

606 N COUNTRY CLUB DR

Mesa, AZ 85201 - Freestanding Medical/Office Building for Sale



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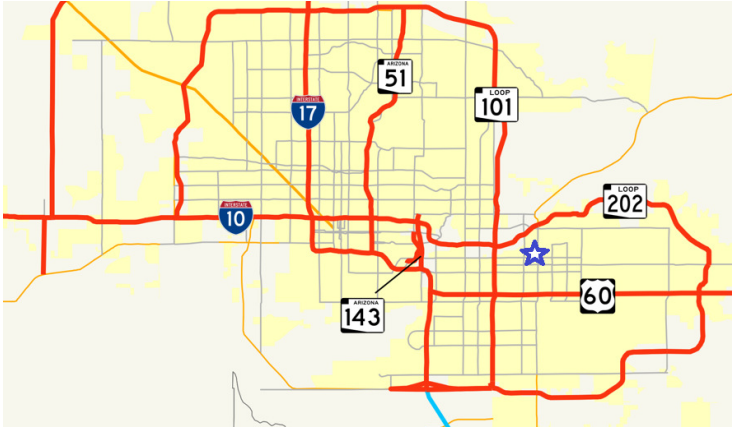


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MEDICAL/OFFICE BUILDING FOR SALE



PROPERTY HIGHLIGHTS

- Freestanding/Stand-Alone Building
- Former Medical Office - Easily adaptable to general office or specialty use
- Excellent Visibility & Frontage on N. Country Club Drive
- Ample On-Site Parking $\pm 5.3/1,000$ SF, Covered & Uncovered
- Strong Mesa Location with convenient access to Loop 202, Downtown Mesa restaurants, shopping and surrounding amenities
- Ideal Uses: Medical/Healthcare, Professional or Corporate Office, Educational or Training Facility, Financial Services, Specialty Commercial

PROPERTY DESCRIPTION

Located at 606 N Country Club Drive, this $\pm 12,212$ SF freestanding commercial building presents an exceptional opportunity for an owner-user seeking a highly visible and versatile property in the heart of Mesa. Formerly utilized as a medical facility, the building is well-suited for medical, professional office, or specialty commercial use, offering flexible configuration options to accommodate a wide range of business needs.

OFFERING SUMMARY

Sale Price:	\$1,819,500 ($\pm \149 SF)
Building Size:	$\pm 12,212$ SF
Lot Size:	$\pm 49,440$ SF

2150 East Highland Avenue, Suite 207, Phoenix, AZ 85016 // 602.955.3500 // cutlercommercial.com

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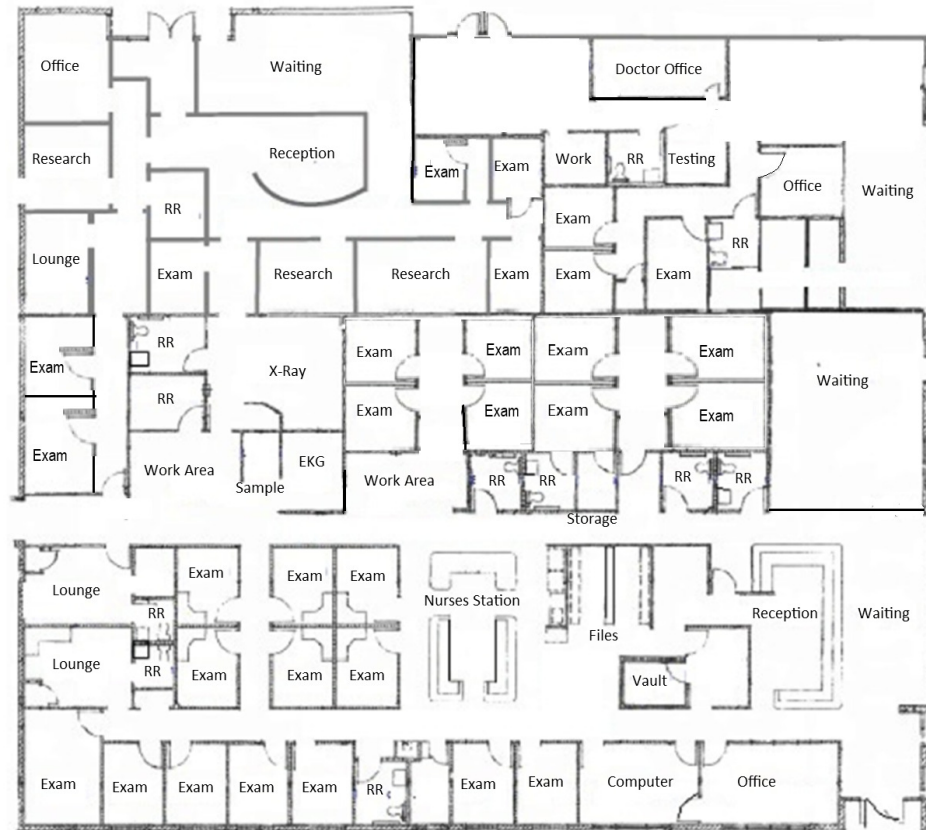


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FLOORPLAN



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PROPERTY LOCATION



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