

University & Gilbert

1901 E UNIVERSITY DR | MESA, AZ 85203
OFFICE BUILDING AVAILABLE FOR SALE

ASKING PRICE: \$1,928,000.00



The information contained herein has been obtained from various sources. We have no reason to doubt its accuracy; however, J & J Commercial Properties, Inc. has not verified such information and makes no guarantee, warranty or representation about such information. The prospective buyer or lessee should independently verify all dimensions, specifications, floor plans, and all information prior to the lease or purchase of the property. All offerings are subject to prior sale, lease, or withdrawal from the market without prior notice.
July 23, 2025 4:07 PM

Exclusive Listing Agents:

Eric Butler
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COMMERCIAL PROPERTIES INC.

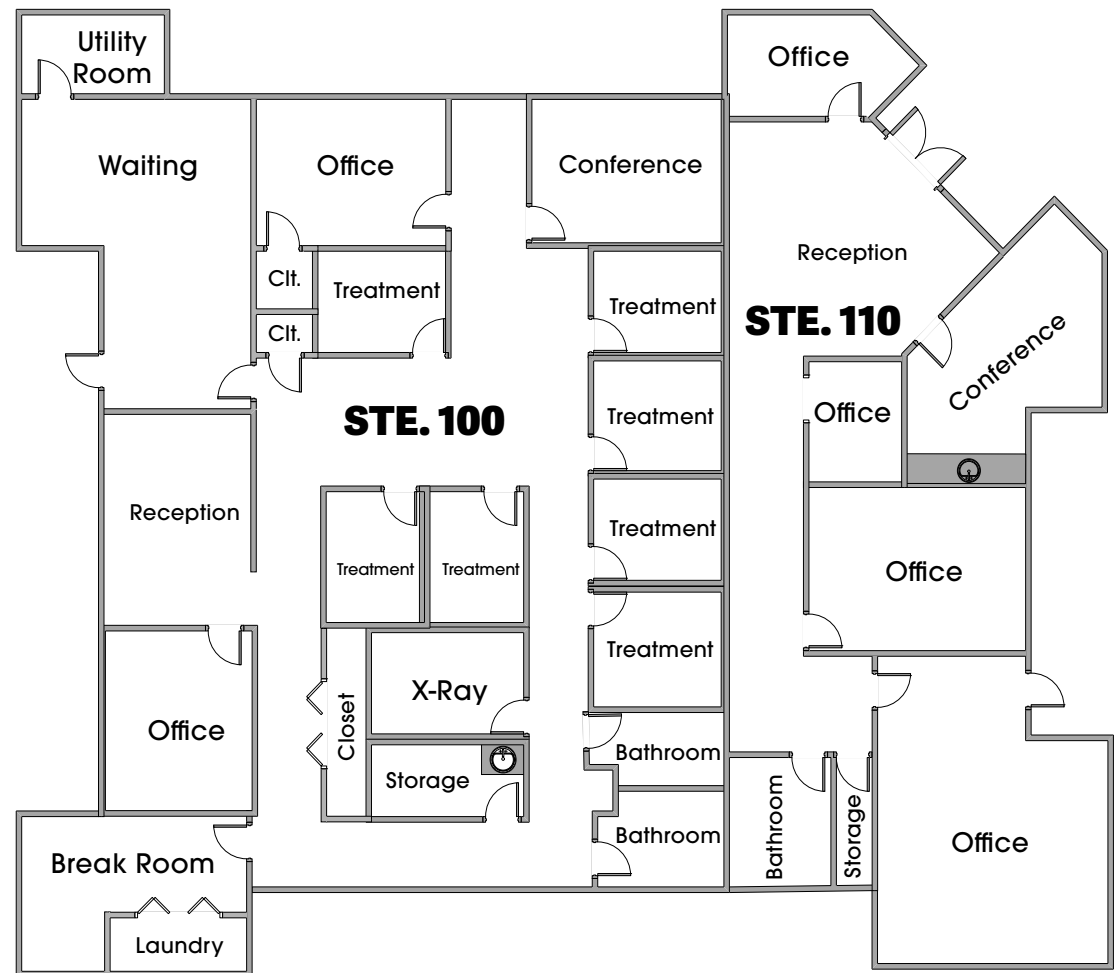
Locally Owned. Globally Connected. CORFAC INTERNATIONAL

TEMPE: 2323 W. University Drive, Tempe, AZ 85281 | 480.966.2301
SCOTTSDALE: 8777 N. Gainey Center Dr., Suite 245, Scottsdale, AZ 85258 | www.cpiaz.com

PROPERTY OVERVIEW

ASKING PRICE: \$1,928,000.00

- 4,882 SF Multi-Tenant Office Building
- Ste 100 (3,322 SF) & 110 (1,560 SF) Max Contiguous to 4,882 SF
- Owner/User with Potential Income
- E University Dr Frontage
- Door, Window, Large Wall Signs (2) & Monument Signage
- Zoned C-2
- 5.74/1,000 Parking Ratio



Buyer shall have the option to either occupy the entire premises or retain Suite 110 as an income-generating rental unit. While Suite 110 is currently vacant, there has been demonstrated interest, including offers to lease the space.

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