

PLUG & PLAY RESTAURANT/BAR ON +/- 1 ACRE PARCEL

5,190 RSF | PRICE: CALL FOR DETAILS

For Sale or Lease

4906 E MAIN ST, MESA, AZ 85205



CONTACT



Darius Green
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FOR SALE | 4906 E MAIN ST, MESA, AZ 85205

PROPERTY OVERVIEW



PRICE
CALL FOR DETAILS



BUILDING SIZE
5,190 SF



FRONTAGE
158' ON E MAIN ST



LOT SIZE
43,246 SF



ZONING
LC (LIMITED
COMMERCIAL)



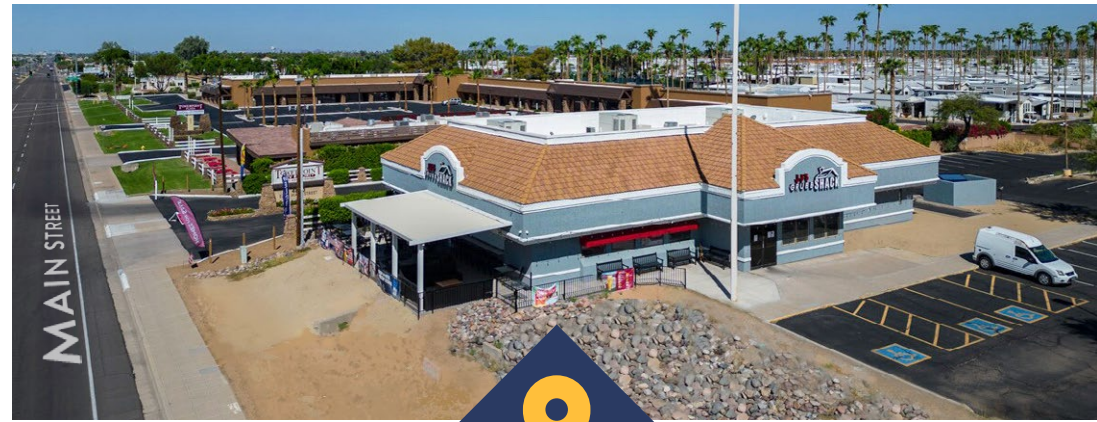
YEAR BUILT/RENOVATED
1986/2021



**DISTANCE TO
HIGHWAY**
2.5 MILES TO US60



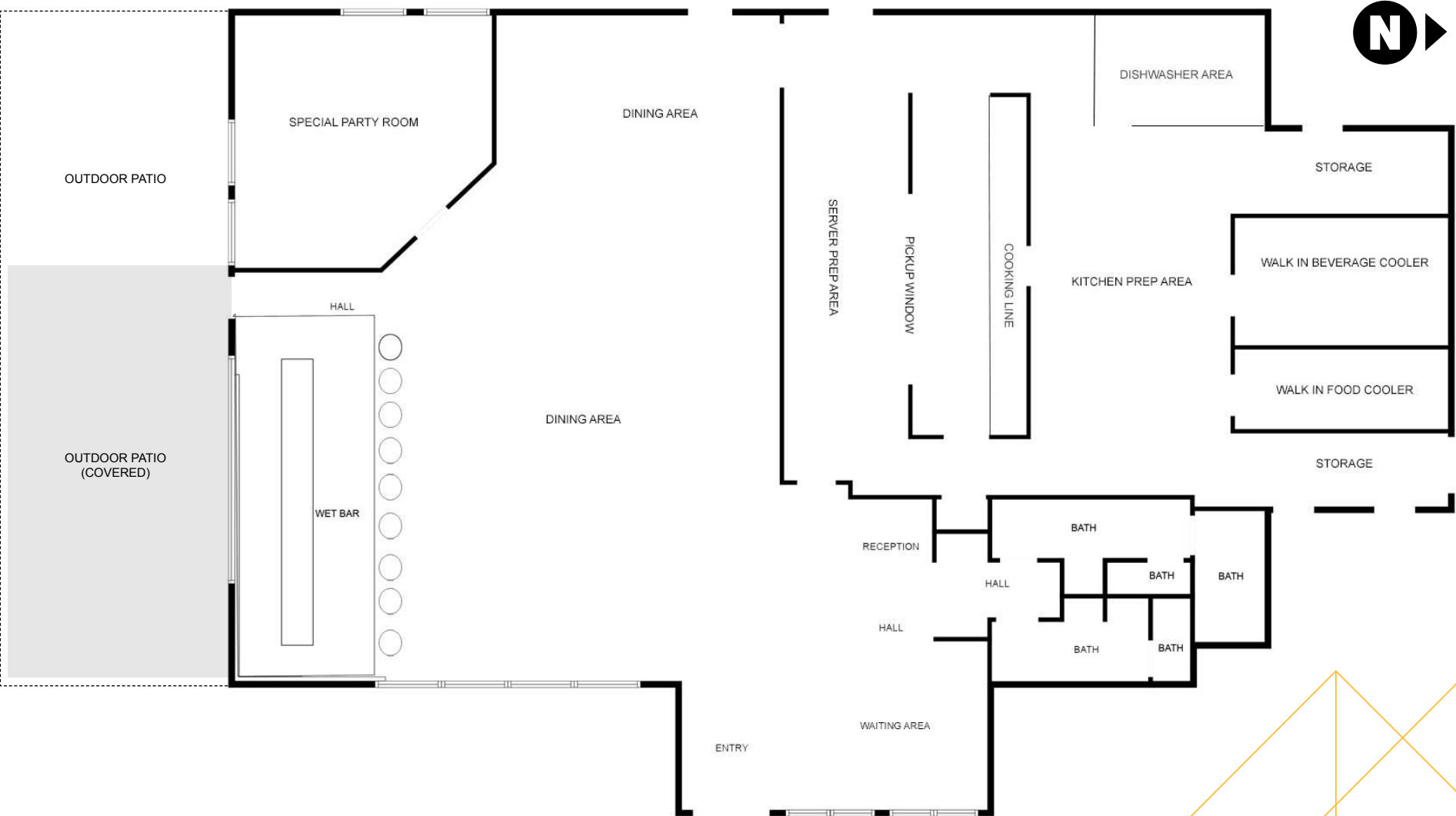
PARKING RATIO
10/1,000 SF
59 SURFACE SPACES



ADDRESS

4906 E MAIN ST
MESA, AZ 85205





FOR SALE | 4906 E MAIN ST, MESA, AZ 85205

PROPERTY PHOTOS

OUTDOOR PATIO



FULLY FURNISHED



SPACIOUS DINING ROOM

FOR SALE | 4906 E MAIN ST, MESA, AZ 85205

PROPERTY PHOTOS



BACK OF THE HOUSE



FULLY FURNISHED



2 LARGE WALK-INS

LC (LIMITED COMMERCIAL)

The LC (Limited Commercial) zoning in Mesa, Maricopa County is intended to provide areas for neighborhood- and community-scale commercial development that serves nearby residential areas while maintaining compatibility with surrounding land uses. This district encourages a balance between accessibility, functionality, and aesthetic standards suitable for smaller commercial nodes.



Neighborhood
Retail Centers



Professional
Offices



Restaurants
and Cafes



Personal Service
Businesses



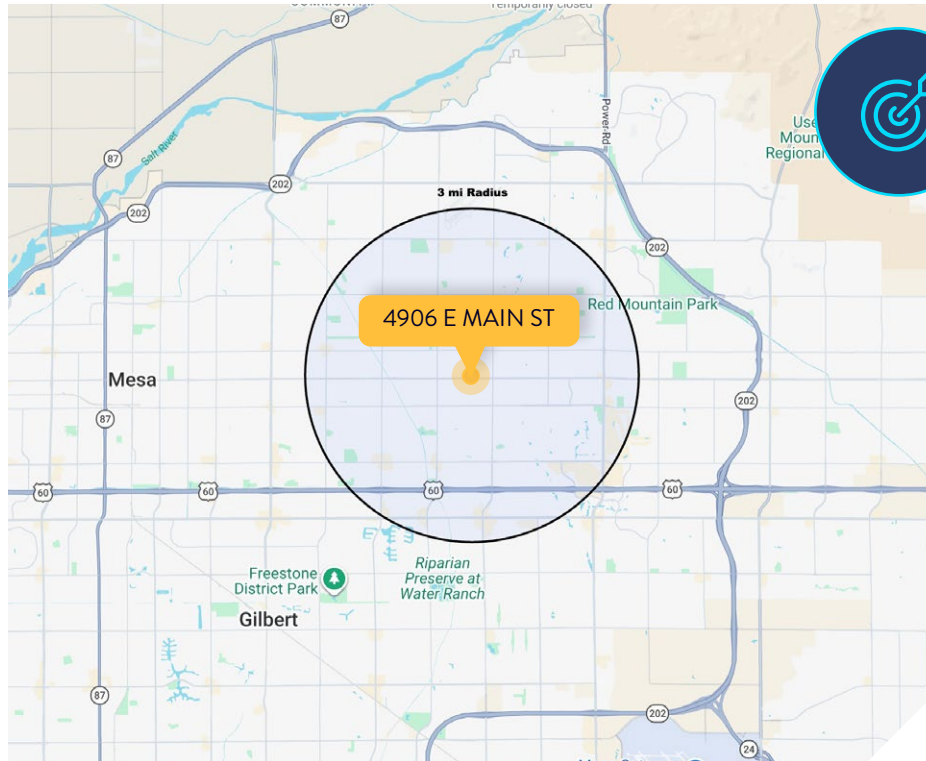
Small-Scale
Mixed-Use
Developments

By leveraging the flexible yet community-oriented nature of LC zoning, a property can be developed into an attractive commercial destination that supports surrounding neighborhoods, enhances local convenience, and contributes to Mesa's sustainable, mixed-use growth objectives.



MESA, AZ





DEMOGRAPHICS SNAP SHOT (3-MILE RADIUS)

2024 POPULATION

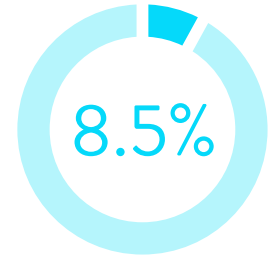
123,793

2024 HOUSEHOLDS

53,788

AVG. HOUSEHOLD INCOME

\$103,273



2029 HOUSEHOLD
PROJECTION INCREASE

TOTAL BUSINESSES

5,869

TOTAL CONSUMER RETAIL EXPENDITURE (2025 ANNUAL)

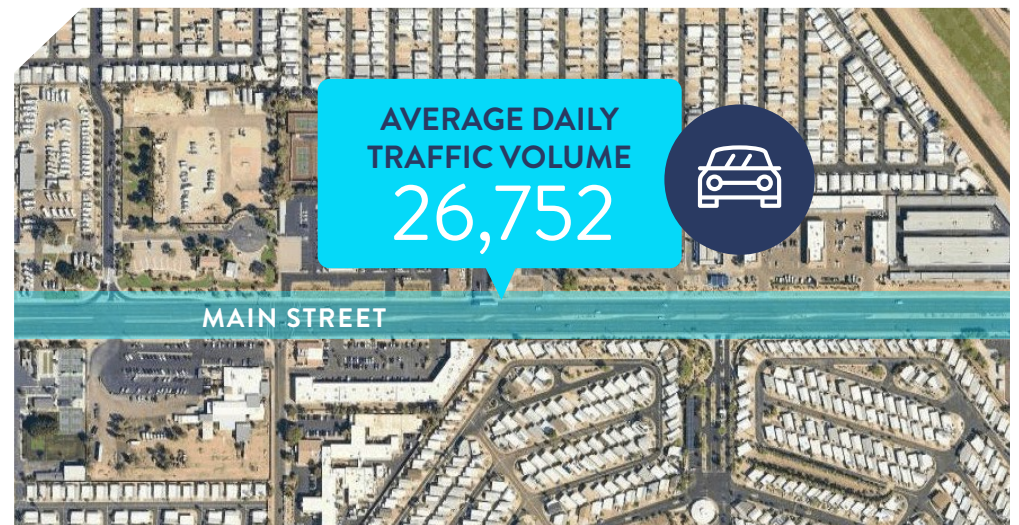
\$2.76 B

Food Away From Home \$239.01 M

Entertainment \$310.25 M

Alcoholic Beverages \$33.46 M

Personal Care \$67.95 M



CONTACT



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DESIGNER



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THANK YOU

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