



Great offices available in desirable West Mesa



Excellent frontage on Alma School Road



Convenient access to US-60 and Loop-101



Monument signage available



Three-story building featuring impressive
atrium lobby with water feature



**For further
information**

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Property overview

Office spaces for lease
1839 S Alma School Rd
Mesa, AZ 85210

Availability

Suites	Square feet
Suite 135	±2,436 rsf
Suite 141	±2,329 rsf
Suite 145	±2,317 rsf
Suite 135/141/145	±7,082 rsf
Suite 170	±1,689 rsf
Suite 205	±2,489 rsf
Suite 248	±1,229 rsf
Suite 275	
<i>Spec space move-in ready</i>	±2,105 rsf
Suite 325	±1,385 rsf
Suite 335	±2,530 rsf
Suite 380	±4,434 rsf

Term

- 3 & 5 year

Building

- Size: ±69,916 sf

Load factor

- 13.5%

Parking

- Covered available

Rate

- \$24.00 - \$25.00/rsf (Full Service)
- Operating expenses: base year
- Tenant improvements: negotiable

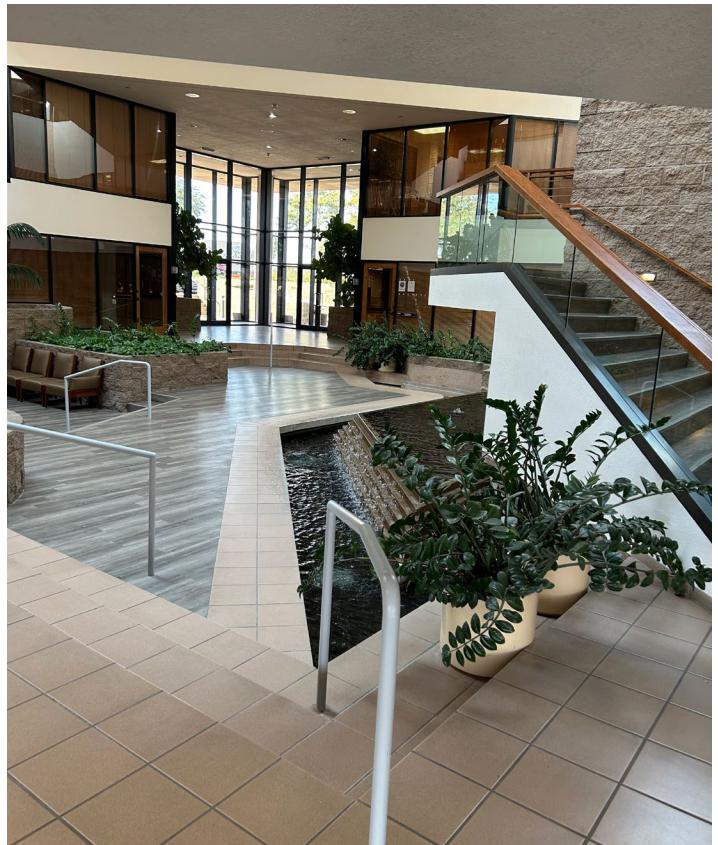


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Photos

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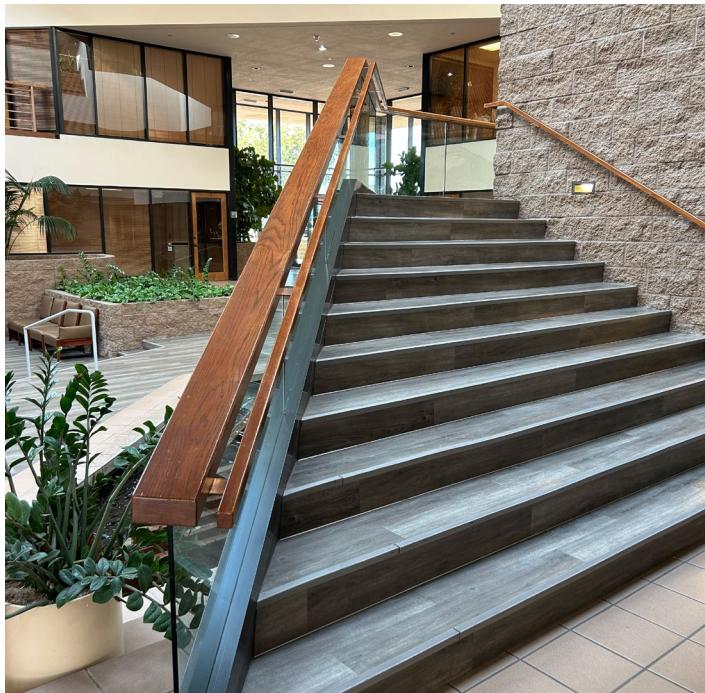
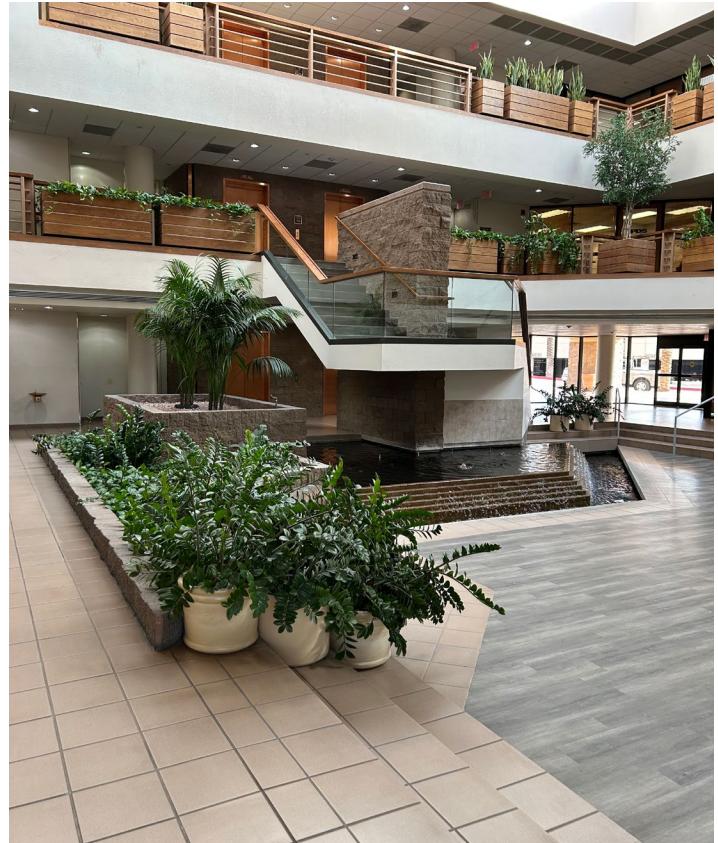
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Photos

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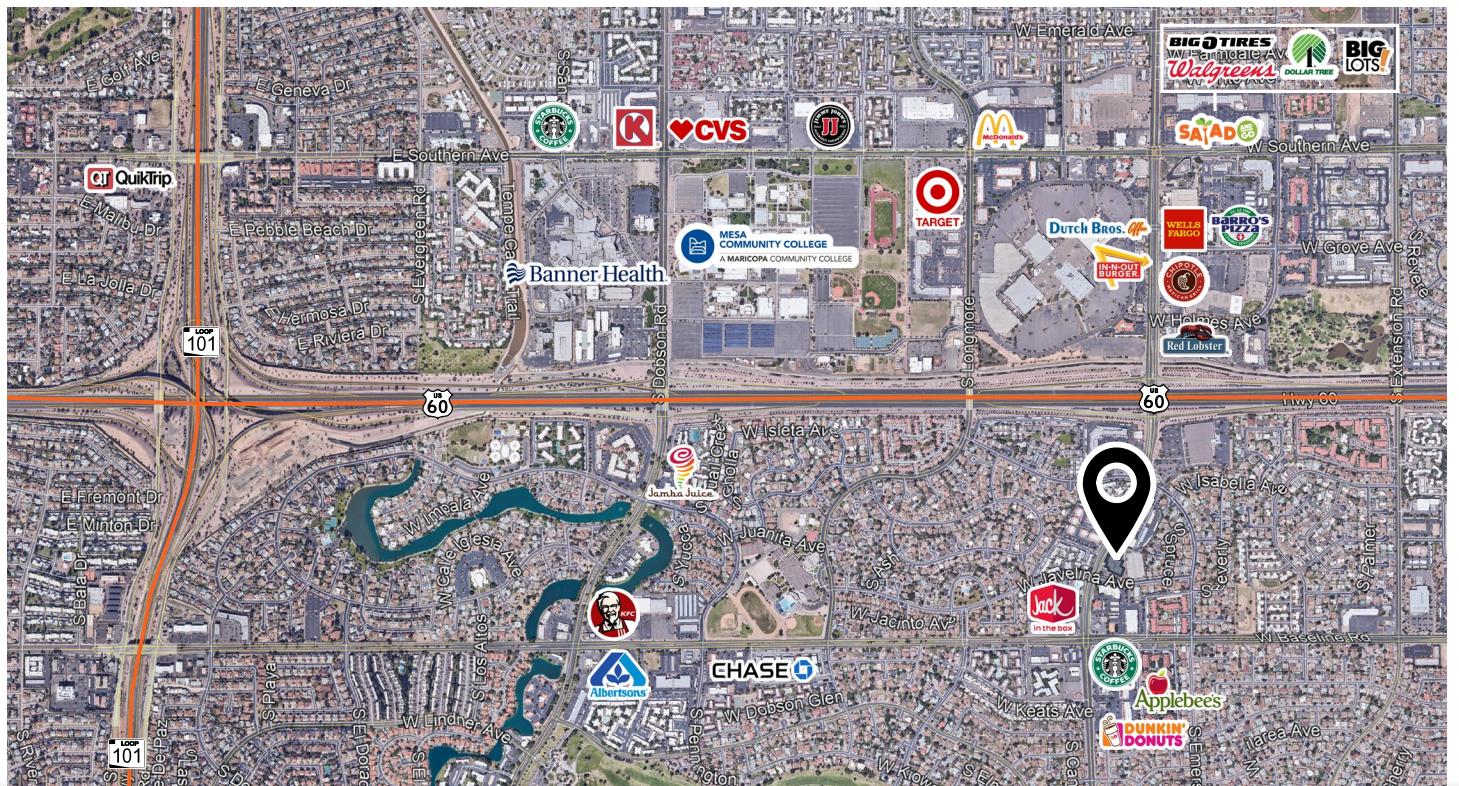
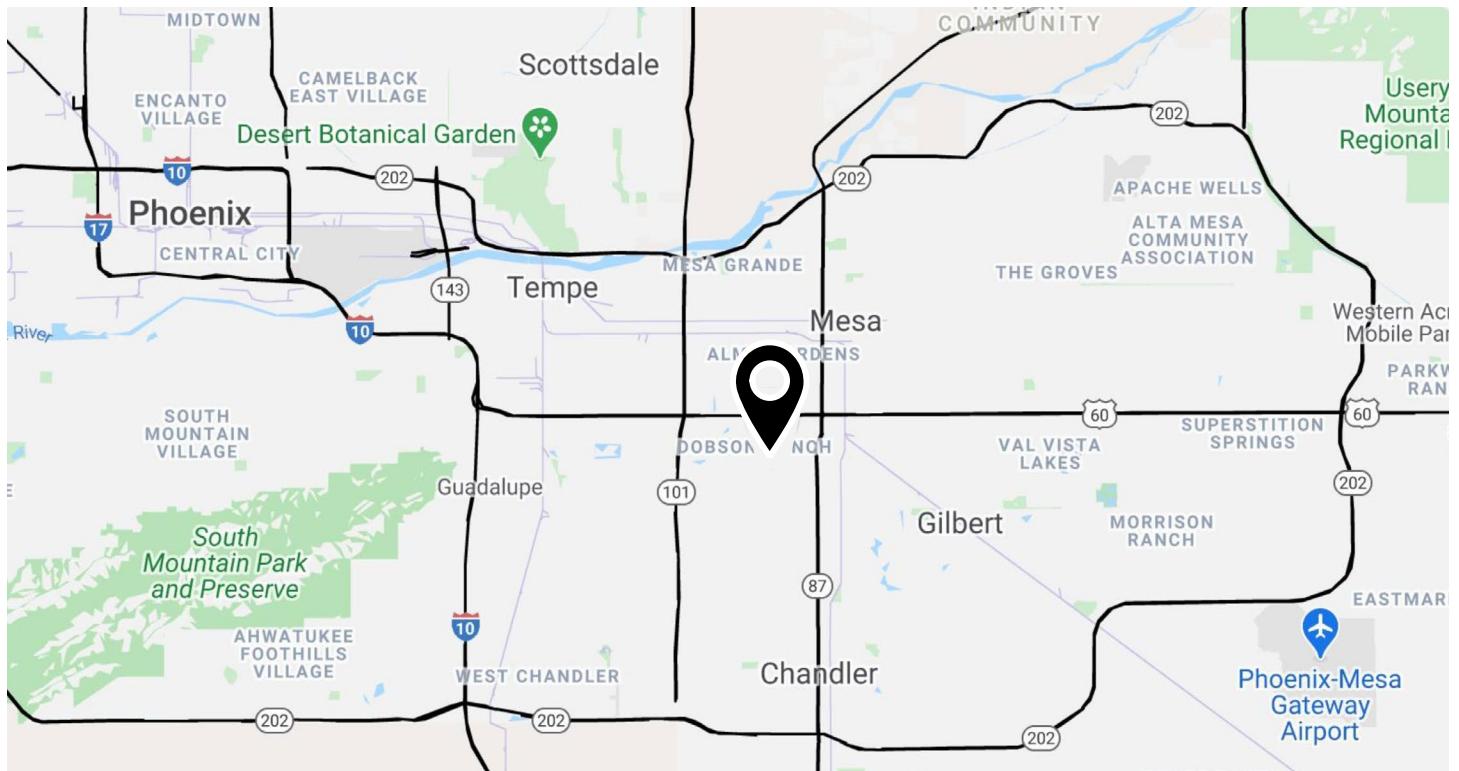
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Location

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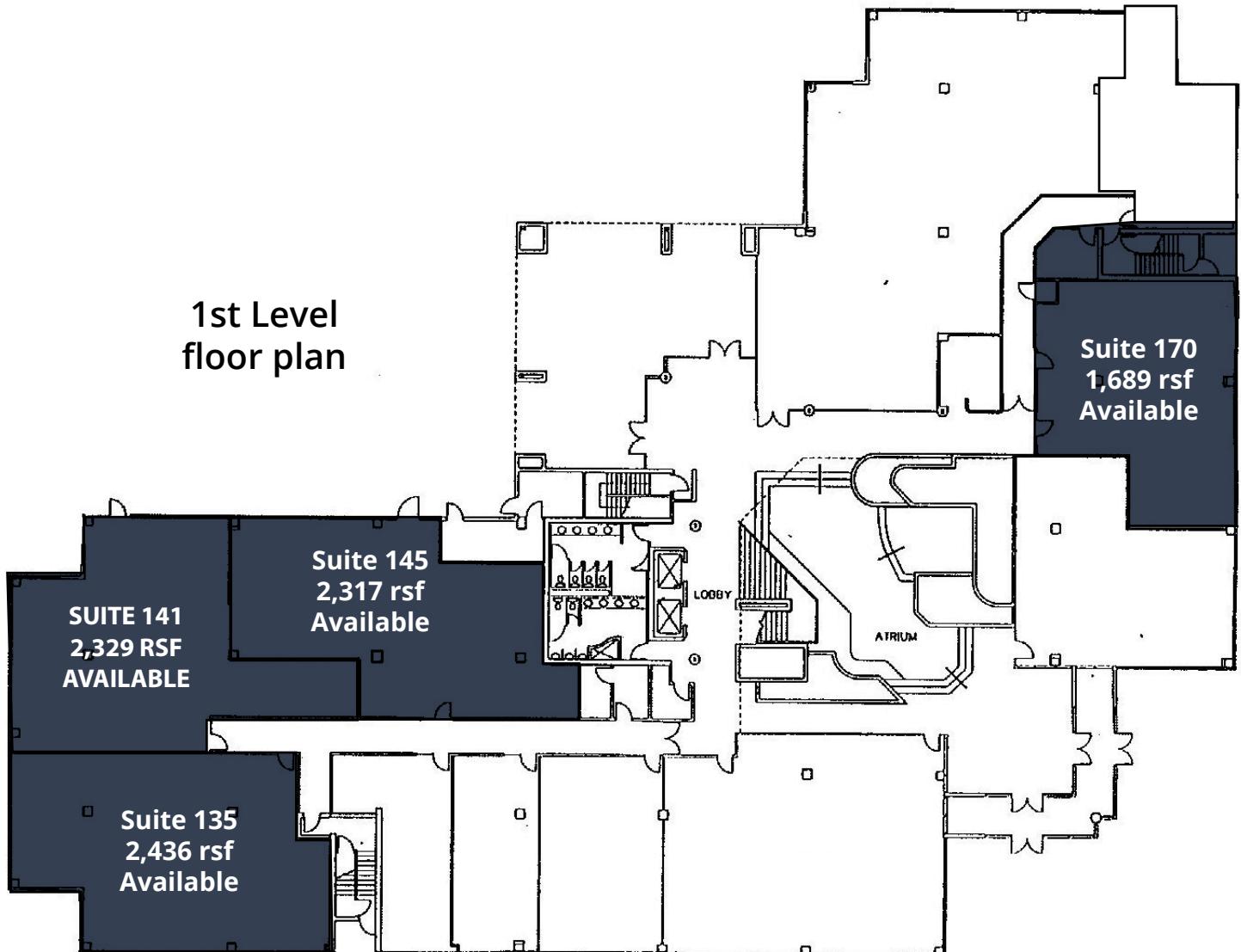
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Floor plan

Level 1

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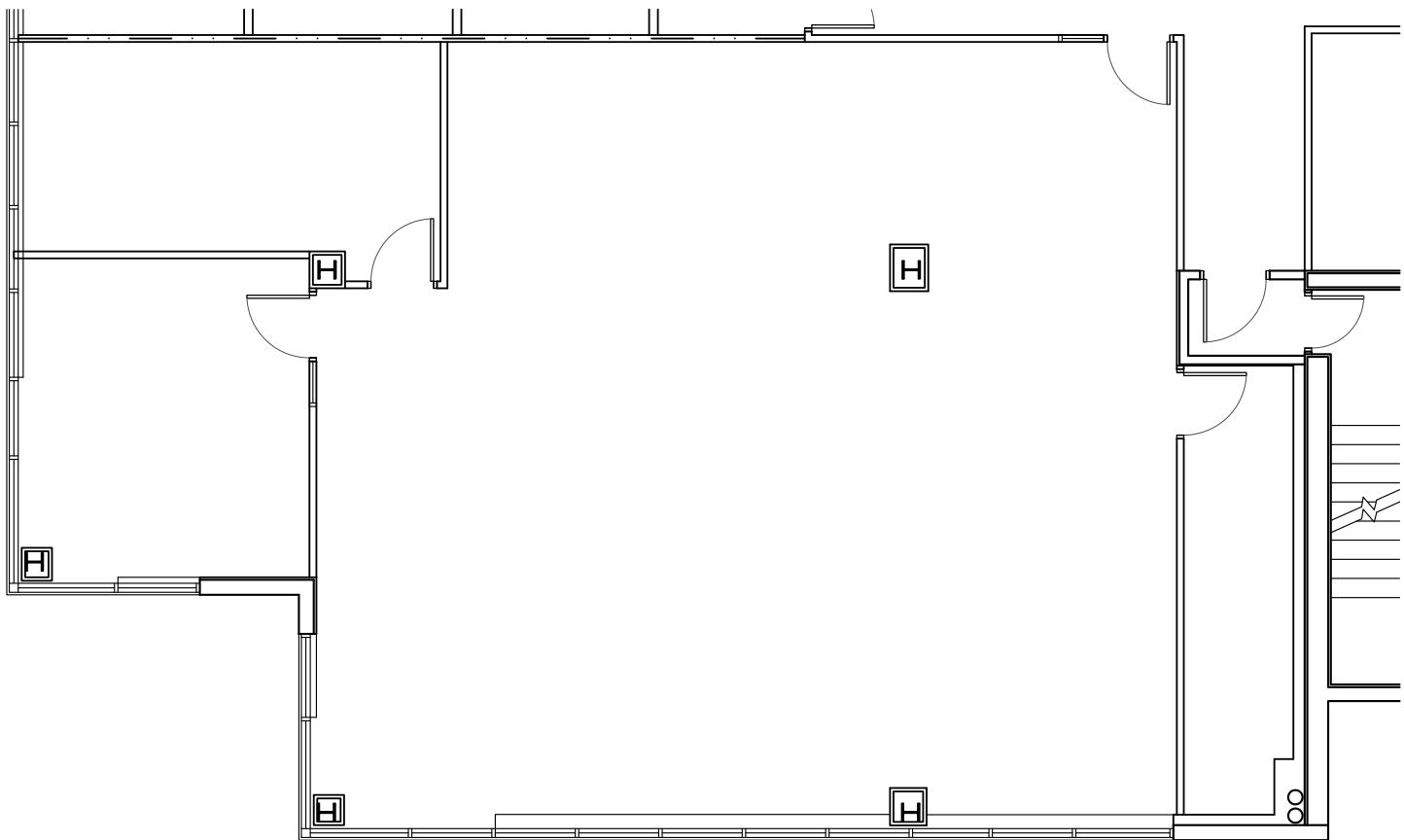
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Floor plan

Level 1

Suite 135
±2,436 rsf

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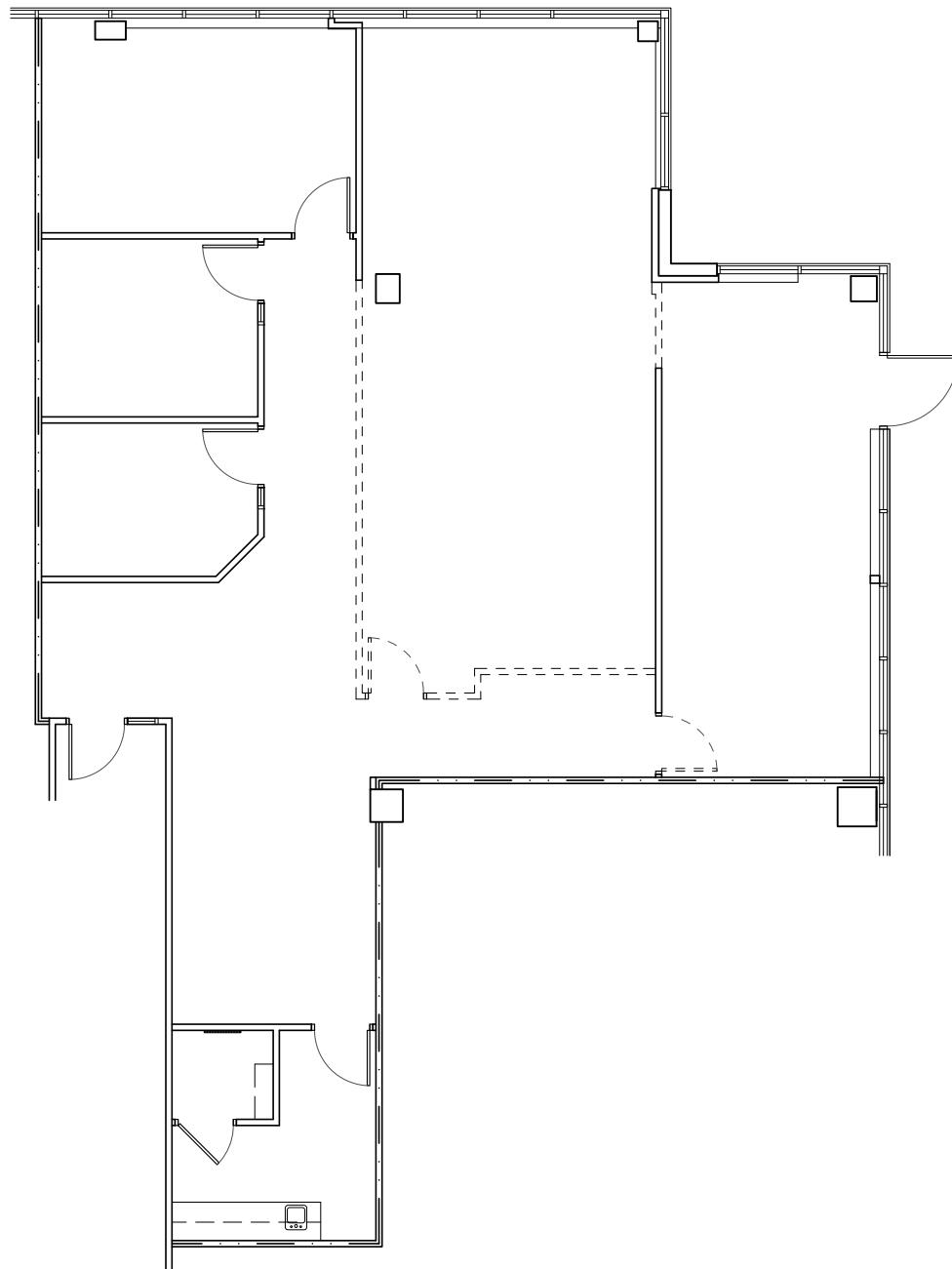
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Floor plan

Level 1

Suite 141
±2,329 rsf

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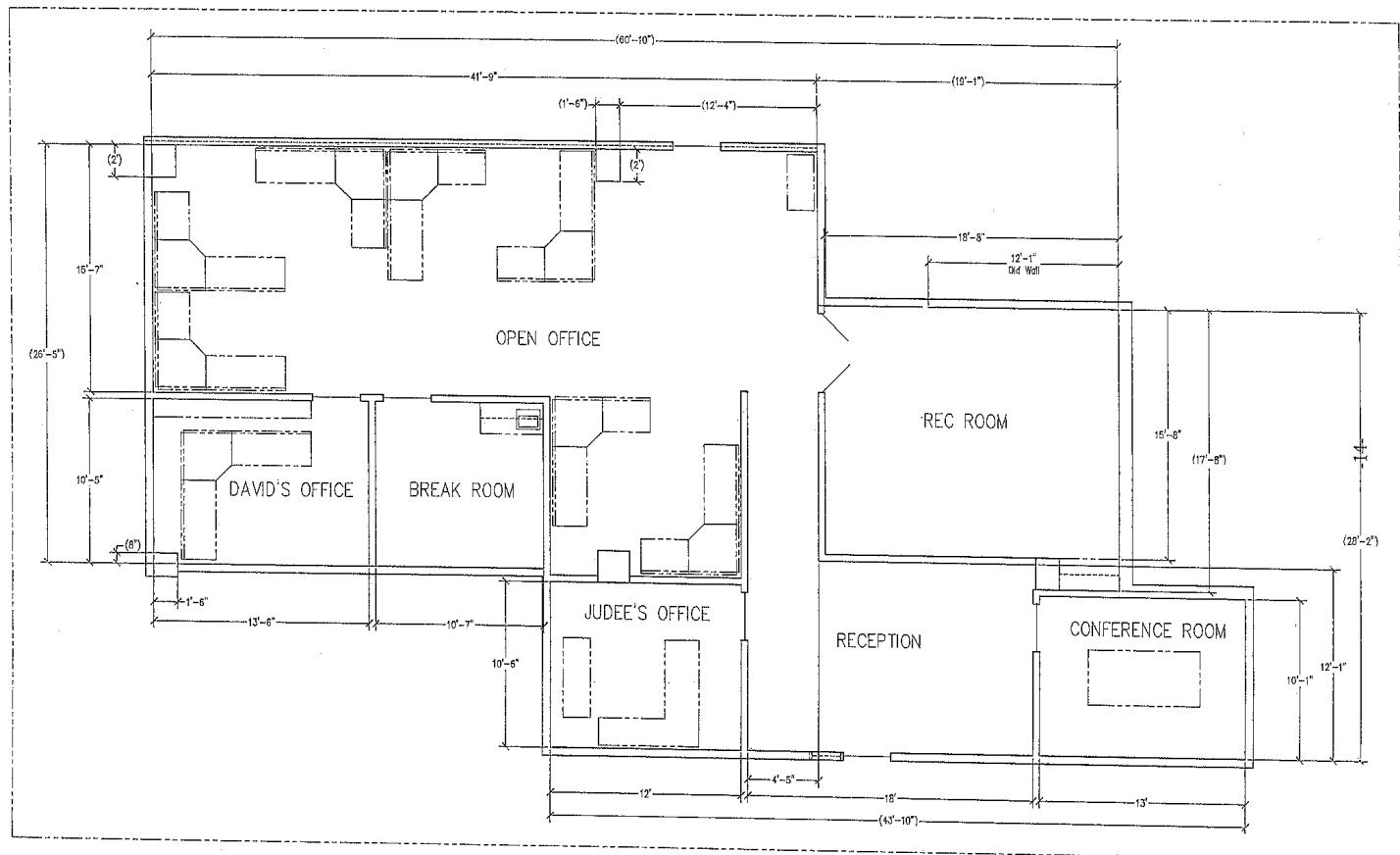
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Floor plan

Level 1

Office spaces for lease
1839 S Alma School Rd
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Suite 145
±2,317 rsf



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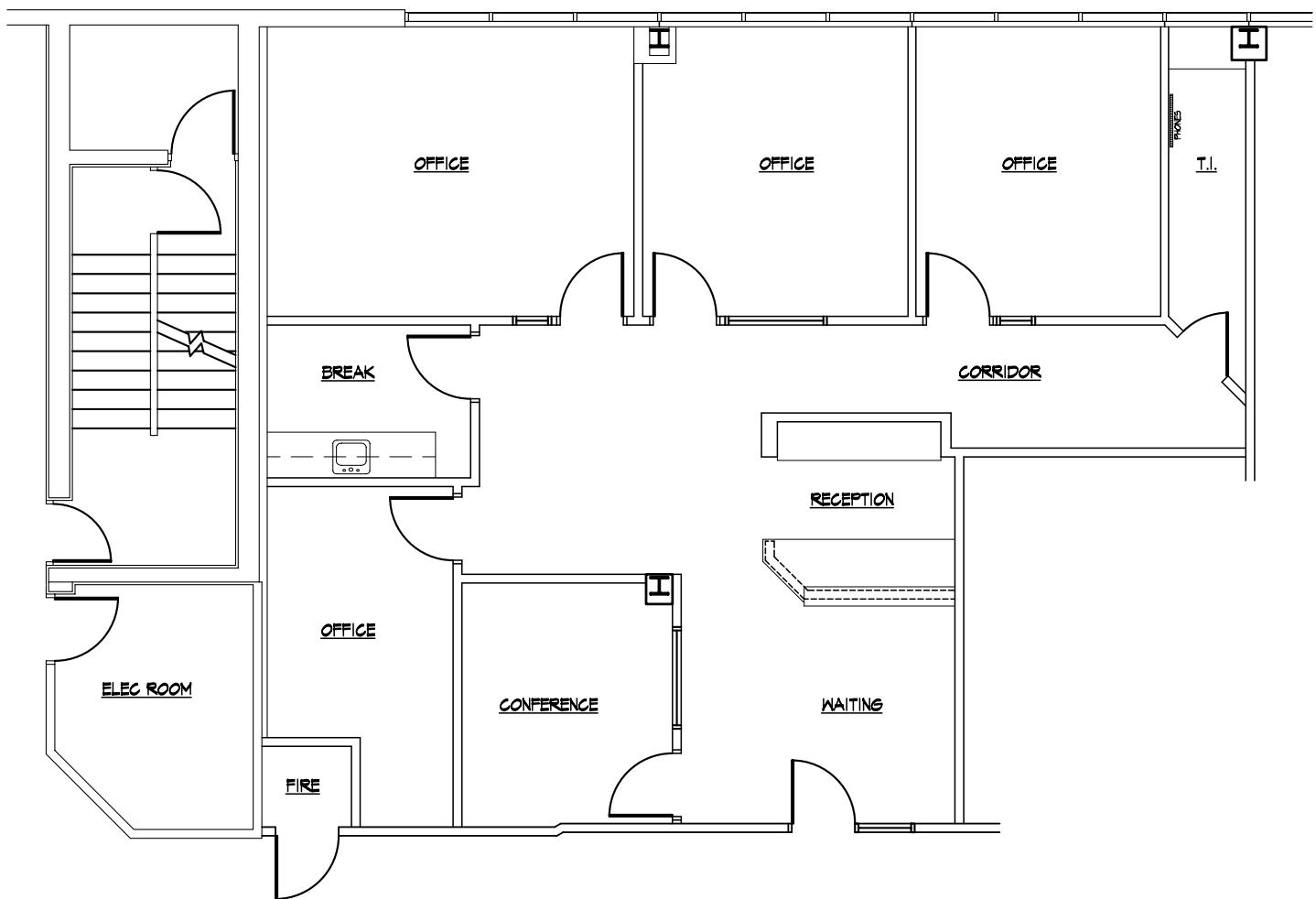
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Floor plan

Level 1

Suite 170
±1,689 rsf

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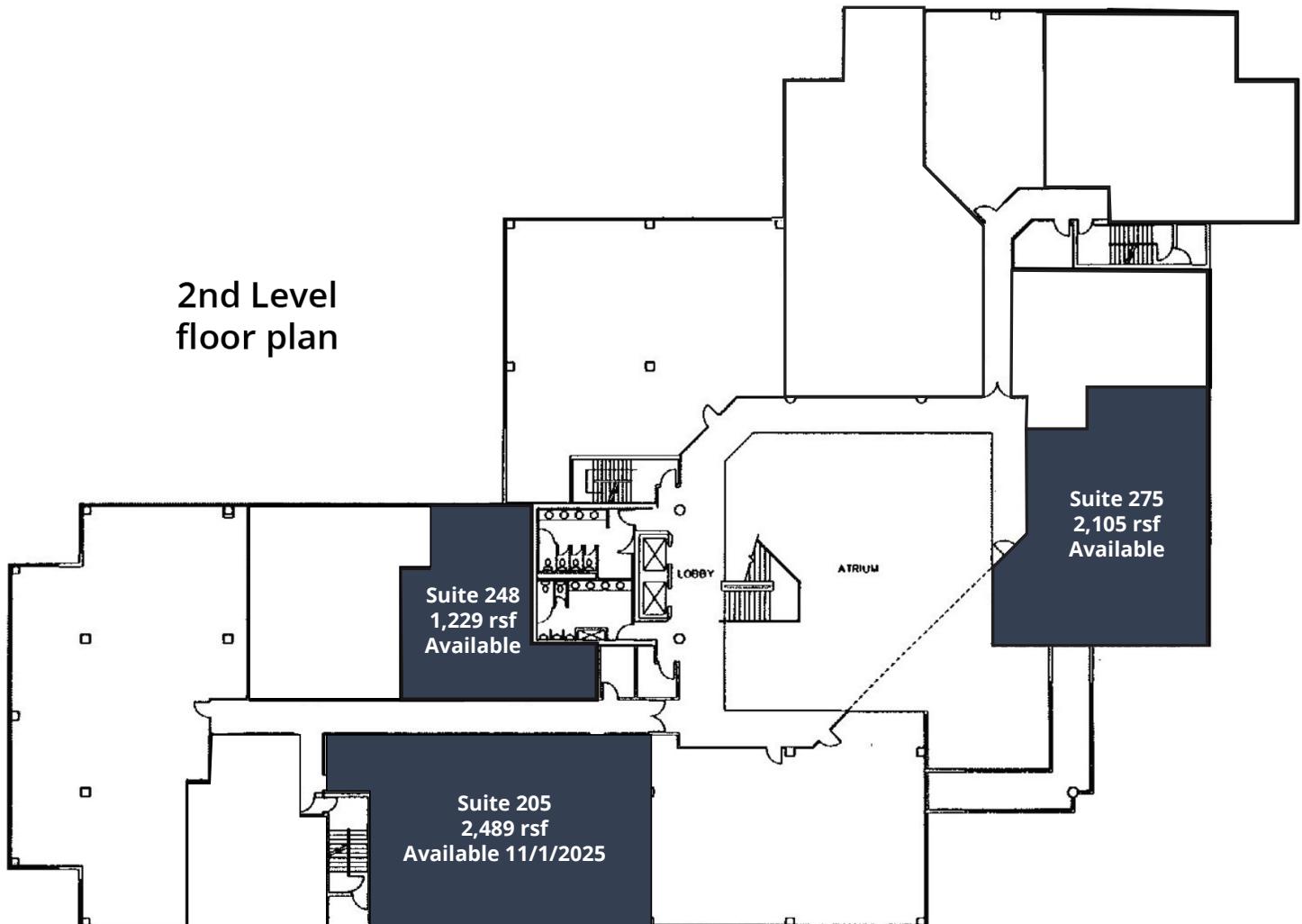
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Floor plan Level 2

Office spaces for lease
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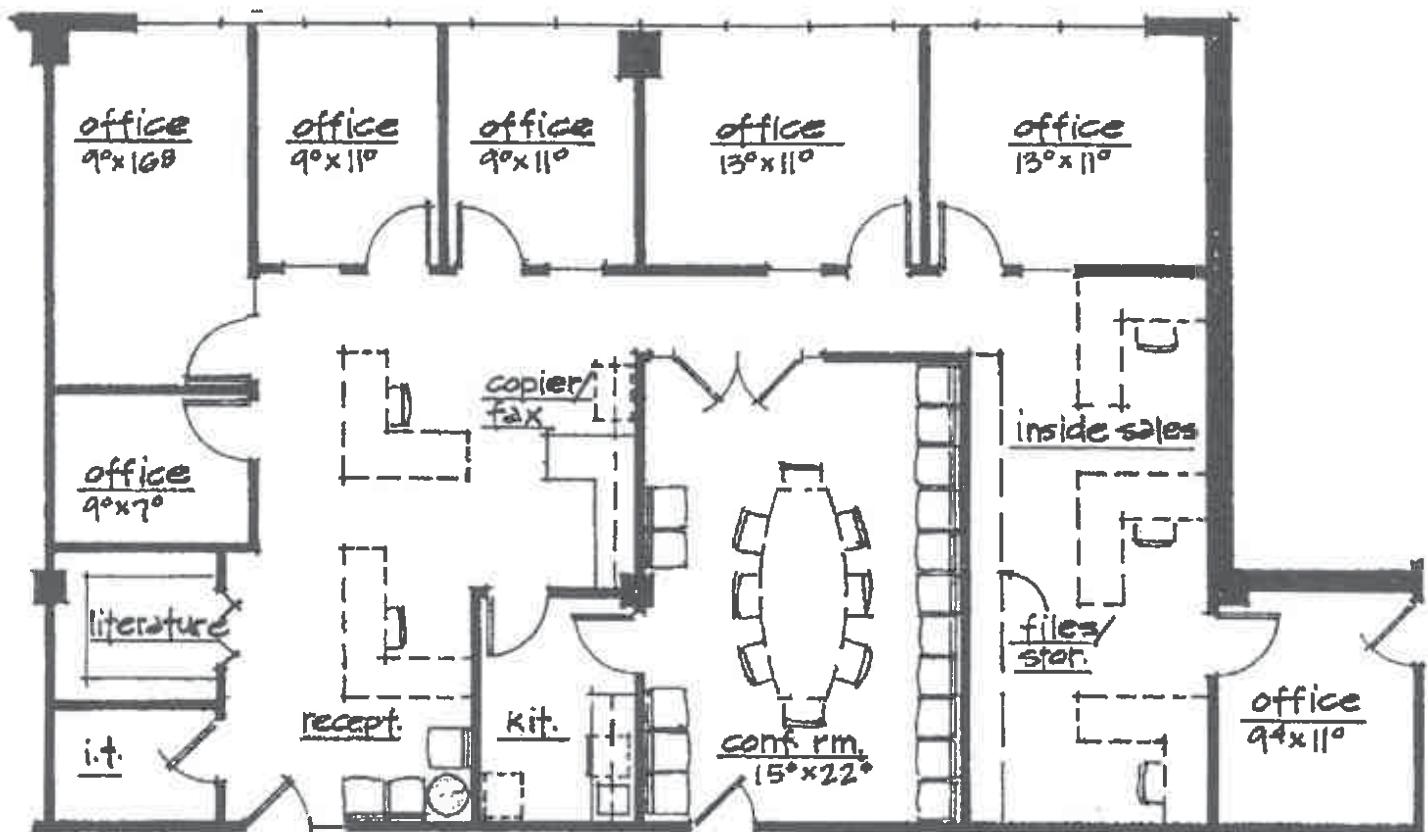
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Floor plan Level 2

Suite 205
±2,489 rsf

Office spaces for lease
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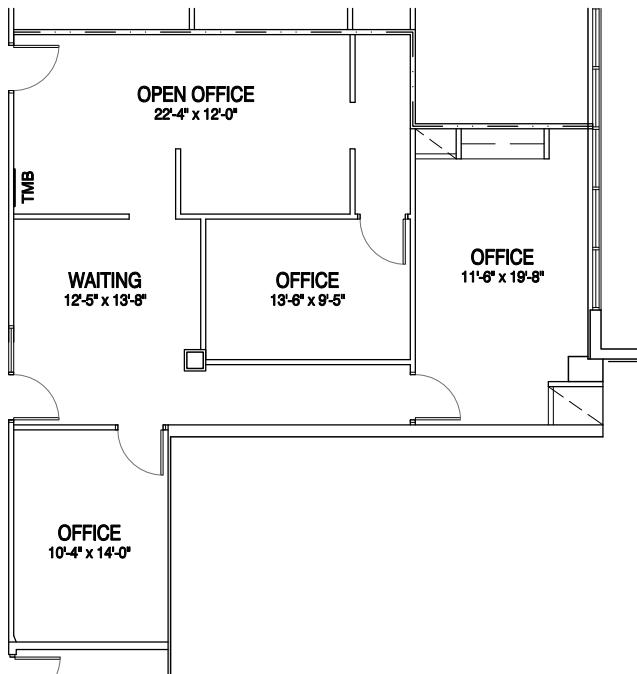
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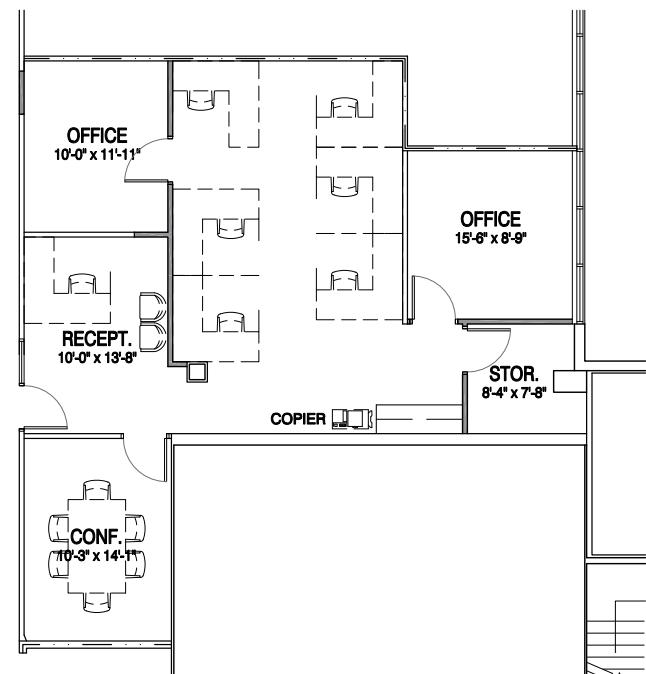
Floor plan Level 2

Suite 248
±1,229 rsf

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As-built



Conceptual

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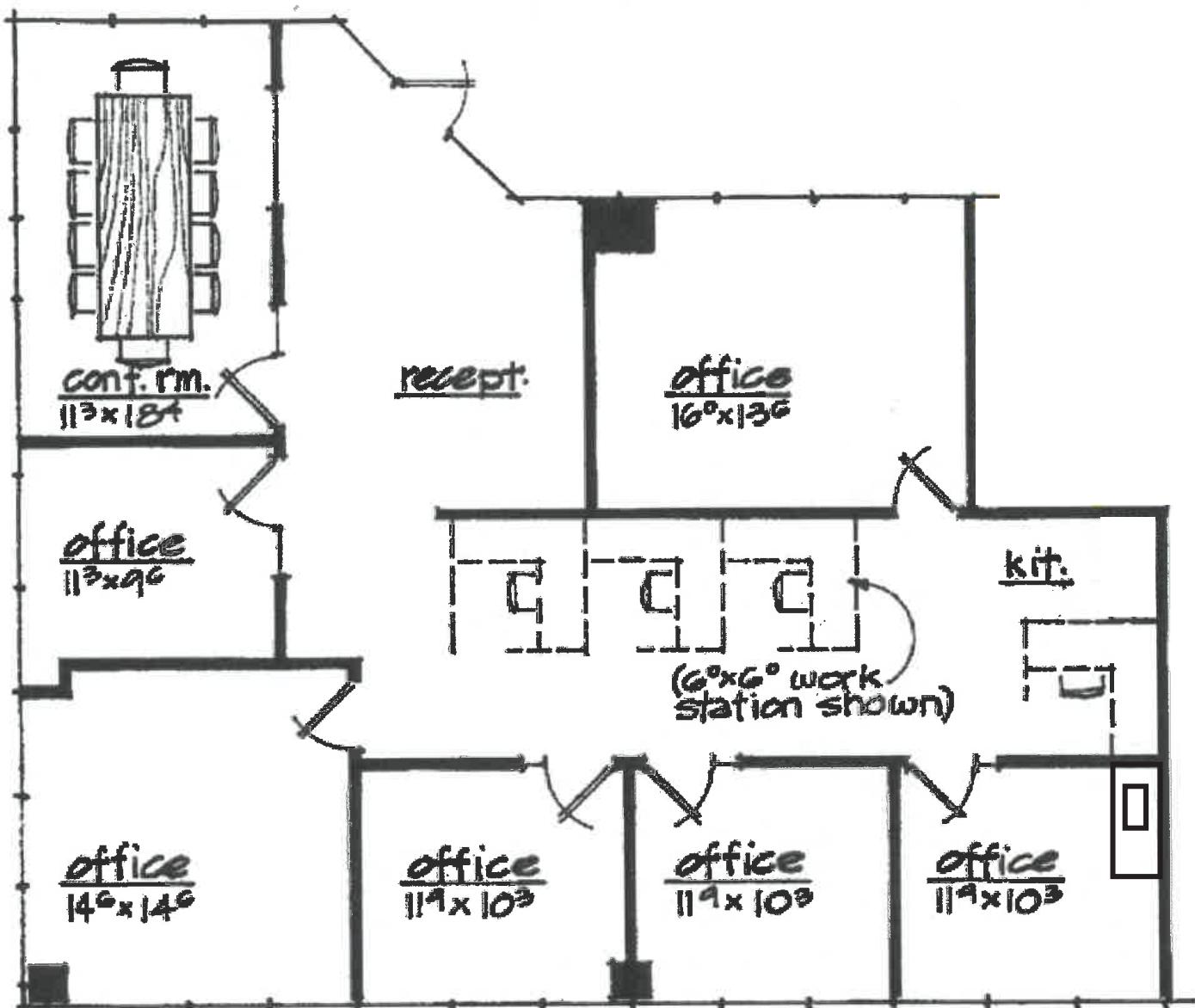
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Floor plan Level 2

Suite 275
±2,105 rsf

Spec space move in ready

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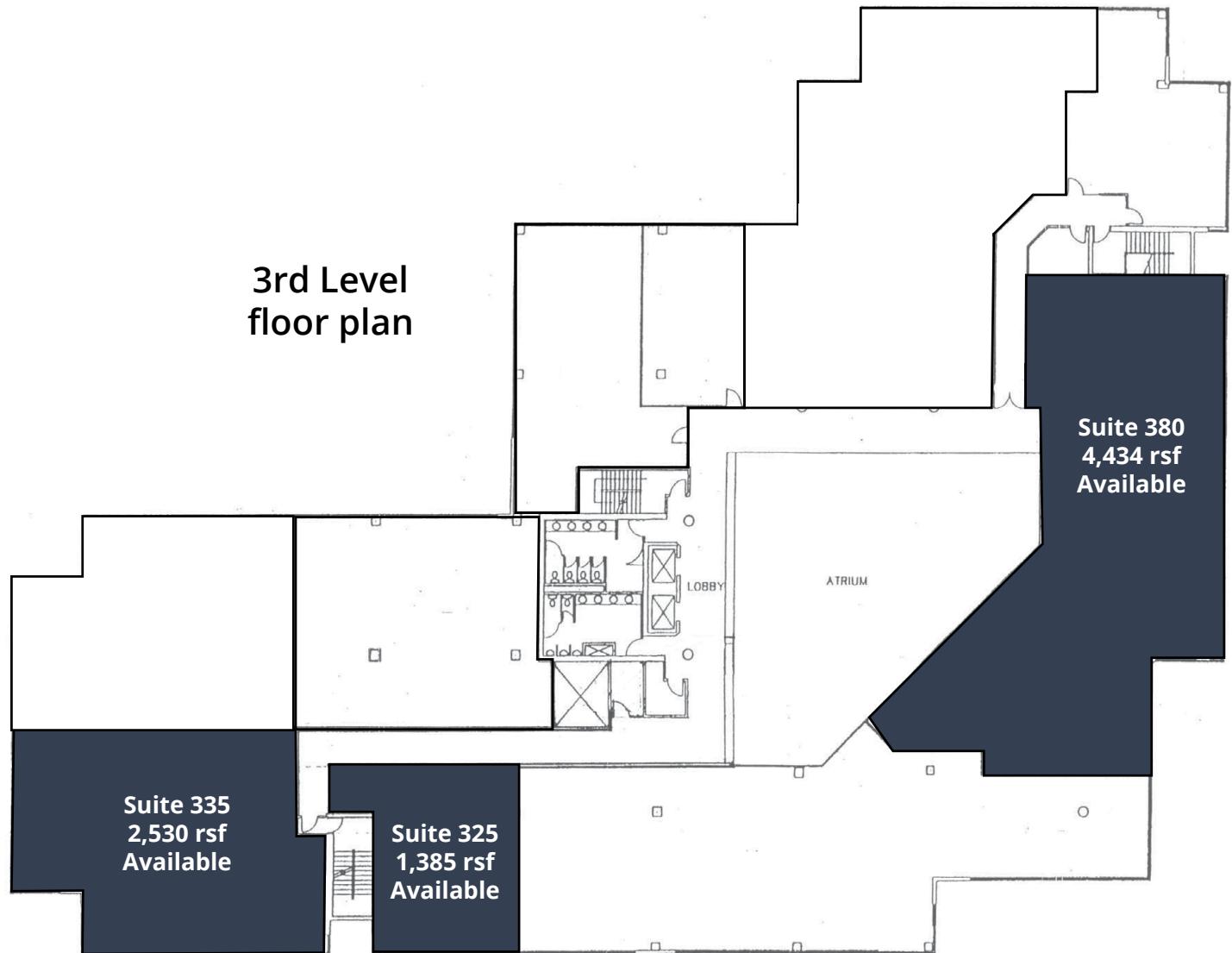
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Floor plan Level 3

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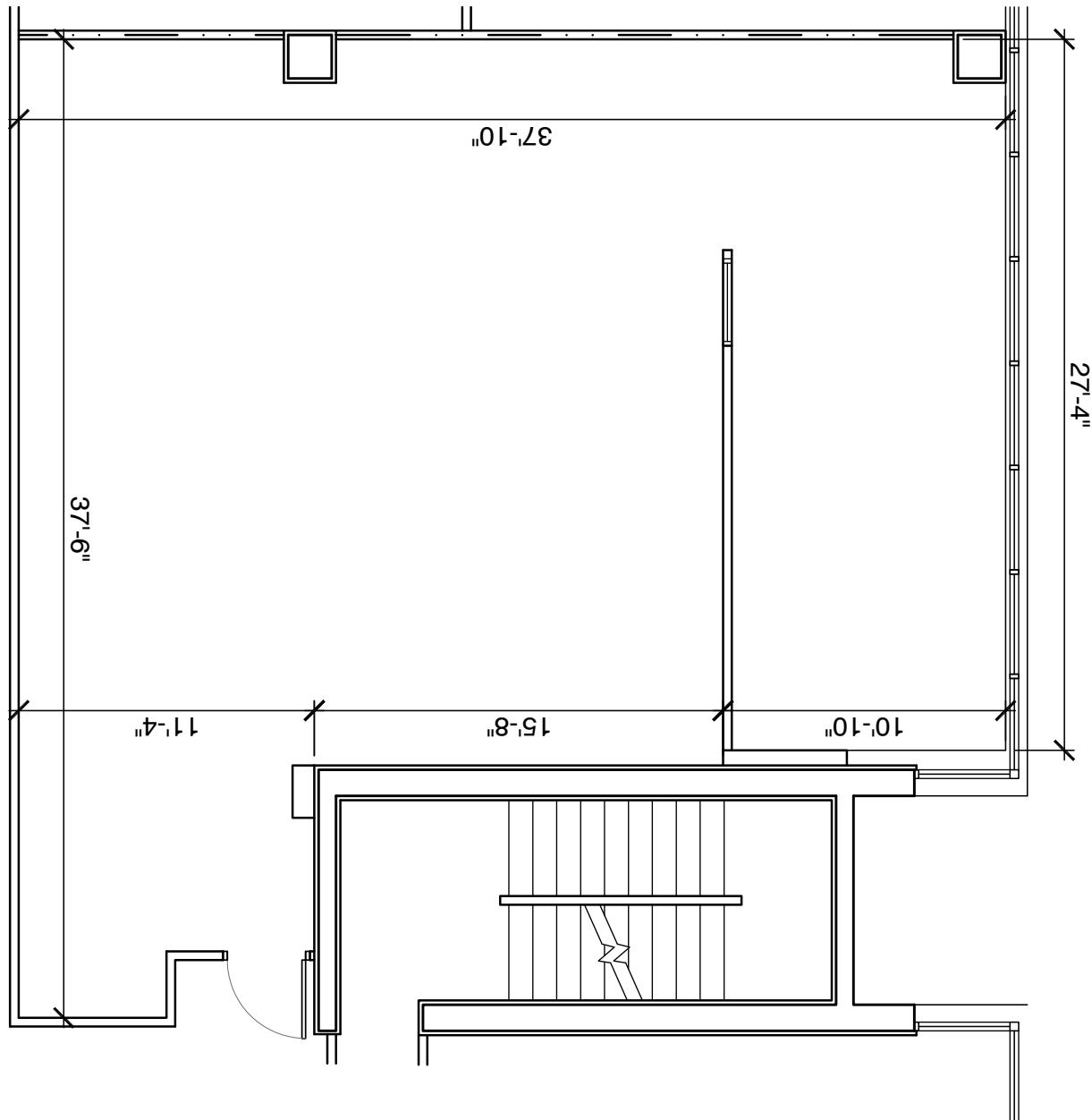
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Floor plan

Level 3

Suite 325
±1,385 rsf

Office spaces for lease
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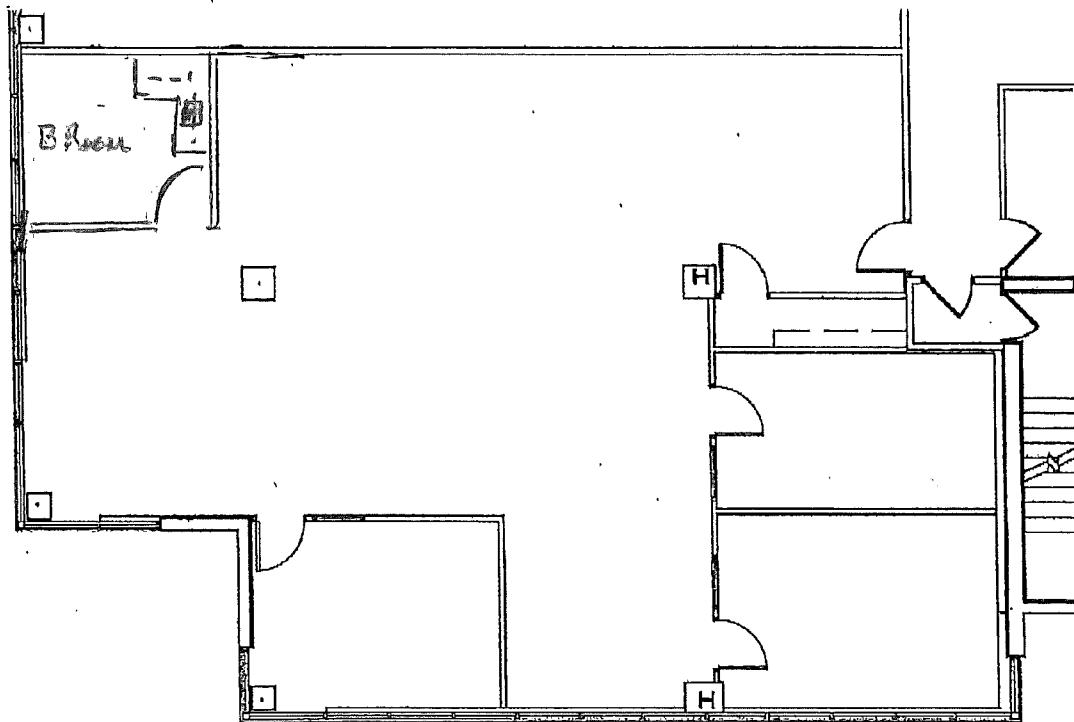
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Floor plan

Level 3

Suite 335
±2,530 rsf

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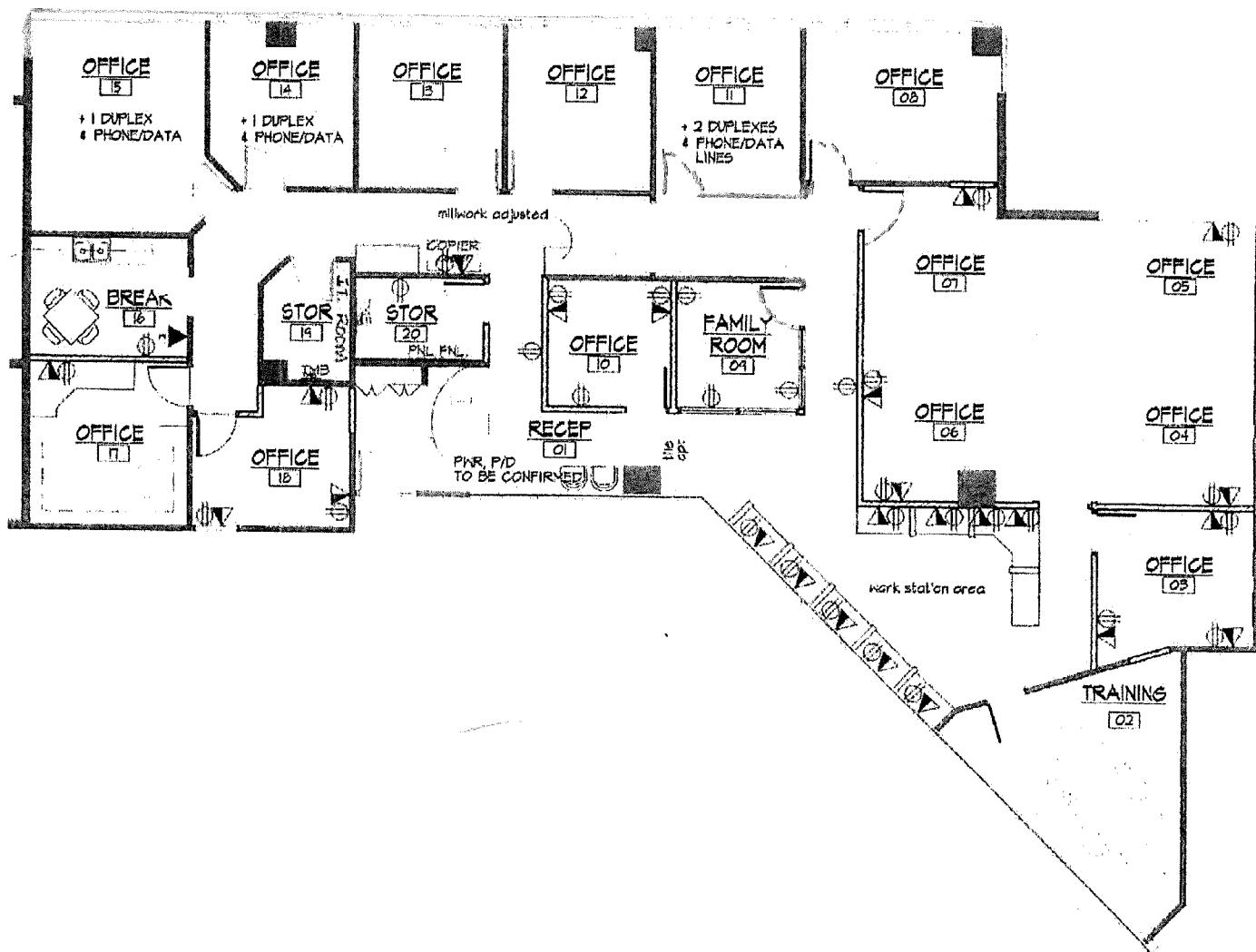
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Floor plan

Level 3

Suite 380
±4,434 rsf

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