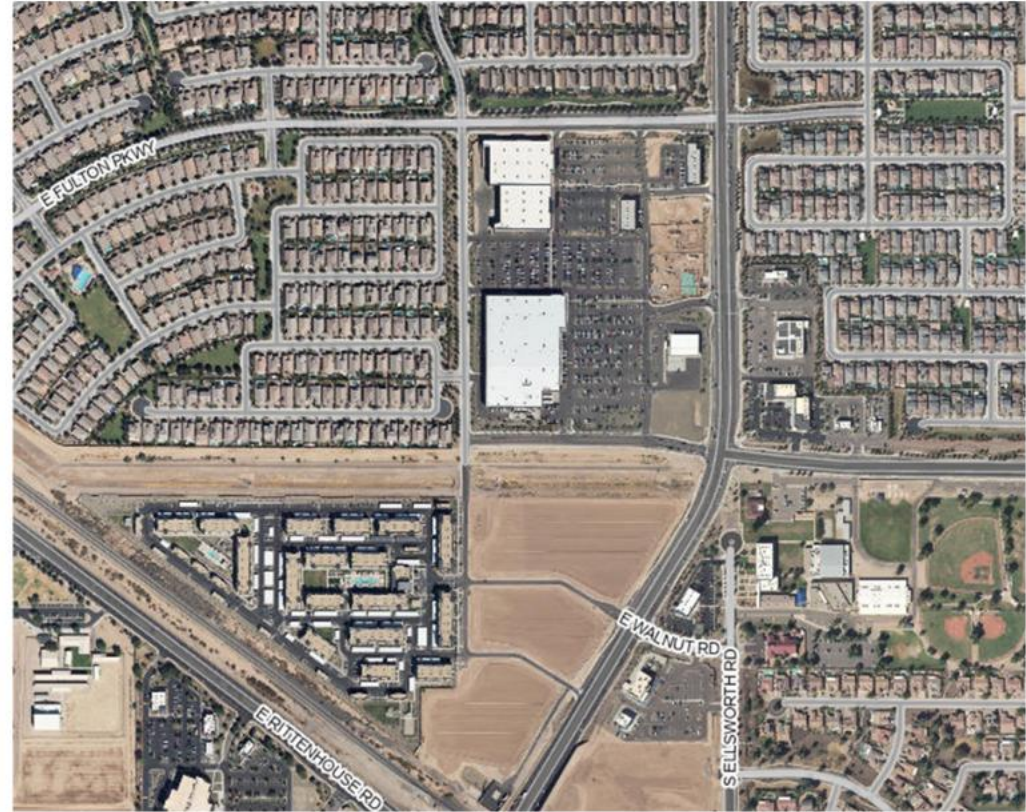
Queen Creek and Ellsworth Road



THEN

September 2019

Vacant commercial land- all four corners



NOW

October 2024/today

476 new multifamily units

419,000+ square feet of new retail (NWC, NEC and SEC)

NEXT - New tenants under construction (NWC); mixed-use commercial development in review (SWC)

Ellsworth and Riggs Roads



THEN AND NOW

Signal Butte and Ocotillo Roads



THEN

September 2019

Vacant commercial land on northwest and northeast corners

NEXT – Last pad under construction (NEC)

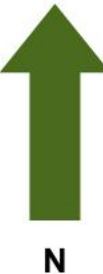
NOW

October 2024/today

174 multifamily units (NEC)

21,000 square feet medical office (NWC)

16,000 square feet of retail (NEC)



THEN AND NOW

Signal Butte and Queen Creek Roads



THEN

September 2019

Vacant land, rural residential, or agriculture use on all four corners

NEXT – 600+ future single family lots (NEC and S/SWC)
Commercial corner under construction (SEC)



NOW

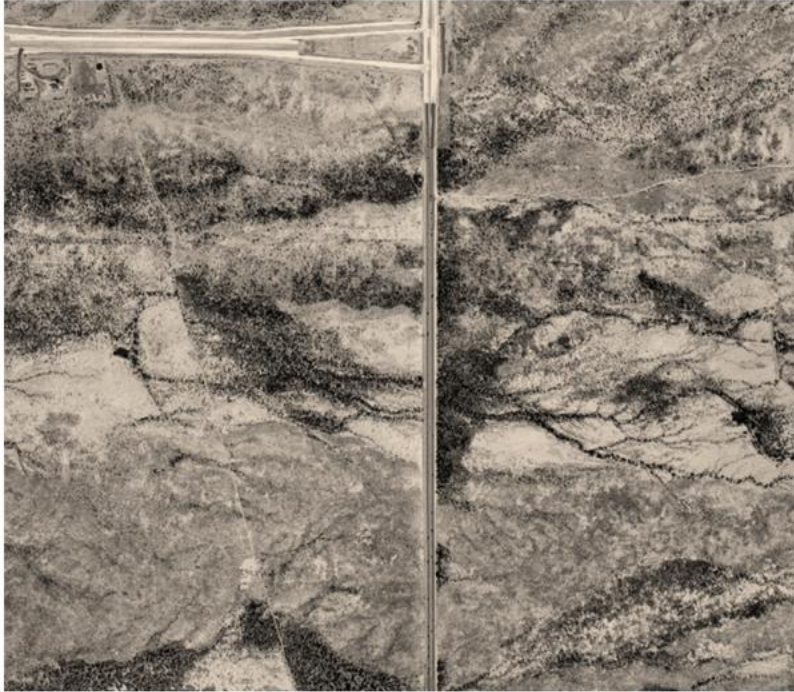
October 2024/today

85-acre Town of Queen Creek Frontier Family Park,
Recreation & Aquatic Center (N/NWC)
198,000 square feet of new retail (SWC)
130 new multifamily units (SEC)



THEN AND NOW

Ironwood and Pecos Roads



THEN

October 2020

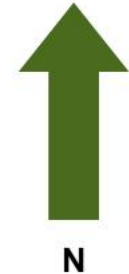
Early stages of SR24, vacant land



NOW

January 2025

LG Energy Solution - now 70% complete with construction on its 1.4M+ square foot EV battery manufacturing facility (SEC Pecos and Ironwood)

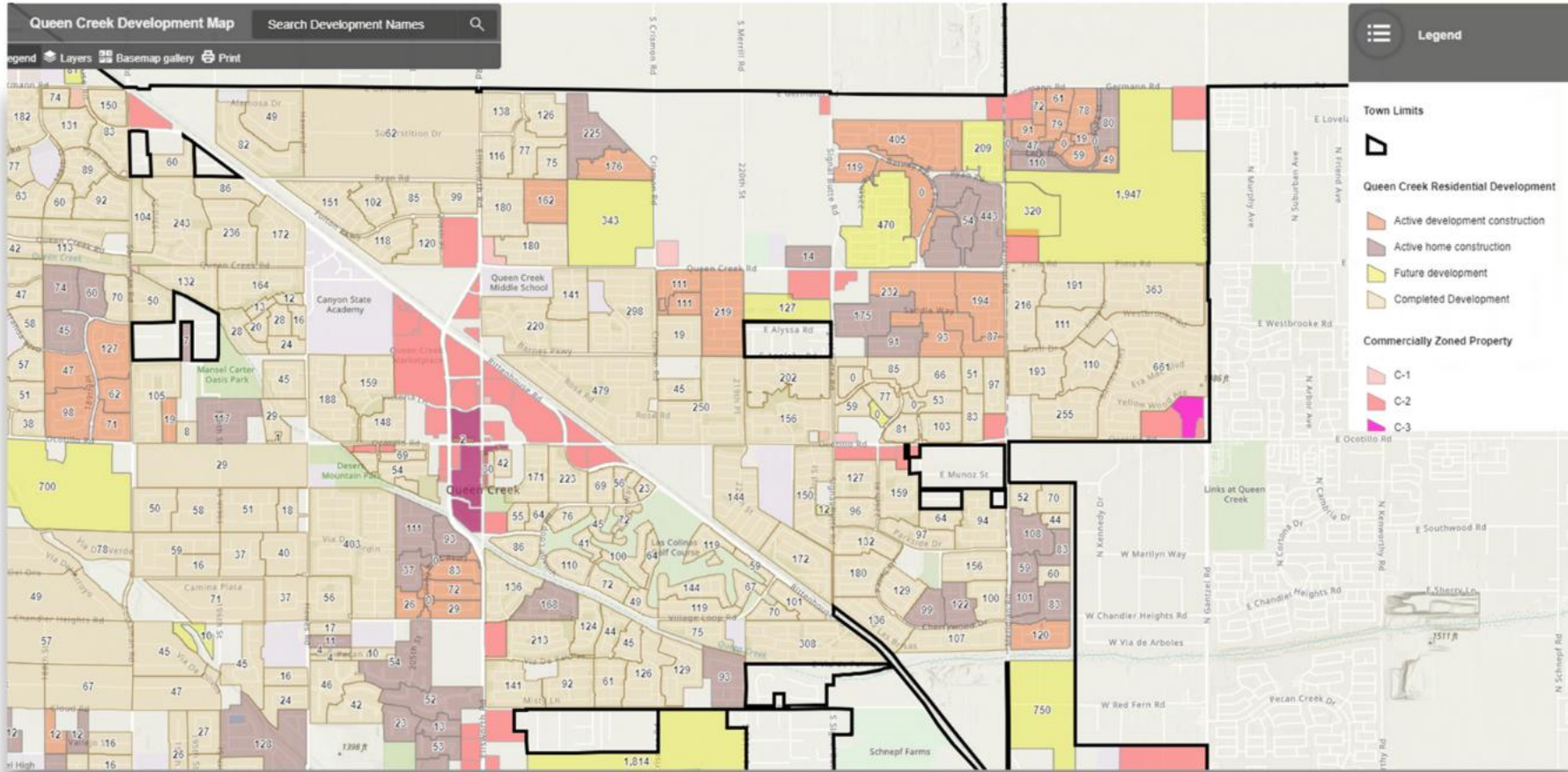


An aerial photograph of a suburban neighborhood, showing houses, streets, and green spaces. The image is overlaid with a semi-transparent blue layer. On the left side, there are three stacked yellow rectangular boxes containing text.

Residential

*Single-Family and
Multifamily*

INTERACTIVE RESIDENTIAL GROWTH MAP



Scan Code

**INVESTTHEQC**

HOUSING ACTIVITY

Single Family Permit activity (by calendar year):

- 2020 – 1,985 permits
- 2021 – 1,947 permits
- 2022 – 1,301 permits
- 2023 – 1,344 permits
- 2024 – 1,552 permits
- 2025 – 1,244 permits
- 2026 – 350 permits (through May 2026)

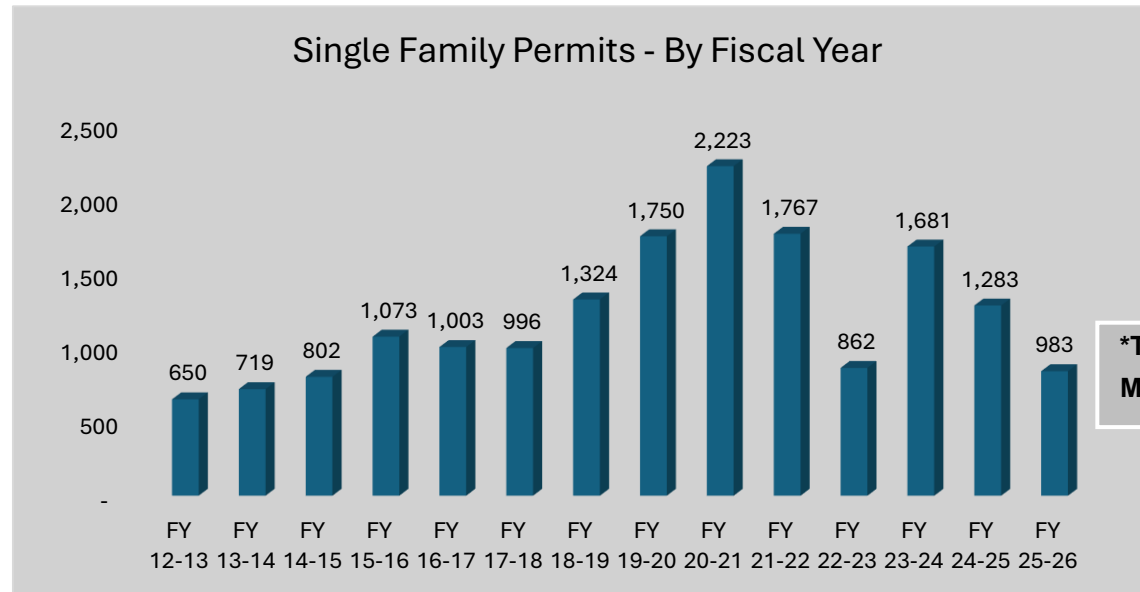
Multifamily units:

- Existing - 2,400
- Under Construction – 1,279
- Site Plan Approved - 815

Total = 4,494 units



**88% of occupied
homes are
owner-occupied.**



Sources: US Census 2024 ACS 1 year estimates; Town of Queen Creek

QC RESIDENTIAL LOT INVENTORY

Queen Creek Residential Lot Inventory

Total number of single family residential lots

43,509

Number of lots in active developments

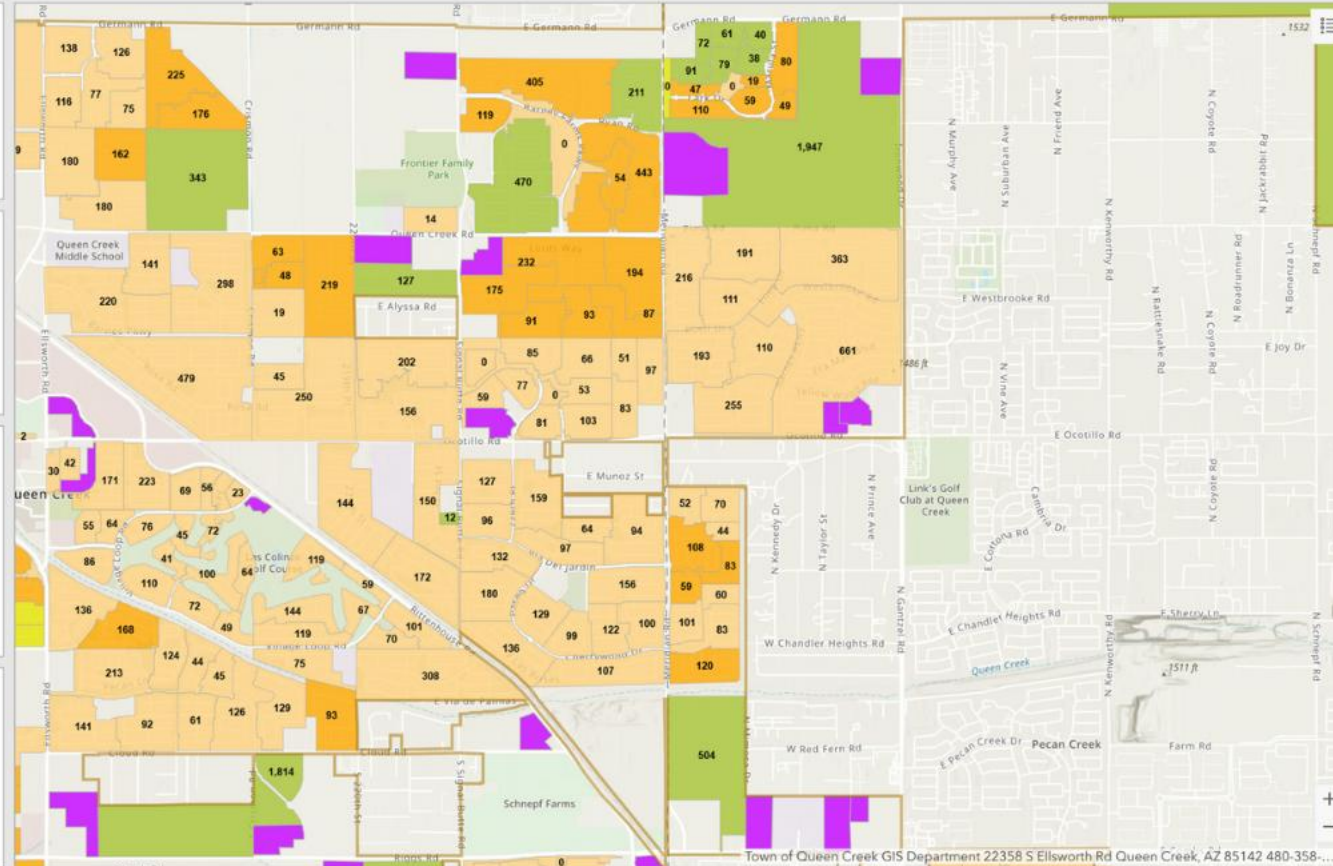
7,177

Number of lots in future developments

13,920

Total Multi-Family Units

5,247



Town Limits



Multi-Family Development



Residential Development

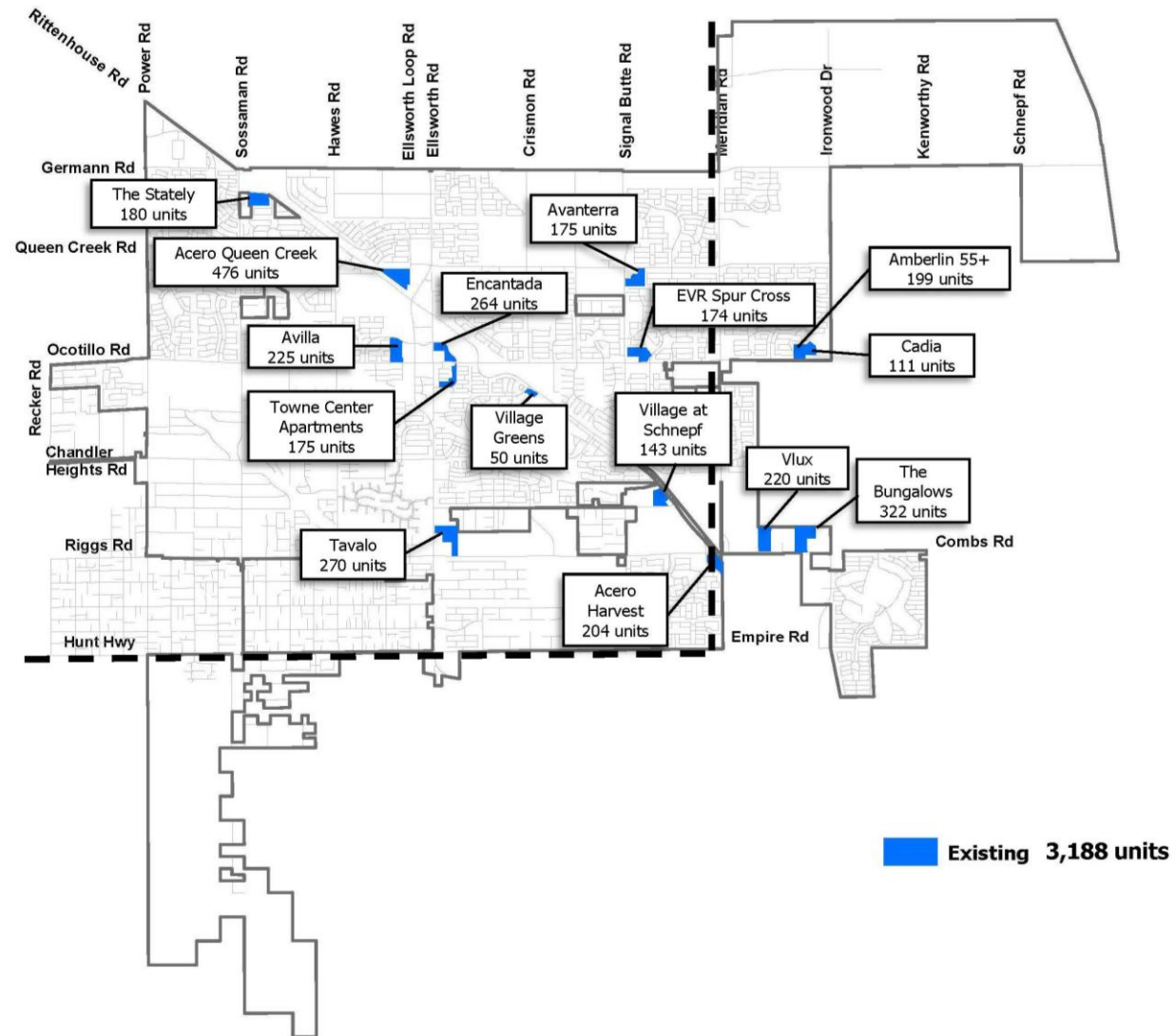
Future development

Active development construction

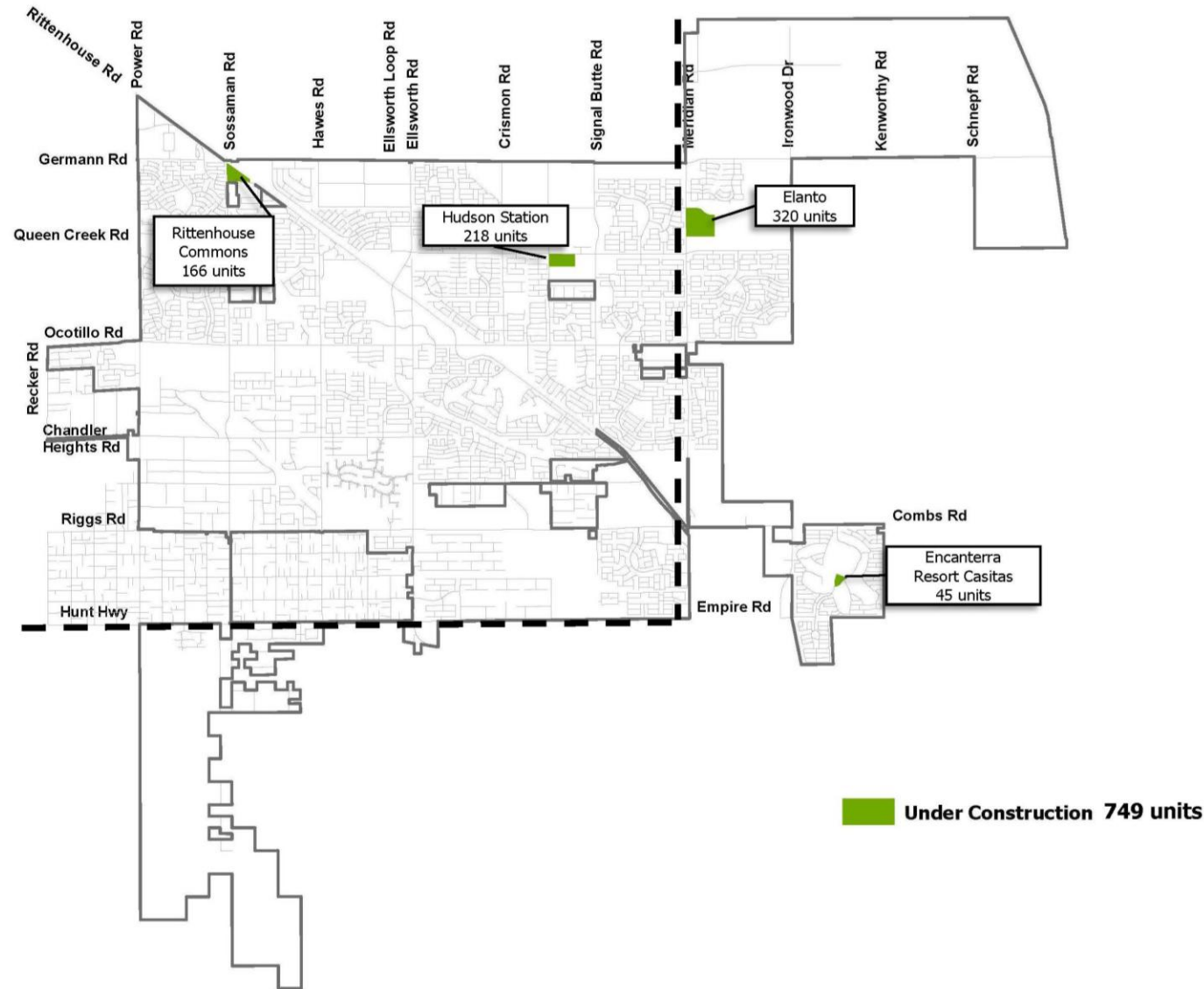
Active home construction

Completed

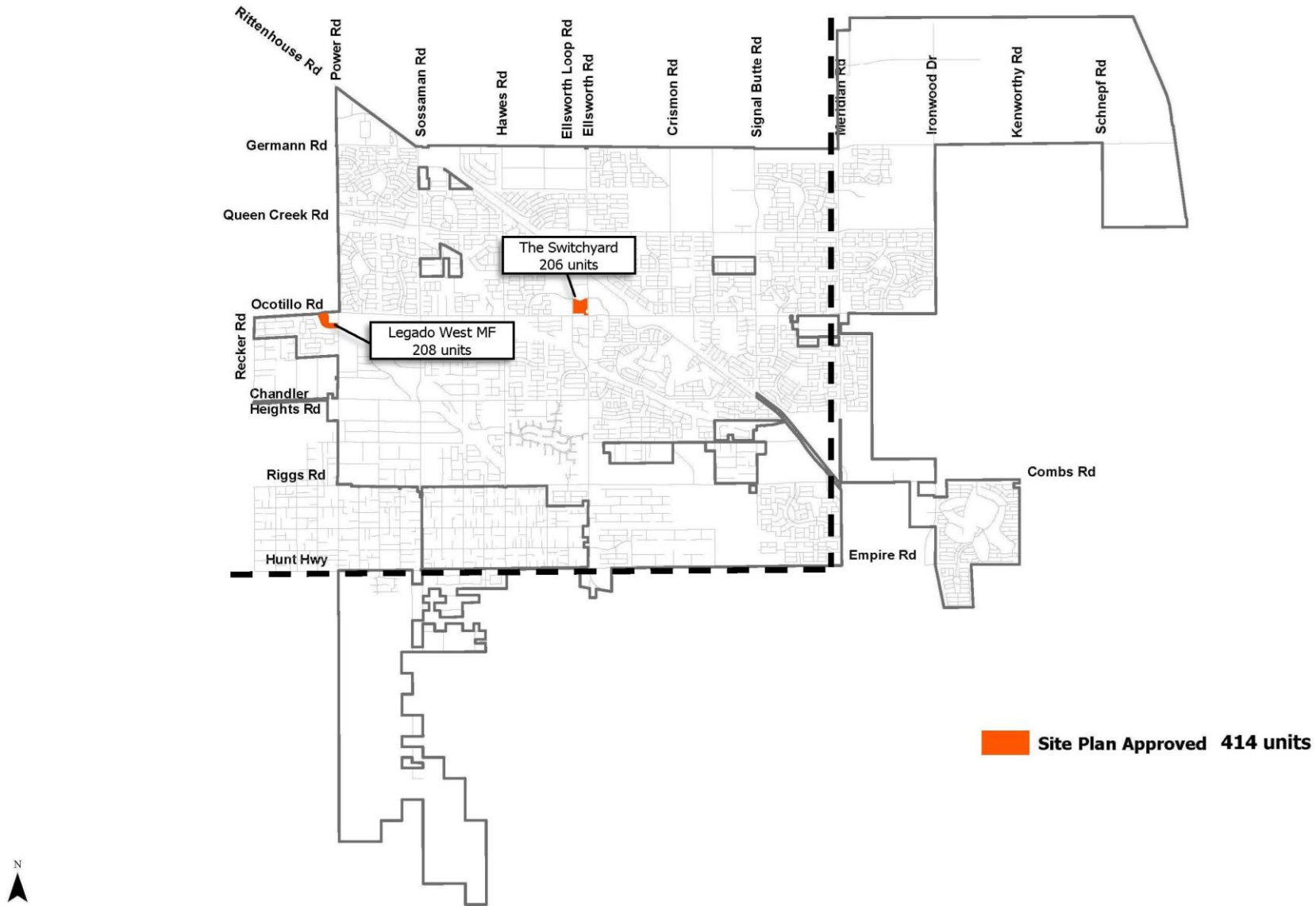
MULTI-FAMILY DEVELOPMENT



MULTI-FAMILY DEVELOPMENT



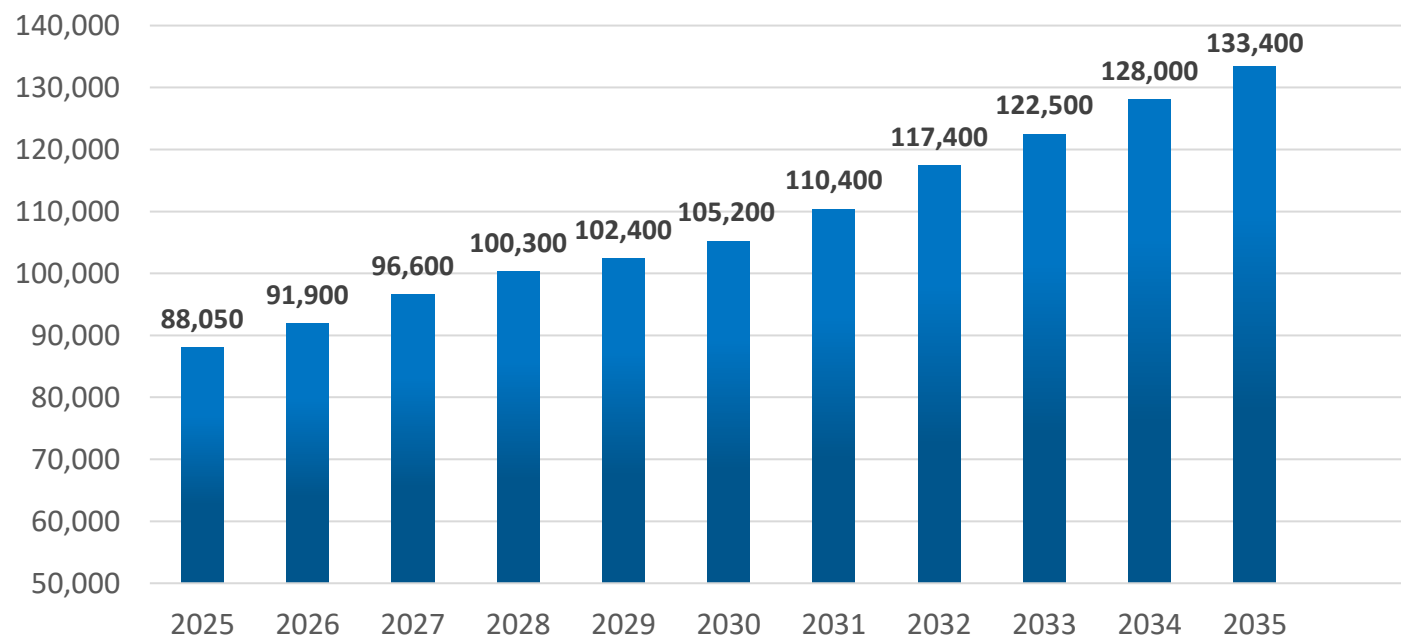
MULTI-FAMILY DEVELOPMENT





Demographics & Workforce

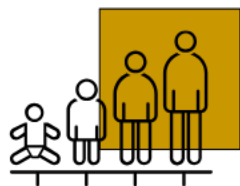
DEMOGRAPHICS



- Figures based on 7/1 of each year.



\$155,001
Median Household
Income



33.4
Average Age



43.4%
Bachelor's Degree
or Higher



4%

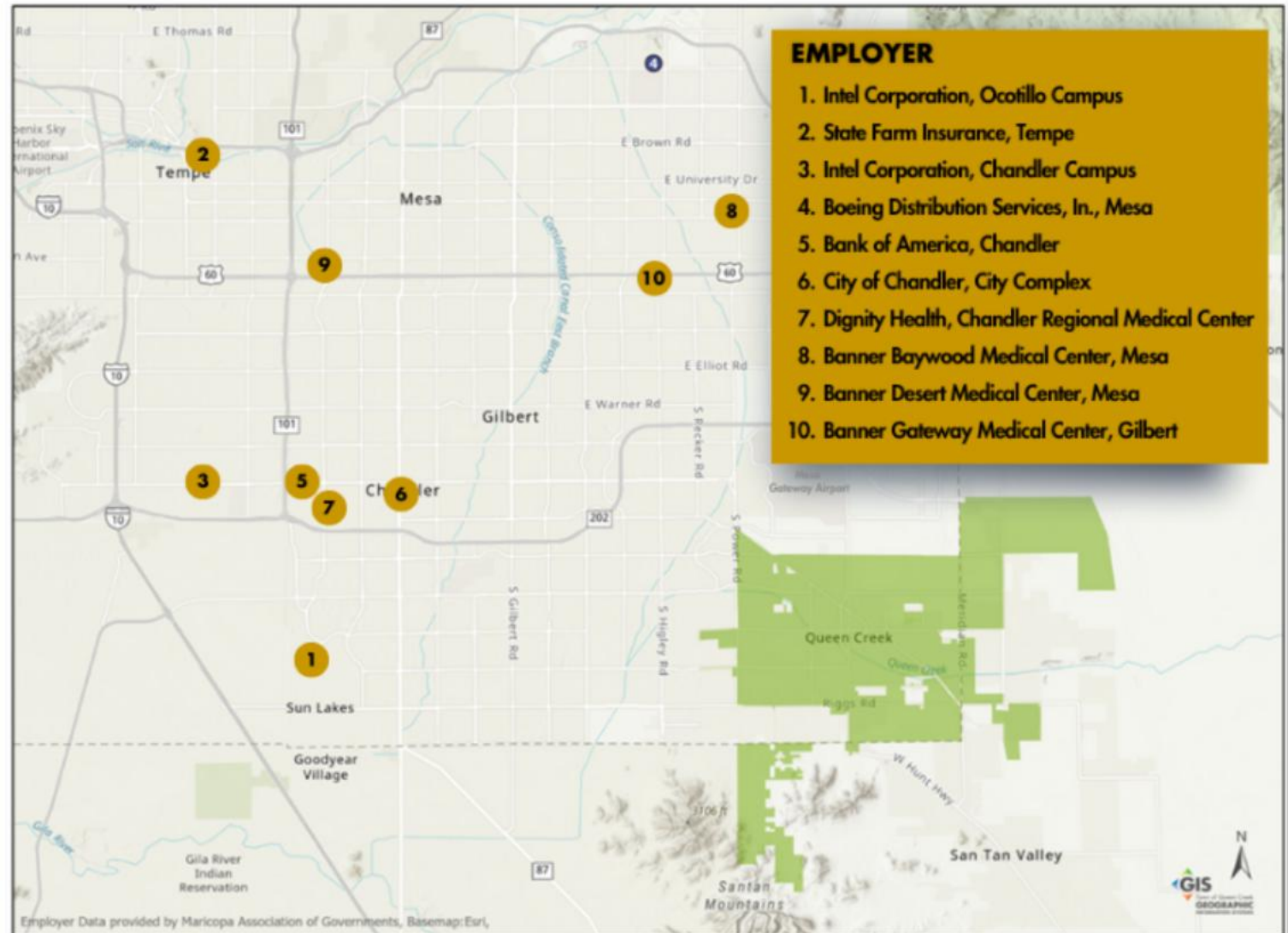
**Average Growth Rate Over
the Next 10 Years**

45,000+ (52%)
**Total Growth in the
Next 10 Years**



150K
Buildout Population

Top Employers outside of Queen Creek *for Queen Creek Residents*

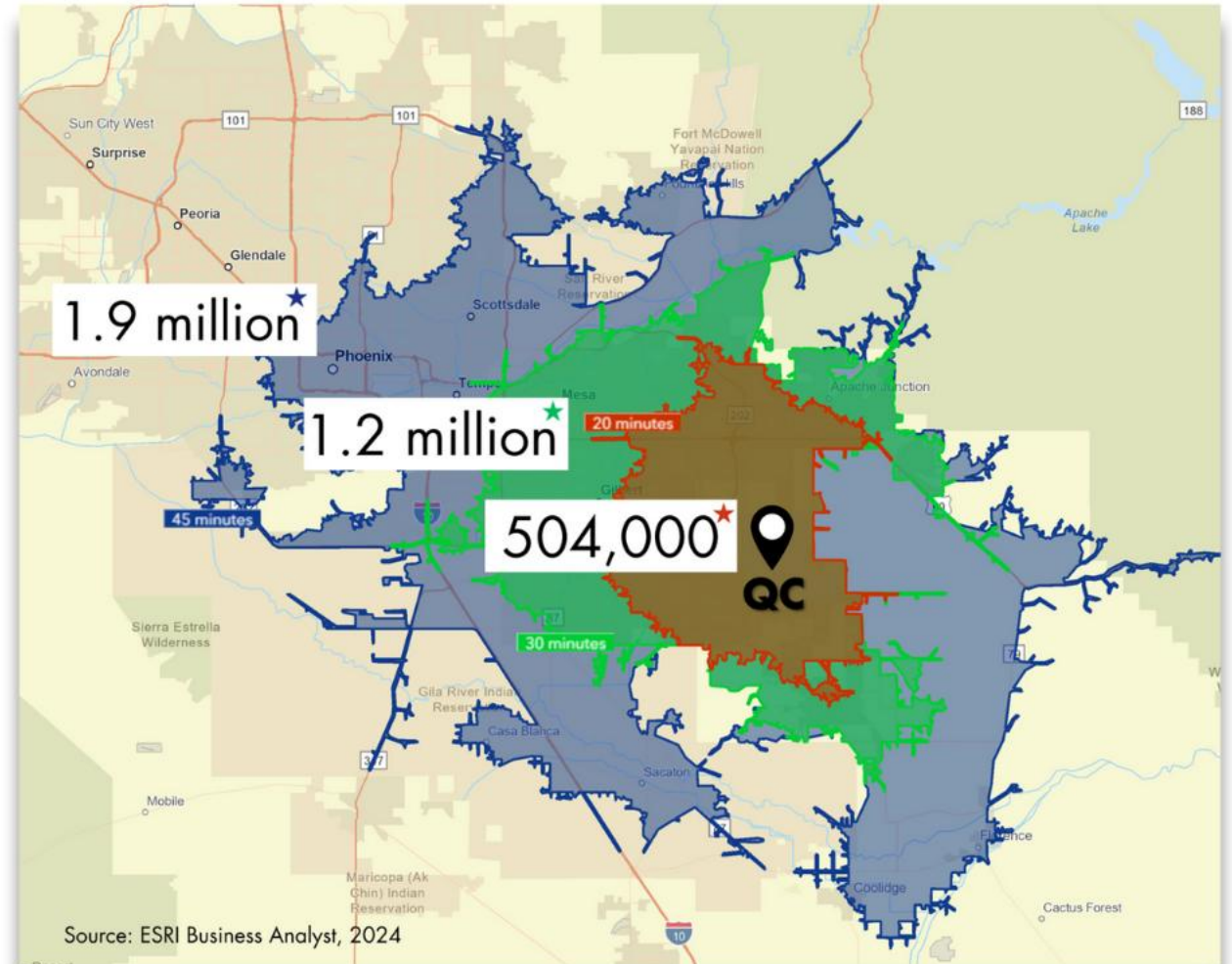


WORKFORCE

Several excellent institutions of higher education are nearby Queen Creek, ensuring the right partnerships for future companies, including: Arizona State University, Chandler-Gilbert Community College, Central Arizona College, and the Communiversity at Queen Creek.

ARIZONA@WORK serves both Maricopa and Pinal County areas of Queen Creek and has no-cost workforce development programs to support businesses in finding the talent they need.

1.9 million people within a 45-minute drive



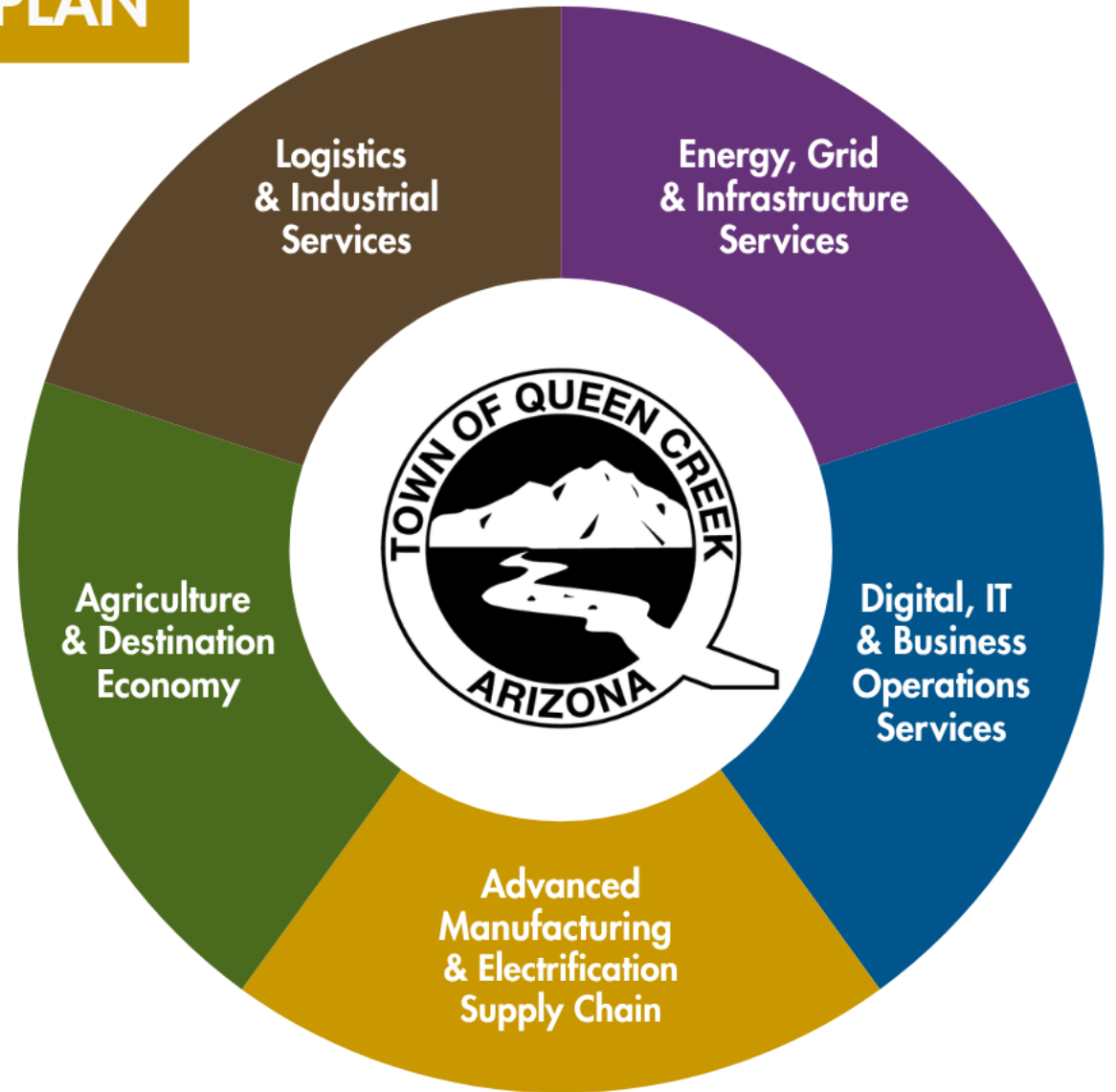
K-12 + WORKFORCE

- The Town of Queen Creek is home to several A and one A+ rated schools within the six public school districts, and private and charter schools.
- School districts are expanding and bringing new schools to Queen Creek in response to the community's growth.
- ASU Polytechnic, Chandler-Gilbert Community College, the Communiversiity, and Central Arizona College ensure workforce preparedness for the East Valley.
- ASU's Polytechnic Campus has just under 10,000 students.



ECONOMIC DEVELOPMENT STRATEGIC PLAN

Five Target Sectors



ECONOMIC DEVELOPMENT STRATEGIC PLAN



GOAL 1: COMPETING FOR INVESTMENT

Attract innovative employers that expand Queen Creek's employment base and create economic opportunity for residents.



GOAL 2: INFRASTRUCTURE THAT UNLOCKS OPPORTUNITY

Align infrastructure investment with economic development priorities to prepare Queen Creek for future employers and sustained growth



GOAL 3: A DOWNTOWN THAT COMES ALIVE

Strengthen the Downtown as Queen Creek's civic and economic heart through placemaking, local businesses, and programming.



GOAL 4: DESTINATION QUEEN CREEK

Grow Queen Creek's agritainment and experience economy to reinforce its identity as a distinctive regional destination.



GOAL 5: ALIGNED FOR MOMENTUM

Align the Town, Chamber, employers, and regional partners to turn Queen Creek's growth into lasting opportunity.



Tourism

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TOURISM

In the Economic Development Strategic Plan, Agritainment/Destination Tourism is identified as one of the five targeted sectors for the community. Tourism drives economic development in a number of ways. When visitors stay in QC's hotel, eat at local restaurants, and shop in local businesses, the taxes they pay support the Town's operations.

The purpose of the visitor may be business, leisure, or a combination thereof and includes "day trip" excursions where visitors come to Queen Creek and enjoy local amenities but do not stay overnight. Tourism also attracts new residents and commercial investment, which broadens the local tax base and expands the local economy.



Queen Creek has unique destinations or selling points that embody the Town's agricultural heritage that include the following:

NATURAL ATTRACTIONS:

San Tan Mountain Regional Park, Queen Creek's trail/washes, local hiking and biking trails



CULTURAL HERITAGE:

Schnepf Farms, Queen Creek Olive Mill, Sossaman Farms, and San Tan Historical Society Museum



RECREATIONAL ACTIVITIES:

Pecan Lake Entertainment Center, Horseshoe Park & Equestrian Centre events, Queen Creek Performing Arts Center, outdoor festivals, farmer's markets, sporting events, etc



LOCAL CUISINE AND PRODUCTS:

Queen Creek Olive Mill, Schnepf Farms Bakery & Café, Old Ellsworth Brewing Company, The Bistro, Sossaman Farms



TOURISM

Agritainment



SCHNEPF FARMS



HORSESHOE PARK & EQUESTRIAN CENTRE



QC OLIVE MILL



PECAN LAKE ENTERTAINMENT



QC BOTANICAL GARDENS



COMMUNITY PARKS



Downtown

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INVESTMENT *in* DOWNTOWN

\$200M



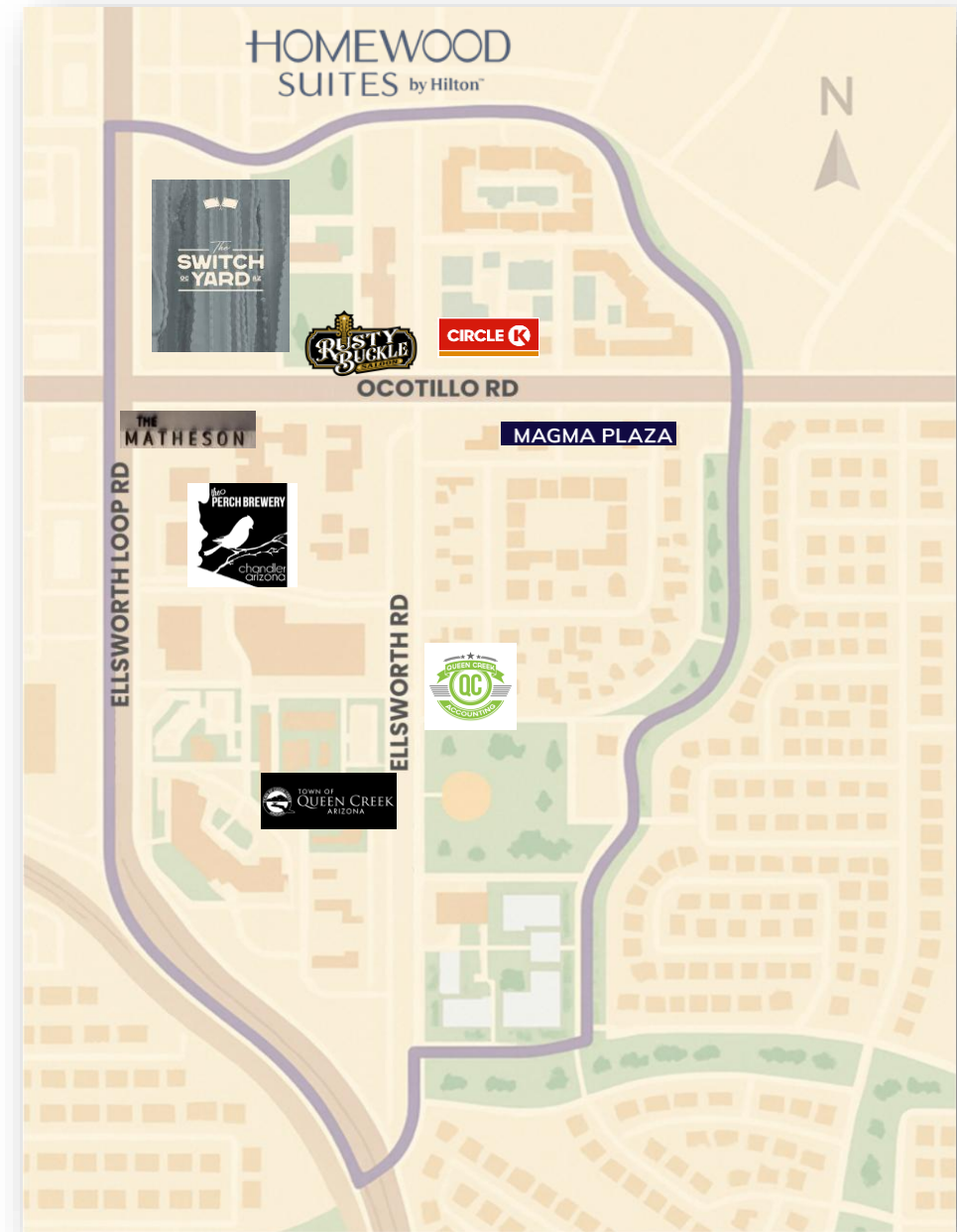
230k SF



DOWNTOWN

Under Construction

- Circle K – Now Open!
- Homewood Suites
- Magma Plaza
- QC Accounting
- Rusty Buckle Saloon
- The Matheson
- The Perch Development
- The Switchyard Development
- QCPD Headquarters



DOWNTOWN

Homewood Suites



BEFORE



AFTER



Project Details:

Address: 20764 E. Maya Rd.
Development: : Four-story, 124-room hotel
Status: Opening Early 2027

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DOWNTOWN

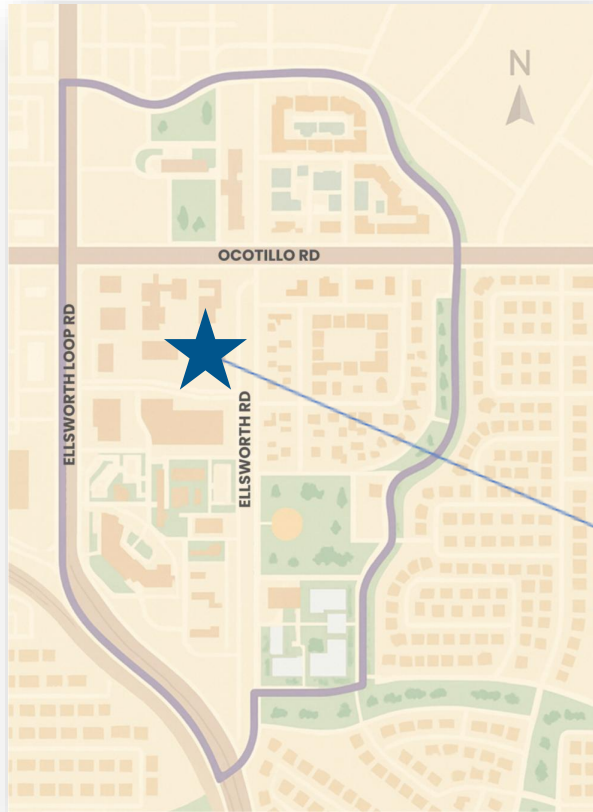
Homewood Suites

PROGRESS



DOWNTOWN

The Sacred Pint



Project Details:

Address: 22020 S. Ellsworth Rd.
Development: 2,587 SF taproom
Status: Now Open!

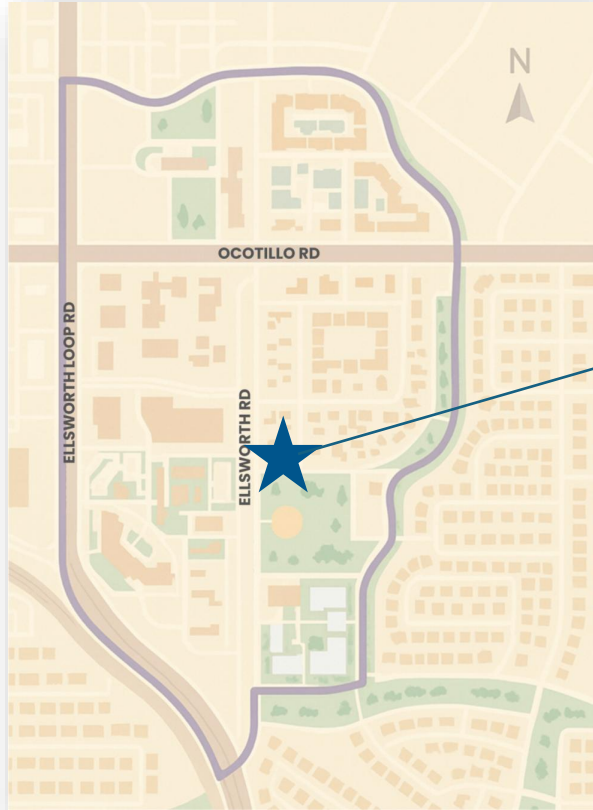
BEFORE



AFTER



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Project Details:

Address: 22237 S. Ellsworth Rd.

Development: Expansion totaling 5,000 SF of office

Status: Opening soon!

DOWNTOWN

QC Accounting

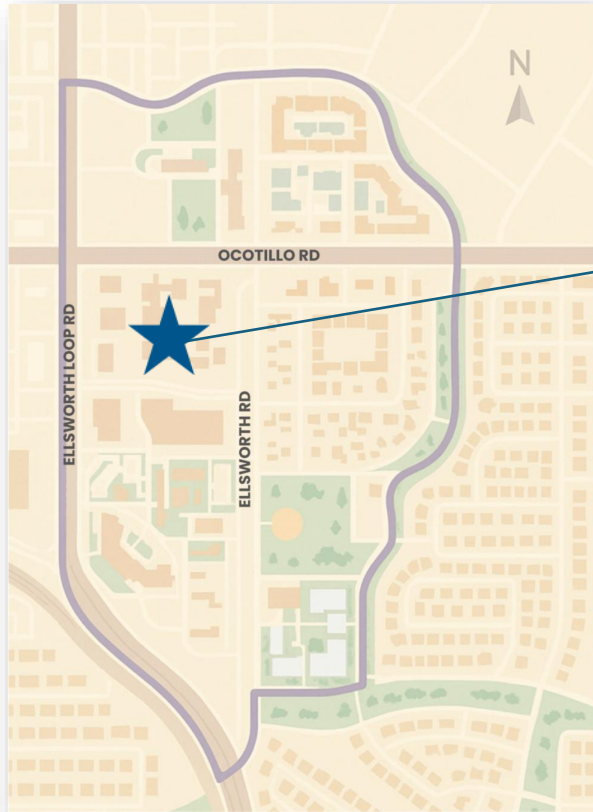
PROGRESS



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DOWNTOWN

The Perch Development



AFTER



Project Details:

Address: Munoz St. (between Ellsworth Rd & Ellsworth Loop)
Development: 62,093 SF (brewery with additional retail/restaurant buildings)
Status: Under construction, opening end of 2026

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DOWNTOWN

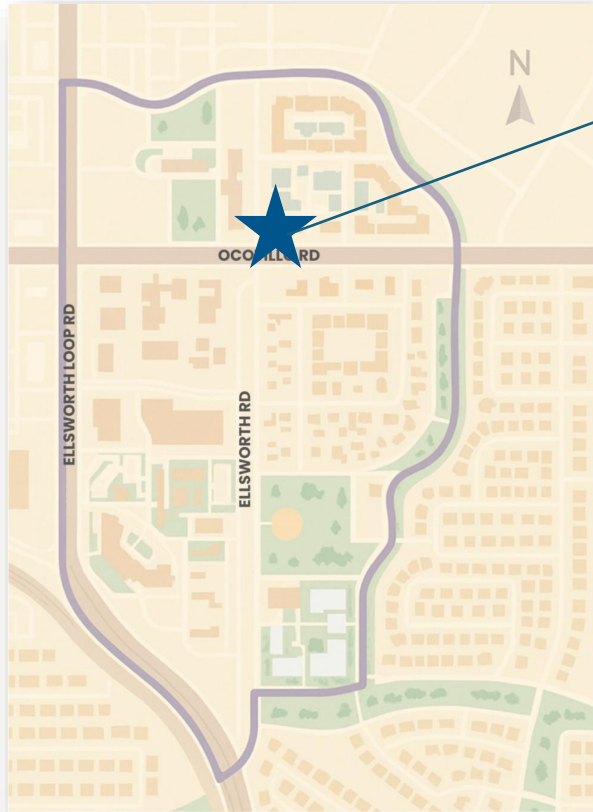
The Perch Development

PROGRESS



DOWNTOWN

Circle K



BEFORE



AFTER



Project Details:

Address: 21895 S. Ellsworth Rd.
Development: 5,200 SF new store concept
Status: Now Open!

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DOWNTOWN

Circle K

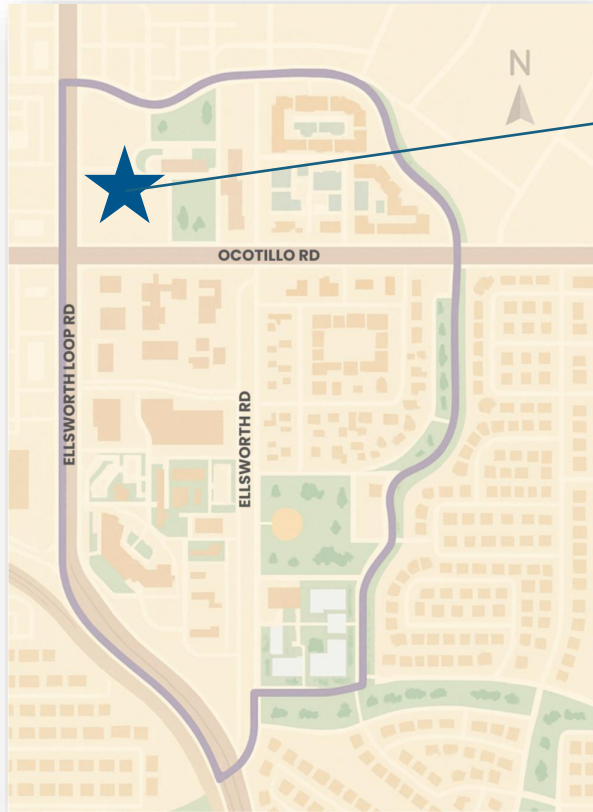
PROGRESS



INVESTTHEQC

DOWNTOWN

The Switchyard



BEFORE



AFTER



Project Details:

Address: Ellsworth Loop & Ocotillo

Development: Restaurant, retail and office 47,950 SF and Luxury Multifamily (phase 2)

Status: Under construction, opening Q4 2026/Q1 2027

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DOWNTOWN

The Switchyard

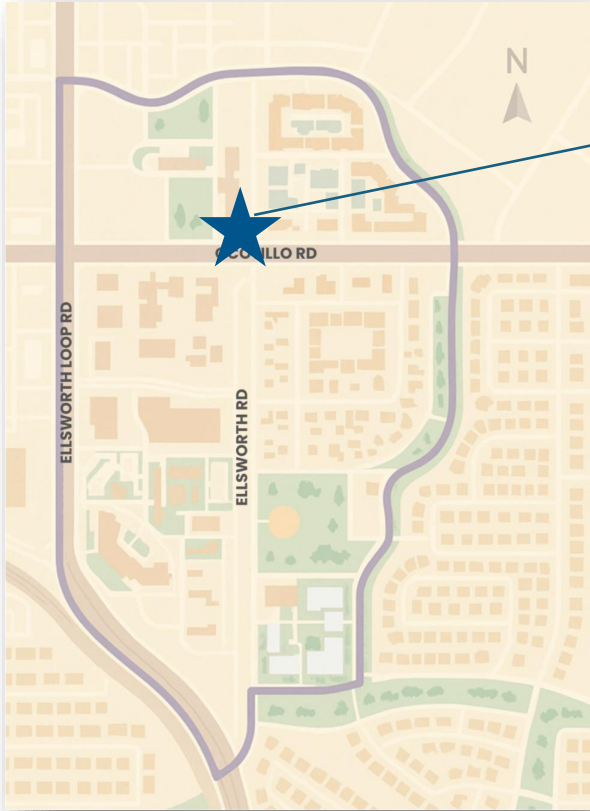
PROGRESS



INVESTTHEQC

DOWNTOWN

Rusty Buckle Saloon

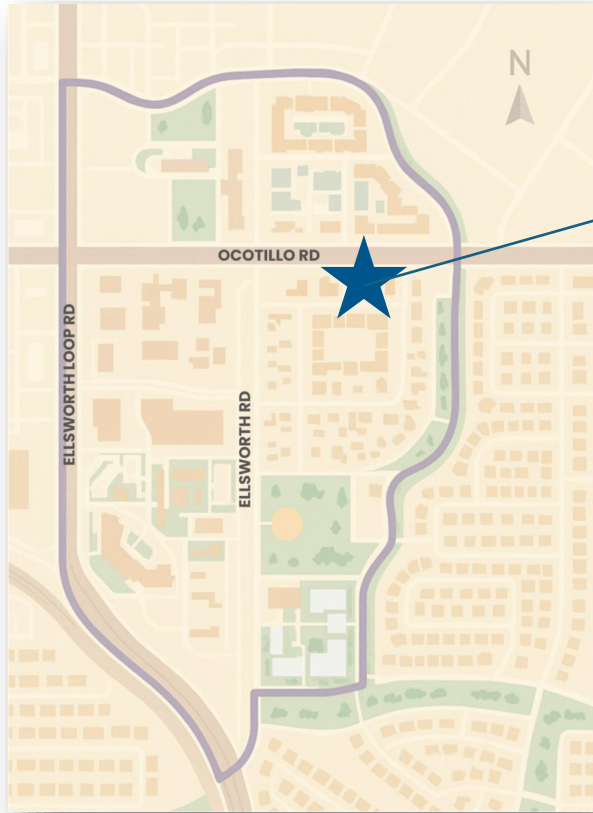


Project Details:

Address: 21838 S. Ellsworth Rd.
Development: 8,930 SF restaurant
Status: Anticipated opening mid 2026

DOWNTOWN

Magma Plaza



BEFORE



AFTER



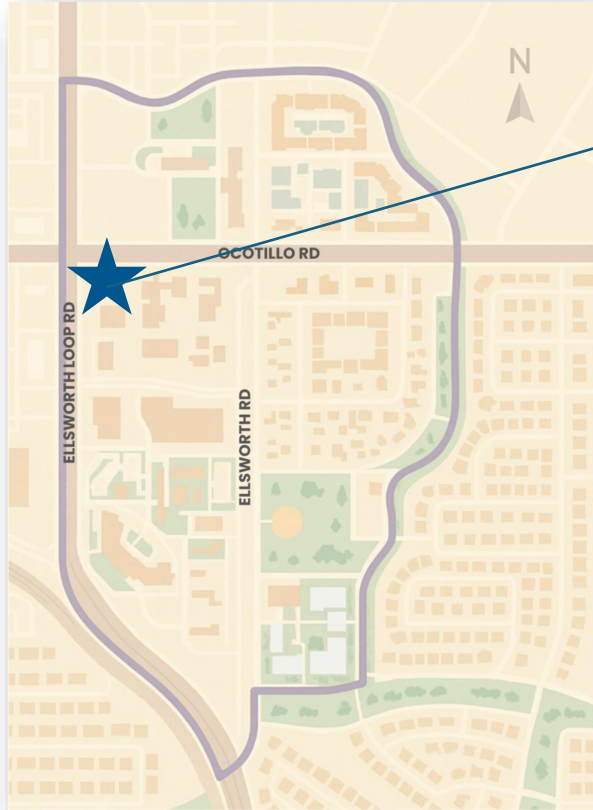
Project Details:

Address: 20955 E. Ocotillo Rd.
Development: 8,500 SF
Status: Rezoned to Downtown Core

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DOWNTOWN

The Matheson



BEFORE



AFTER



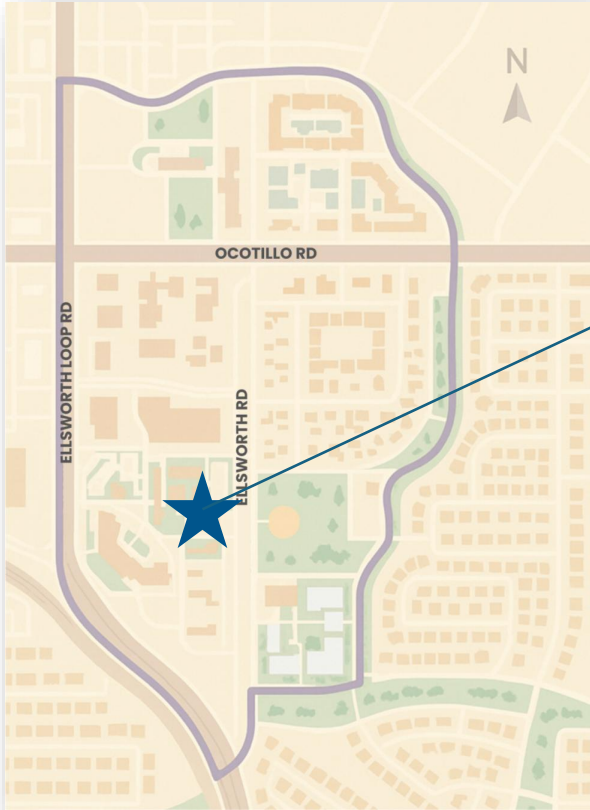
Project Details:

Address: SEC Ellsworth Loop & Ocotillo
Development: 20,000 SF office
Status: Rezoned to Downtown Core Zoning

INVESTTHEQC

DOWNTOWN

Queen Creek Police Department Headquarters



BEFORE



AFTER



Project Details:

Address: Located off Ellsworth Road, north of Crewse Lane

Development: Public Safety Investment

Status: Under Construction. Anticipating opening 2028

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DOWNTOWN

... and more!



Creek Side Commons
(Coming Soon)
22036 S. Ellsworth Rd.
(former Grand Canyon Title)



Sweet Creek Boutique
(Now Open)
22225 S. Ellsworth Rd.

...and much more to come.



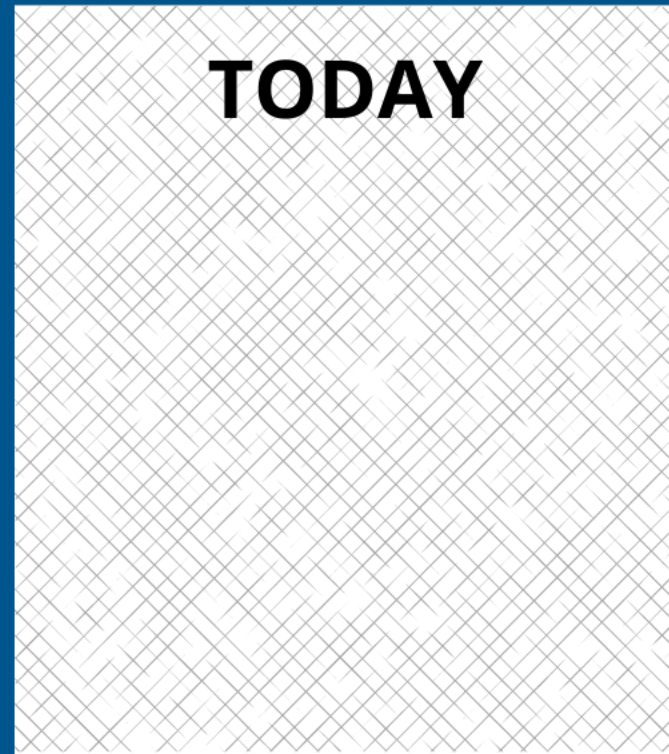
DOWNTOWN

IN 2023, DOWNTOWN QUEEN CREEK HAD JUST 4,000 SQUARE FEET OF COMMERCIAL PROJECTS UNDER CONSTRUCTION.

57x
GREATER



4,000 SF



230,000 SF

DOWNTOWN

More Event & Future Opportunities



Friday Feastival Event

DOWNTOWN

Downtown Vibes

DOWNTOWN
VIBES

**GOOD
EATS
AHEAD**

IN DOWNTOWN
QUEEN CREEK



INVESTTHEQC.COM



DOWNTOWN
VIBES

LESS DRIVIN'
**MORE
THRIVIN'**



INVESTTHEQC.COM



DOWNTOWN
VIBES

**SAY
HELLO**

to your new
favorite hangout



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DOWNTOWN
VIBES

DOWNTOWN'S
GLOW UP

IS IN PROGRESS



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DOWNTOWN

Downtown Vibes



An aerial photograph of a park and surrounding residential area, overlaid with a semi-transparent blue filter. The park features a large, open grassy field, a winding path, and several trees. Residential buildings and parking lots are visible to the right of the park. The word "Parks" is written in a white, cursive font on a yellow rectangular background in the lower-left quadrant.

Parks

Founders' Park Dog Park



- Frontier Family Park
- Mansel Carter Oasis Park-Phase II
- Recreation Center
- Aquatic Center

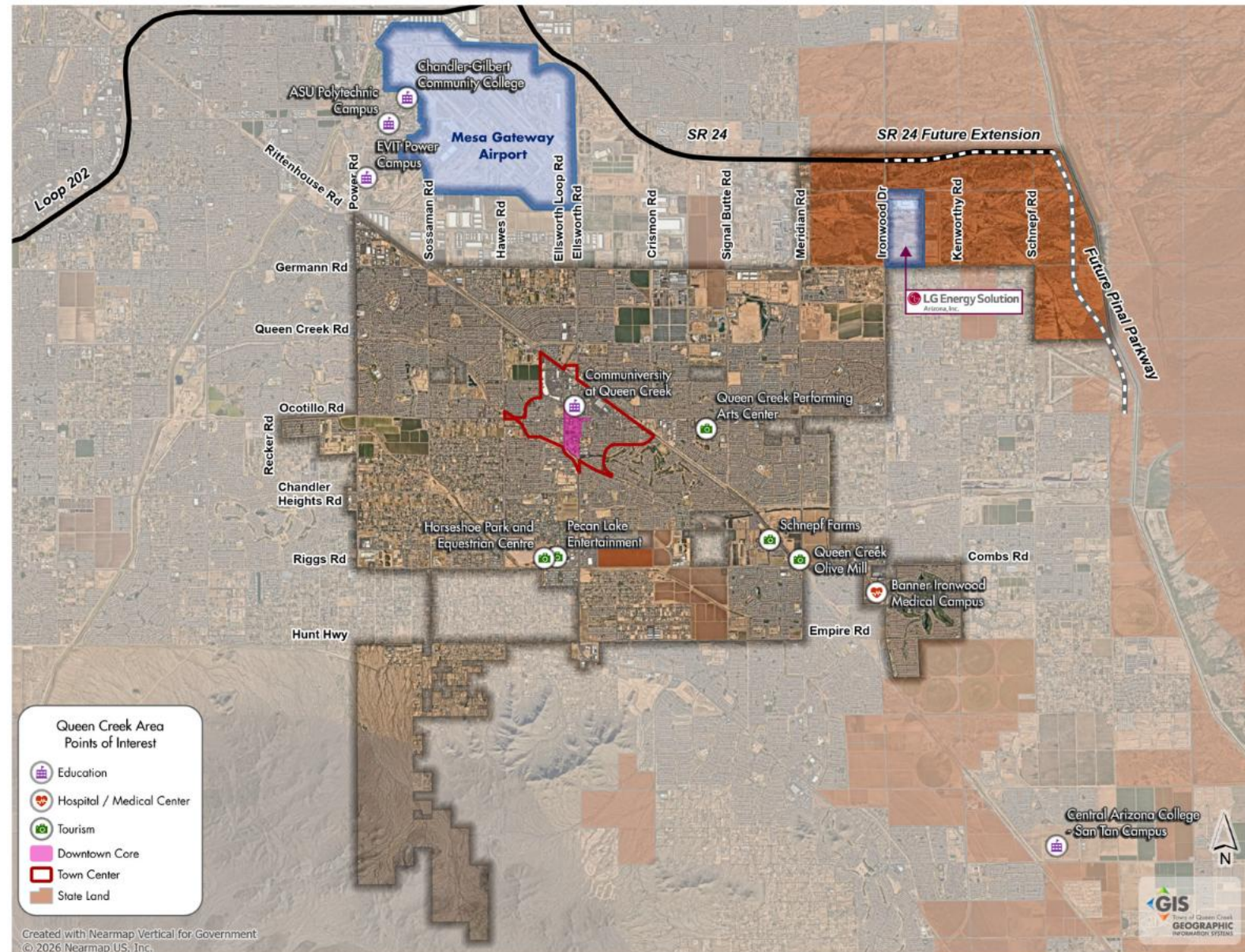




Industrial *Employment*

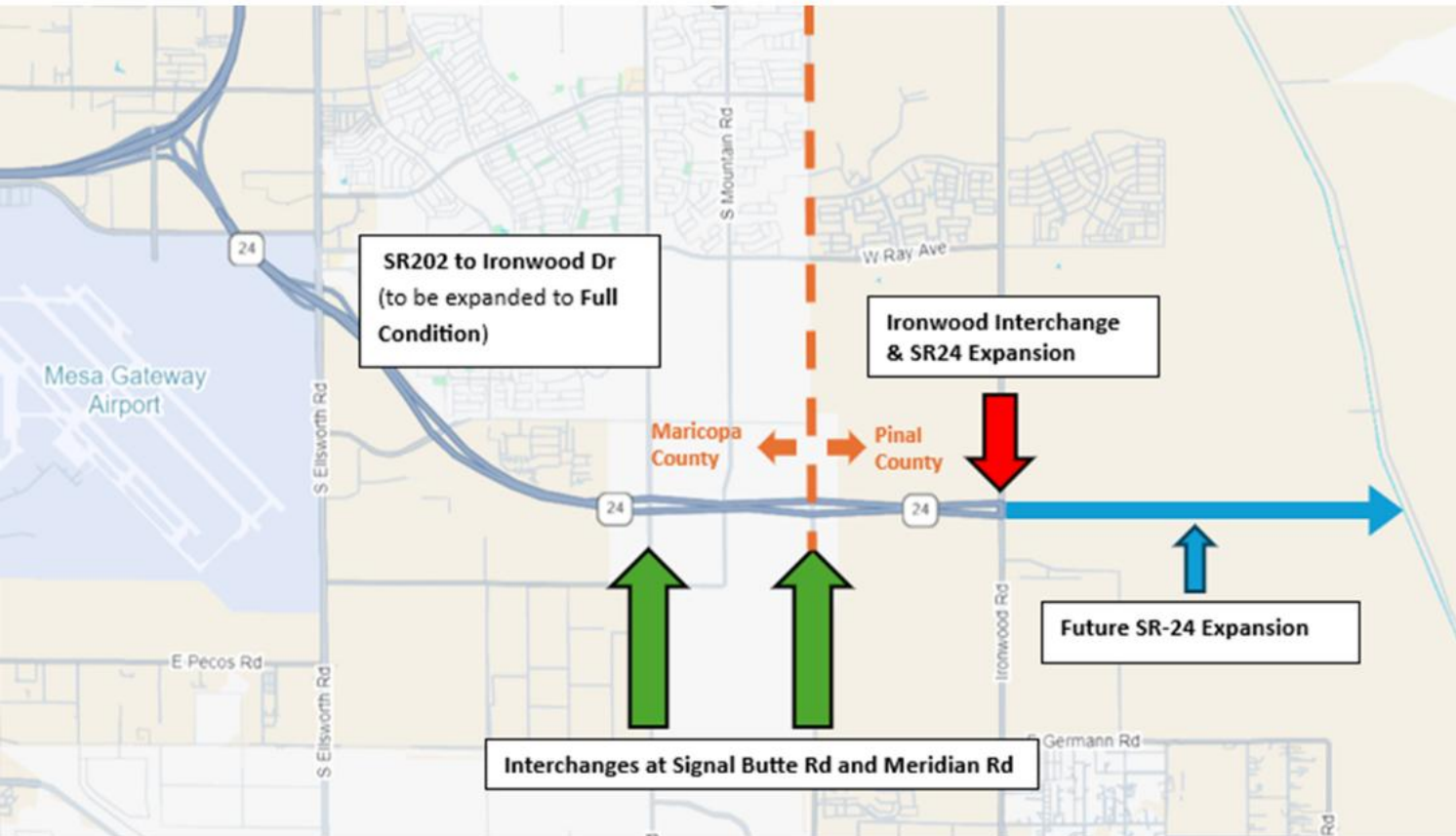
INDUSTRIAL EMPLOYMENT

Overall Town Map



INDUSTRIAL EMPLOYMENT

SR-24 Update



Existing SR-24

- One of the first projects funded by Prop 479: \$318M
- Existing SR-24 will be built to its full condition.
- Full interchanges coming to Signal Butte and Meridian Roads.
- Construction to begin in late 2026.
- Interim interchange at Ironwood Road planned.

Future SR-24

- Full interchange at Ironwood Road
- Expansion east to CAP canal; in environmental review currently.



Utility-Served Greenfield Development Sites



Sites with Freeway Frontage / Proximity



Nearby Amenities Within 10 Miles (Airport, ASU Polytechnic, Downtown)



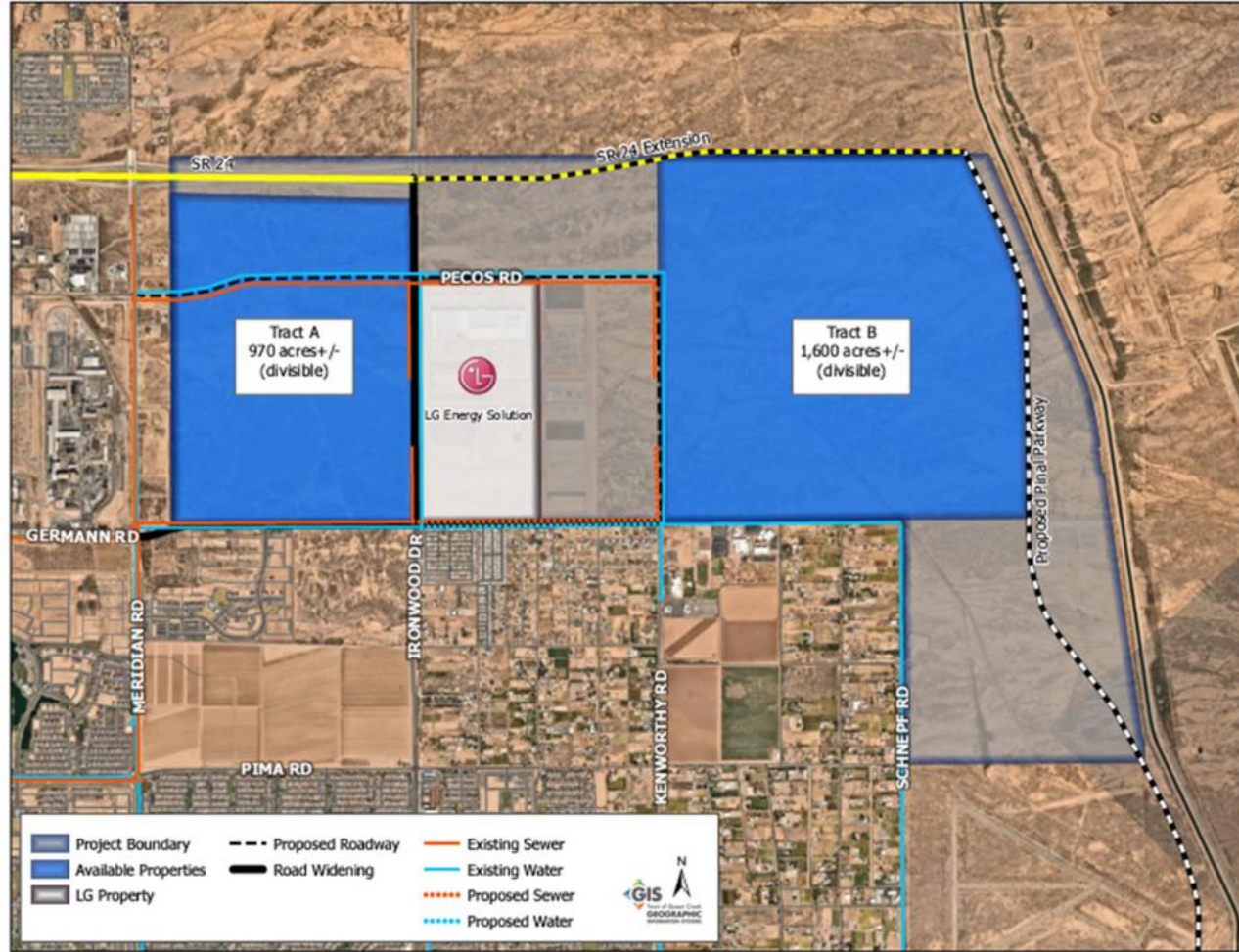
Rapid Approval Process



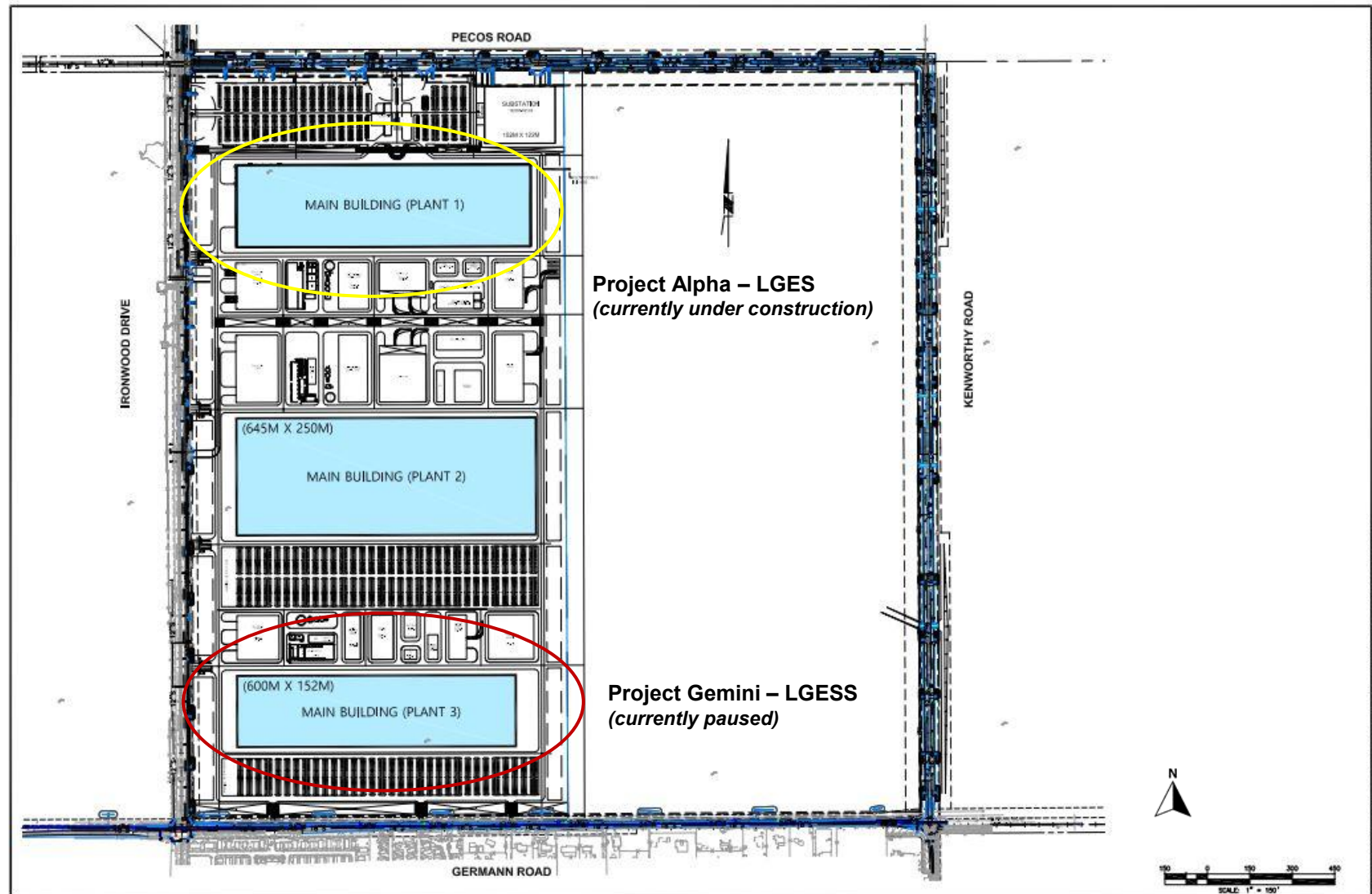
Talented Workforce

State Land

970 ACRES & 1,600 ACRES



- Single-owner (Arizona State Land Department)
- TRACT A: 970-contiguous acres at NWC Ironwood and Germann, freeway frontage
- TRACT B: 1,600 contiguous acres at NEC Kenworthy and Germann
- Utility work completed and in progress for LGES



INDUSTRIAL EMPLOYMENT

CYLINDRICAL

Battery



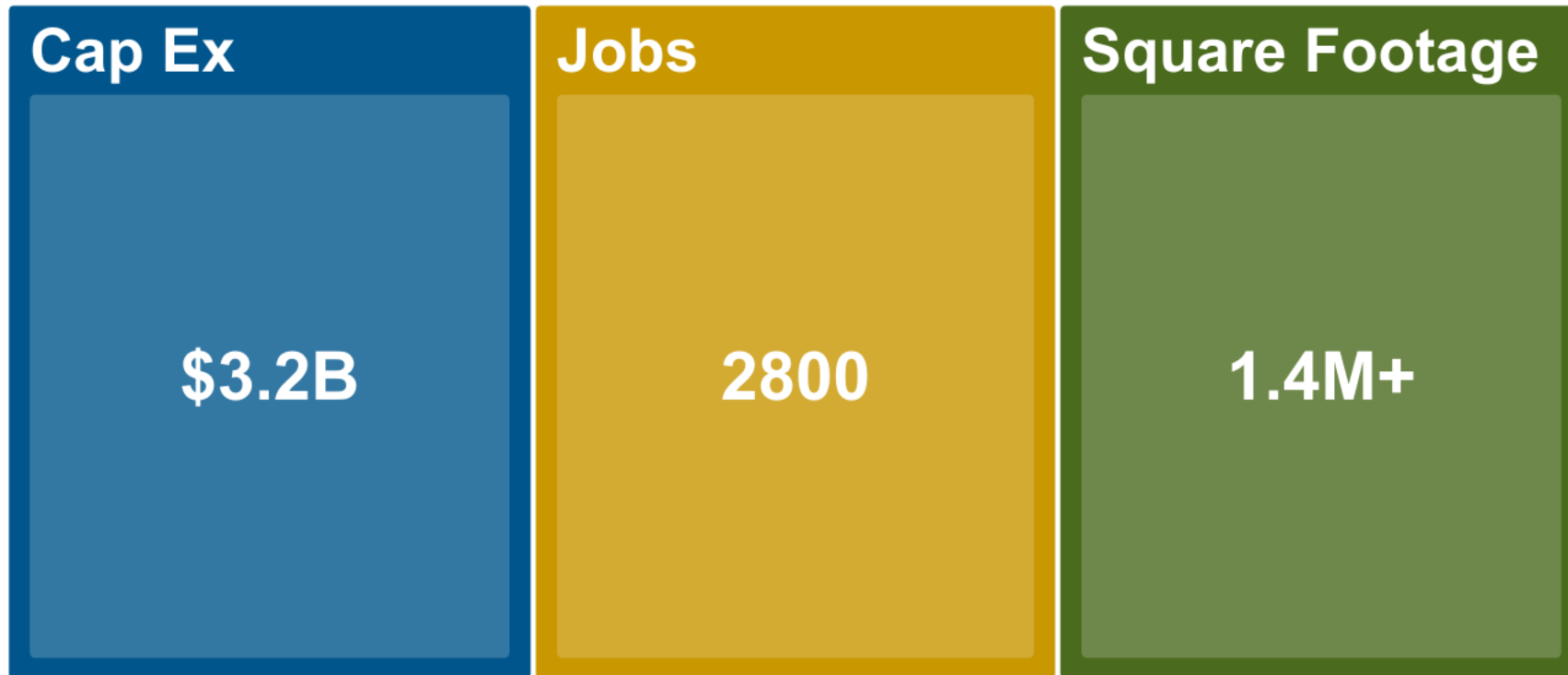
vs.

POUCH STYLE

Battery



Project Parameters



LEADING THE EV & RENEWABLE ENERGY REVOLUTION

Completion and start of production expected in second half of 2026, with full-scale hiring for jobs in 2026.



LG Energy Solution



LG Energy Solution



LG Energy Solution



INDUSTRIAL EMPLOYMENT

LG Energy Solution

Now Hiring!

APPLY NOW



WE ARE
HIRING

Join Our Team



LG Energy Solution

Arizona, Inc. Located in Queen Creek, AZ
at Pecos & Ironwood Rd.

APPLY NOW



OPEN POSITIONS

- Crew Lead
- Engineers
- Quality Control
- Technicians
- Fire Prevention Officer
- Inspectors
- Operators



INDUSTRIAL EMPLOYMENT

The Pointe at Power Marketplace



Power Marketplace Business Park W of NWC Rittenhouse and Germann

- 92,520 SF; divisible to 9,360 SF
- 24' clear height
- Grade level loading & truckwell loading
- Now fully leased

Germann Commerce Center

E/SEC Signal Butte and Germann



Phase I

- 391,706 SF
- 14,560 SF to 105,170 footprints over 5 buildings
- Clear heights 28' to 32'
- Now leasing! Delivered August 2024

Phase II

- 42-acre build-to-suit



INDUSTRIAL EMPLOYMENT

Jorde Site

SWC Crismon and Germann Roads

- 57 acres, light industrial-zoned, greenfield site
- 2.2 miles south of the SR24





SEC Crismon and Germann Roads

- 240 contiguous acres
- single-owner
- heavy-industrial zoned greenfield site



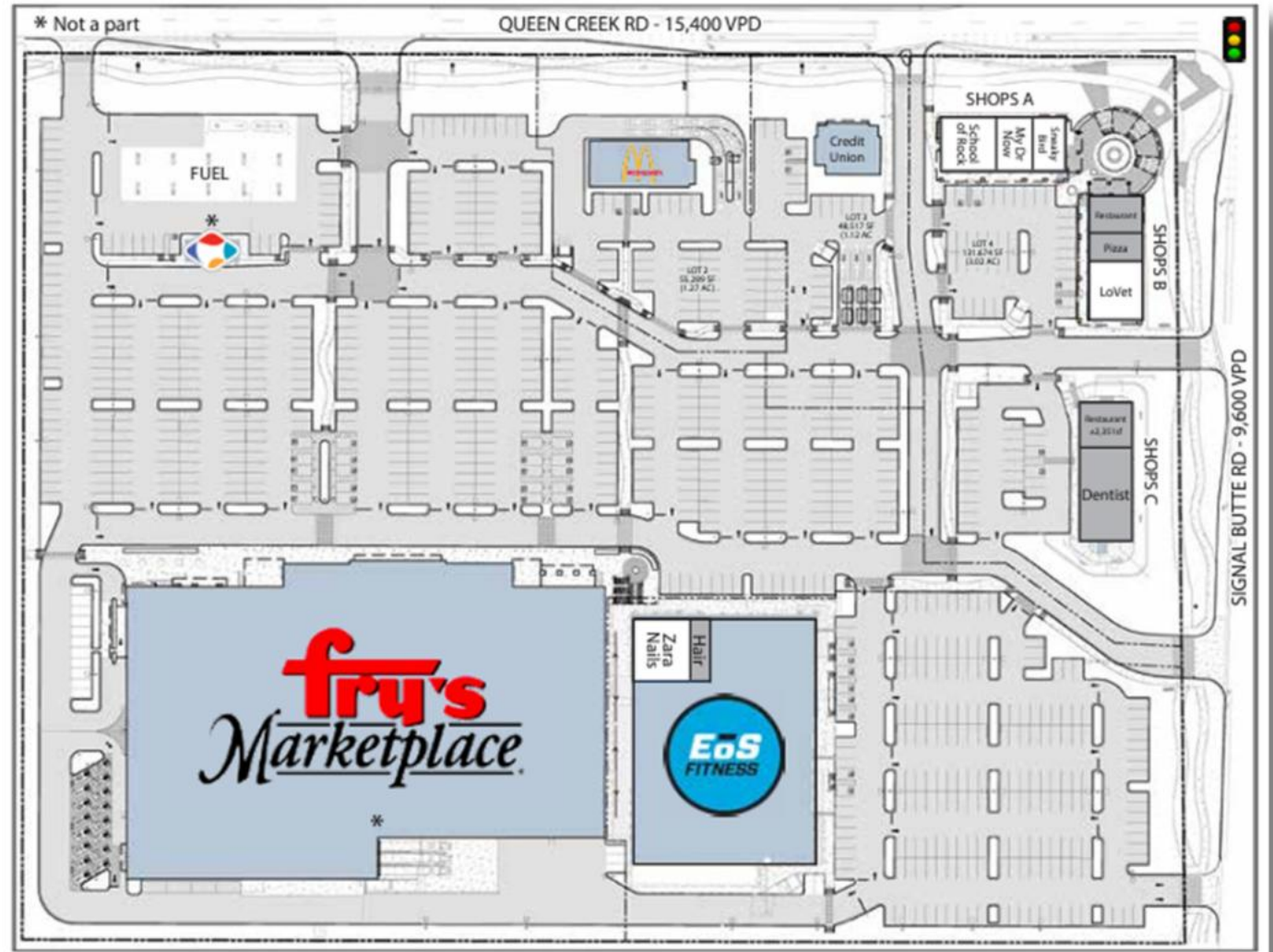
Retail

& Office

Hudson Station

SWC Signal Butte and Queen Creek

- Fry's and EOS anchored commercial corner
- 21-acres, 197,000+ square feet



Vineyard Towne Center

NWC Gantzel (Ironwood) and Combs (Riggs)

- 100% leased; 23 acre, 260,000 square foot commercial corner
- Anchored by Target (opened October 2025) and Sprouts



SWC Rittenhouse/Gary and Riggs/Combs

- 14-acre Safeway-anchored commercial center (opened in January 2026)
- Future tenants - First Watch & TruBowls



The Union

SWC Queen Creek & Ellsworth

- 20-acre commercial corner
- Envisioned for unique, walkable mixed-use development



Potential Site

SEC SR24 & Meridian

- Just sold
- 2-35 acres of commercial land, greenfield site
- Freeway frontage and visibility on SR24 and Meridian Road



Medical & Professional Office Projects

OVER 190,000 SQ.FT. IN THE PIPELINE

Near Downtown & Town Center

- The Switchyard (15K SF; NEC Ellsworth Loop and Ocotillo)
- The Matheson (20K SF; SEC Ellsworth Loop and Ocotillo)
- Crismon Medical Office (to be about 45K SF; E/SEC Rittenhouse and Ocotillo)
- The Union (TBD on SF; mixed use development; SWC Ellsworth Loop and Queen Creek)

Elsewhere in Town

- San Tan Blvd & Ellsworth Road (30K SF; SWC Ellsworth Road and San Tan Blvd)
- The Collective (44,500 SF; E/SEC Signal Butte and Ocotillo)
- Meridian Professional Plaza (37,000 SF; SWC Meridian and Germann)

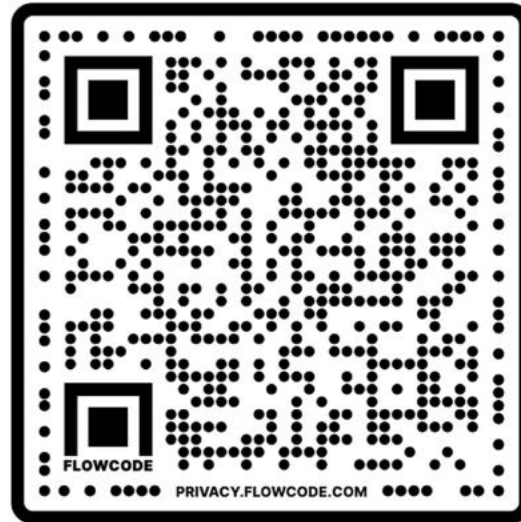
Targeted Uses



- Sit-down restaurants, including steakhouse
- Office – medical and professional
- Employers, including to support LGES
- Downtown development
- Hotel development
- Agritainment

RETAIL

QC is Ready for a Steakhouse!



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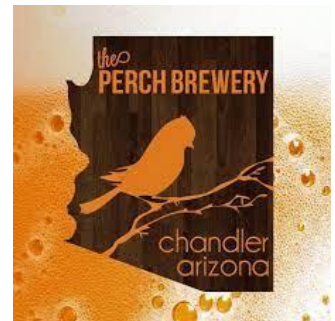
RETAIL

New Businesses!

BAMBOO SUSHI



ZAXBYS



ROOM and PORCH



INVESTTHEQC

Thank you!



**ACCREDITED
ECONOMIC
DEVELOPMENT
ORGANIZATION**

International Economic Development Council



InvestTheQC@QueenCreekAZ.gov



LinkedIn.com/company/QCED



VisitQueenCreekAZ



InvestTheQC.com



**TOWN OF
QUEEN CREEK
ARIZONA**

INVESTTHEQC