

# Red Mountain Center on Main

6335-6343 East Main Street | Mesa, Arizona 85205



- **Highly Motivated Landlords** Willing to Make Great Deals for Qualified Tenants
- **Significant TI Packages Available**
- **Multiple Suite Sizes Available**
- Located near Banner Baywood Medical Center, Making it an Ideal Location for **Medical Users**
- Parking Lot Resurfaced and Striped March 2023
- **Retail and Medical Spaces Available**



**RETAIL AND MEDICAL SPACES AVAILABLE**

Availability:	± 3,600 - 5,475 SF
Lease Rate:	Negotiable
Building Size:	± 66,320 SF
Year Built / Reno:	1986 / 2012
Parking Ratio:	5.00/1,000 SF
Zoning Designation:	C-2, Mesa
Parking Ratio:	5.00/1,000 SF
Traffic Counts:	63rd Street: 5,590 VPD Main Street: 18,555 VPD



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Main Street: 18,555 VPD

63rd Street: 5,590 VPD



## Tenant Roster & Site Plan

TYPE:	SUITE:	SIZE (SF):
Office	A8-A13 Tri-City Cardiology	13,136
Retail	A4-A16 The Cell Gym	3,900
Retail	A17 Redline Rentals	1,800
Retail	B3-B4 Ceramic Addicts	2,685
Office	C-1 Concordia Oncology	2,763
Office	C4	3,757
Office	C5	4,030
Office	C10	5,475
Office	D1 Journey of Hope Healing Center	7,200
Office	E1 (2nd-Gen Surgery Center)	3,600
Office	E4/E5 Action Behavior Centers	8,439

**\*Can be Combined**



Banner Baywood  
Medical Center  
340 Units











**NORTHROP GRUMMAN**

**amazon**

**Longbow Golf Club**

**BOEING**  
4,655 Employees

**Bashas'**  
**CVS pharmacy**  
**Albertsons**  
**Goodwill**  
**OrangeTheory Fitness**

**fray's Marketplace**  
**Anytime Fitness**  
**CVS pharmacy**  
**99¢ ONLY STORES**  
**Banfield PET HOSPITAL**

**KTR**  
**Balboa's**  
**OUTBACK STEAKHOUSE**  
**Baja Joe's MEXICAN CANTINA**  
**DOLLAR TREE**  
**E55 FITNESS**  
**Dutch Bros.**  
**Starbucks**  
**Tutor Time**  
**Leslie's**  
**Arby's**  
**Vibe Barre**

Val Vista Drive

Greenfield Road

McDowell Road

Falcon Field Airport

**Kohl's**  
**fray's**

Recker Road

**Target**  
**Michaels**  
**PetSmart**  
**Safeway**  
**ME**

Power Road

**Walgreens**  
**CVS pharmacy**  
**native grill & wings**  
**DOLLAR TREE**

Hohokam Stadium

Mesa Drive

Stapley Drive

**SPROUTS FARMERS MARKET**  
**ACE Hardware**  
**Barro's Pizza**  
**crumbl cookies**  
**zoyo**  
**Subway**

Brown Road

**DOLLAR TREE**  
**Las Favoritas**  
**McDonald's**

Gilbert Drive

**Albertsons**  
**CVS pharmacy**  
**McDonald's**

**WAL-MART SUPERCENTER**  
**jamba**

University Drive

**Red Mountain Center on Main**

**Main Street: 18,555 VPD**

Broadway Road

**Target**  
**Joann**  
**Harbor Freight**  
**Popeyes**  
**DOLLAR TREE**  
**Black & Tan**  
**Rock Coffee Bar**

**Dana Park**  
**Barnes & Noble**  
**Kirkland's**  
**Sephora**  
**Pita Jungle**  
**Wildflower**

**Sunland Village Golf Club**

**Banner Gateway Medical Center**  
177-Bed

**Superstition Springs Center**  
**Dillard's**  
**TJ-MAXX**  
**Ross**  
**The Cheesecake Factory**

**Banner Baywood Medical Center**  
340 BEDS

**Costco**

Southern Avenue

**WAL-MART SUPERCENTER**  
**Kohl's**  
**PetSmart**  
**AMC THEATRES**  
**HomeGoods**  
**Michaels**  
**TJ-MAXX**

60

**fray's**  
**SPROUTS FARMERS MARKET**  
**ACE Hardware**  
**E55 FITNESS**  
**McDonald's**  
**PetSmart**  
**Starbucks**

**WAL-MART SUPERCENTER**

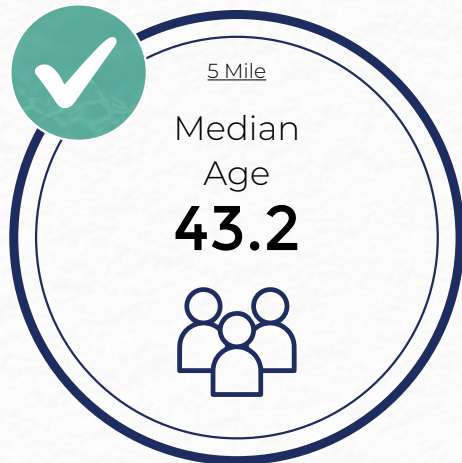
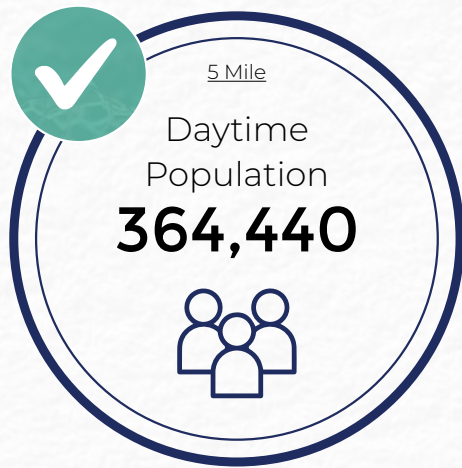
**Superstition Springs Golf Club**

**Target**  
**Chipotle**  
**Michaels**

60

202





2023 SUMMARY (SitesUSA)	1 Mile	3 Mile	5 Mile
Daytime Population:	17,022	147,314	364,440
Residential Population:	12,333	113,923	292,534
2028 Proj. Residential Population:	12,808	120,095	307,596
Average Household Income:	\$81,313	\$90,099	\$110,346
Annual Consumer Health Care Expenditures:	\$35.48 M	\$290.17 M	\$750.82 M
Median Age:	61.1	47.8	43.2
Average Household Size:	1.8	2.2	2.4
Housing Units:	7,907	63,801	141,880
Total Households:	6,601	51,800	118,631
Total Businesses:	573	4,382	11,279

