



FOR LEASE | RETAIL

EXISTING RETAIL SHOP SPACE AVAILABLE FOR IMMEDIATE OCCUPANCY

437 S. Gilbert Road, Mesa, AZ 85204



LEASE OVERVIEW

AVAILABLE SF: 900 - 1,200 SF

LEASE RATE: \$15.00 SF/Yr (NNN)

LOT SIZE: 1.38 Acres

BUILDING SIZE: 15,040 SF

YEAR BUILT: 1986

ZONING: C-2

CROSS STREETS: Gilbert Road And
Broadway Road

PROPERTY DESCRIPTION

Small Retail Shop Spaces
Prime Visibility to Gilbert Road
Ready for Immediate Occupancy

LOCATION OVERVIEW

Busy Gilbert Road Intersection
Great Traffic Counts in both directions
Dense Population
Excellent Street Visibility and Access



All SVN® Offices Independently Owned & Operated.
The information listed above has been obtained from sources we believe to be reliable, however, we accept no responsibility for its correctness.

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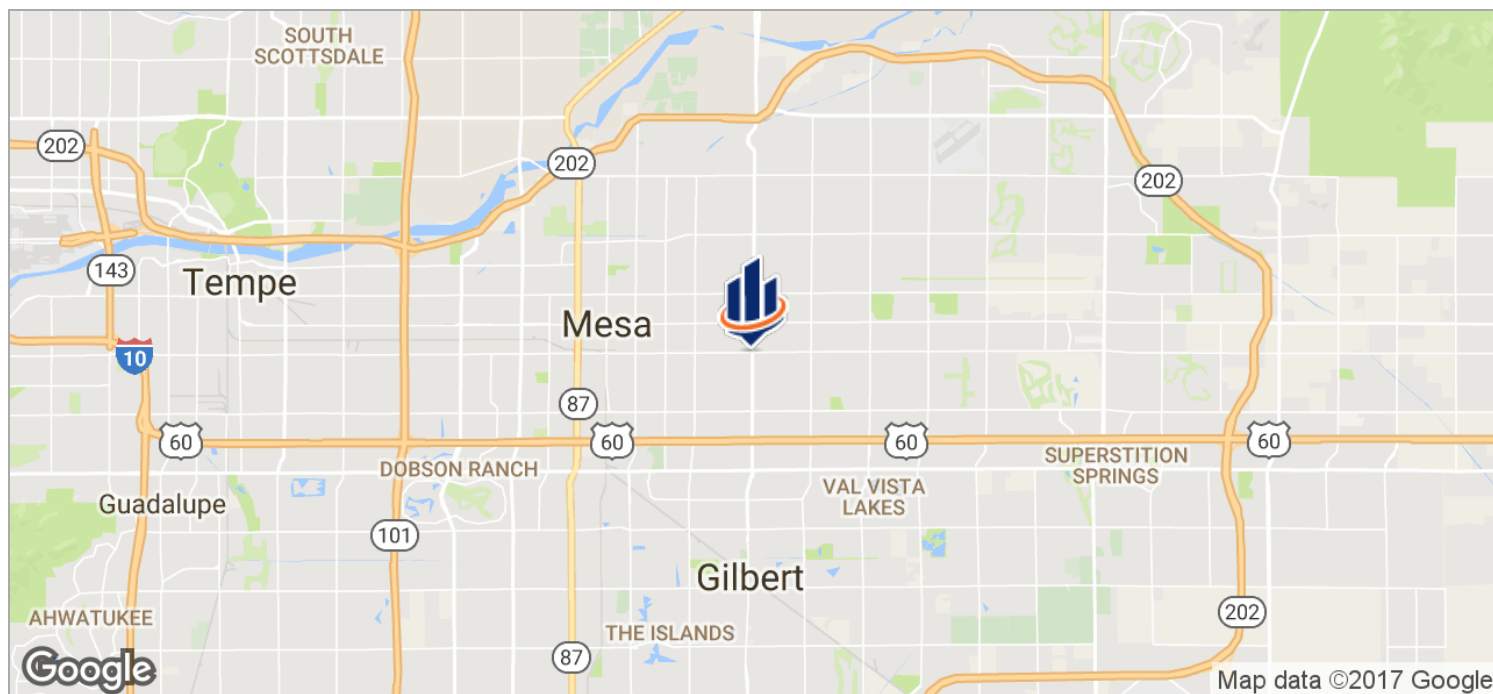
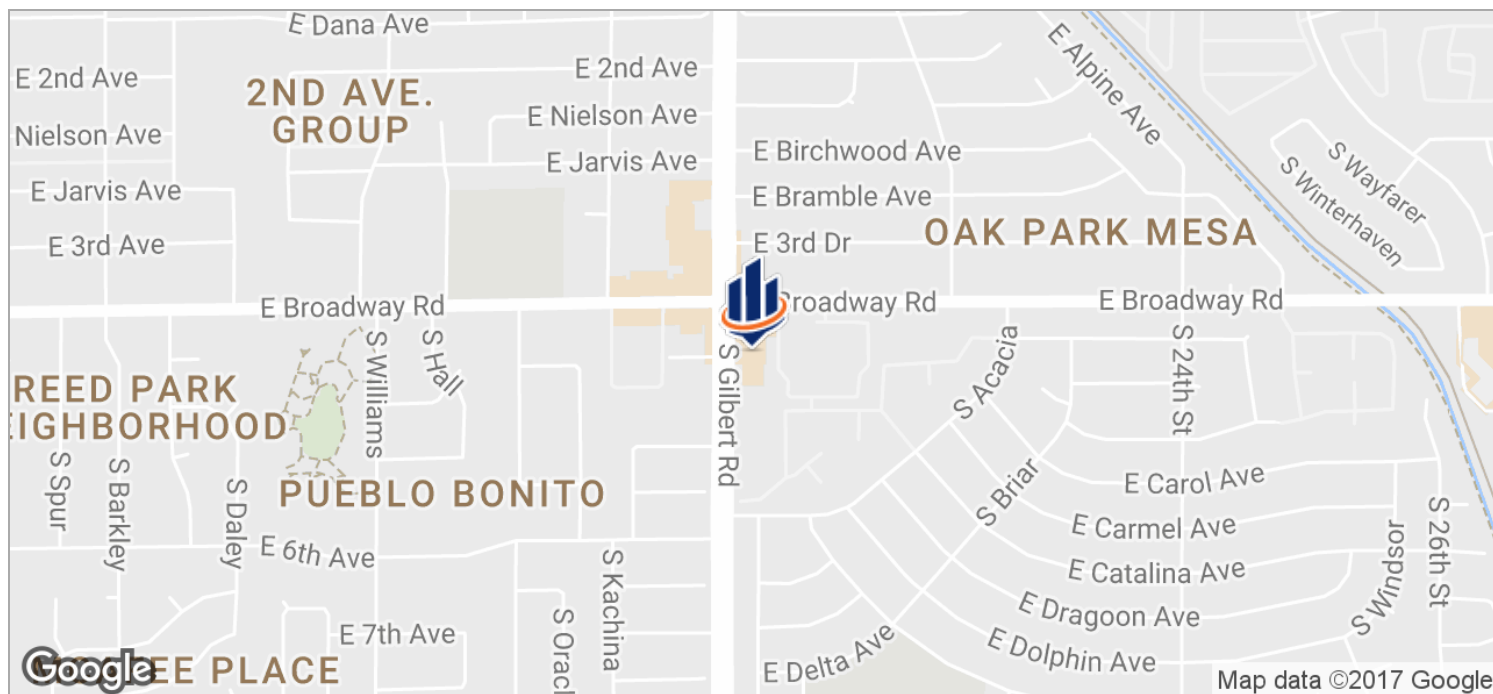
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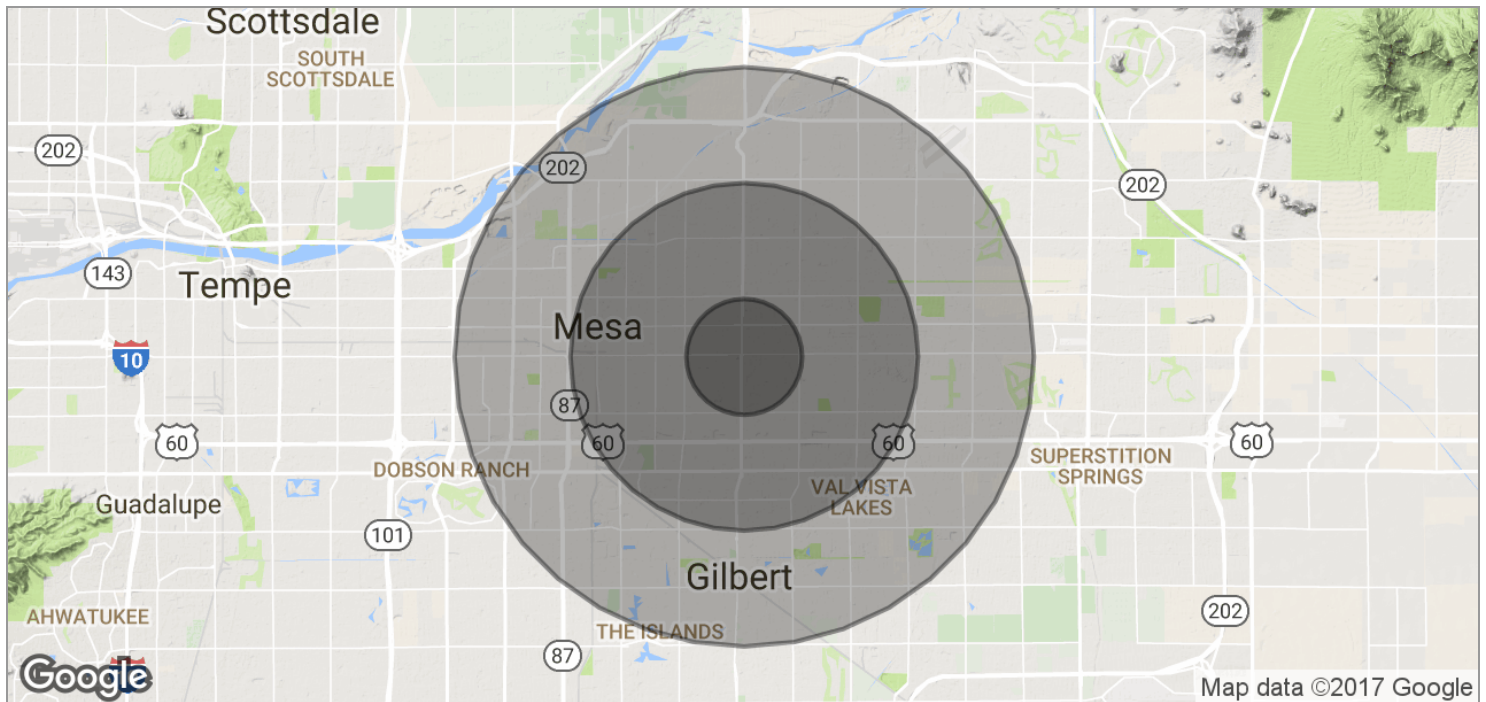
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POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	21,910	153,439	351,836
MEDIAN AGE	29.8	32.9	34.4
MEDIAN AGE (MALE)	28.3	31.9	33.5
MEDIAN AGE (FEMALE)	31.7	34.3	35.6

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	7,147	53,920	126,930
# OF PERSONS PER HH	3.1	2.8	2.8
AVERAGE HH INCOME	\$49,447	\$59,458	\$65,482
AVERAGE HOUSE VALUE	\$121,649	\$184,290	\$224,252



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