

# AVAILABLE FOR LEASE

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Fisher Commercial

2575 E. Camelback Rd. #450

Phoenix, AZ



## South of SWC Guadalupe & Alma School Rds.

- Lowest Lease Rates in the Area
- Great Visibility
- Good Ingress / Egress
- 2 miles from the 101 Loop
- 1-1/2 miles from the I-60 Freeway
- Notable Tenants Include Nello's Pizza & Aloha Kitchen
- Small Spaces Available
- Zoning C-2—City of Mesa

### Average HH Income

\$70,488 - 5 mile radius

\$72,315 - 3 mile radius

\$77,571 - 1 mile radius

### Population

469,462 - 5 mile radius

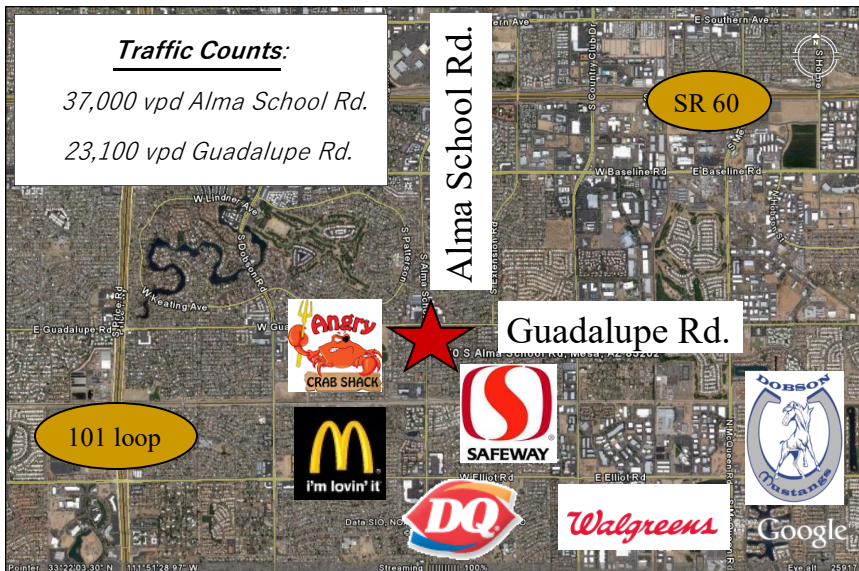
158,258 - 3 mile radius

18,522 - 1 mile radius

### Traffic Counts:

37,000 vpd Alma School Rd.

23,100 vpd Guadalupe Rd.



2950 S. Alma School Rd.

Suite #1-2
Suite #3
Suite #4
Suite #5
Suite #6
Suite #7
Suite #8



PARKING



Suite #9-10
Suite #11
Suite #12-13
Suite #14
Suite #15-18

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Alma School Rd.

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<u>Suite #</u>	<u>Tenant</u>	<u>SF</u>
#15-18	Nello's Pizza	3,500
<b>#14</b>	<b>AVAILABLE(former sports lab)</b>	<b>750</b>
#12-13	Aloha Kitchen	1,750
#11	Counseling	1178
#9-10	Posture Perfect	1300
<b>#8</b>	<b>AVAILABLE</b>	<b>750</b>
#7	Tattoo	750
#6	Tattoo	978
<b>#5</b>	<b>AVAILABLE</b>	<b>710</b>
#4	Church	1,040
#3	Creations Hair	750
<b>#1-2</b>	<b>AVAILABLE</b>	<b>1,750</b>
	TOTAL	