

+/-10 - 33 ACRES  
FOR SALE

ARIZONA  
24

CRE8  
ADVISORS

ADOT

FUJIFILM

FUJIFILM

amazon

SIGNAL BUTTE ROAD

20  
ACRES

12.97  
ACRES

PECOS ROAD

NEC SIGNAL BUTTE  
& PECOS | MESA, AZ

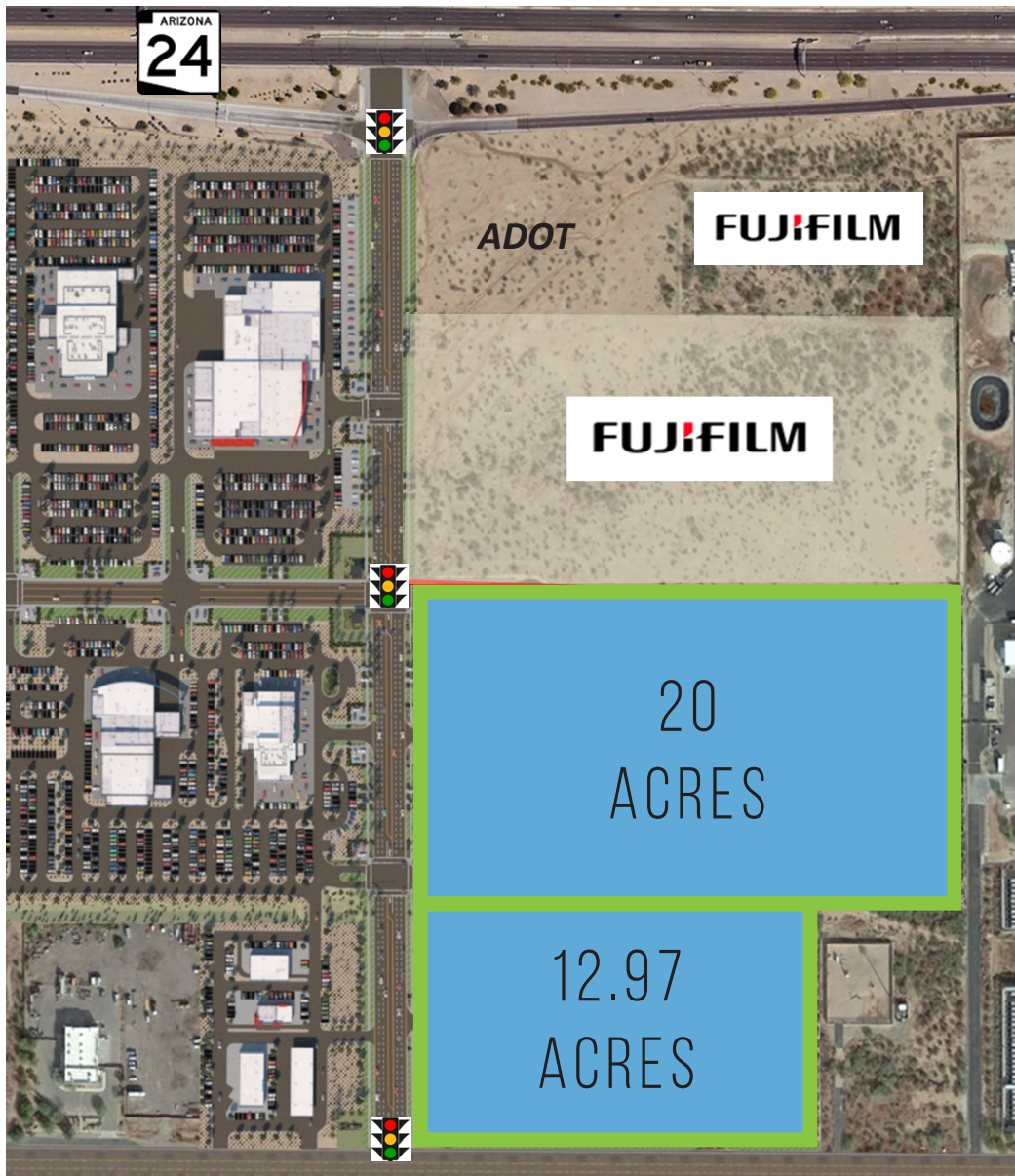
Rommie Mojahed  
602.702.4663  
Rommie@CRE8Advisors.com

Lindsey Dulle  
602.317.7713  
Lindsey@CRE8Advisors.com



# PROPERTY SUMMARY

NEC Signal Butte & Pecos  
Mesa, AZ



## PROPERTY HIGHLIGHTS

- 10 - 33 Acres Available
- Call for Pricing!
- Located in the heart of the brand new Gateway Auto Mall which includes Hyundai, Horne Auto Group as well as other larger industrial users like FujiFilm and Amazon
- Located on Signal Butte Road which is a major high traffic arterial that connects Mesa & Queen Creek to SR24.
- Great visibility and access from Signal Butte Road and SR24.
- Excellent demographics with a median household income of over \$147,000 within 3 miles

## PROPERTY DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
2024 Population:	1,081	39,550	121,651
2029 Population:	1,246	44,973	137,928
2024 Total Households:	360	12,318	36,920
Med Household Income:	\$109,354	\$147,795	\$133,294

## PROPERTY SUMMARY

ASKING PRICE:	CALL FOR PRICING
APN'S:	304-36-007, 304-34-043, 304-34-019V, 304-34-019J, 304-34-019U & 304-34-019D
LAND AREA:	APPROXIMATELY 33 ACRES



# RETAILER MAP

NEC Signal Butte & Pecos  
Mesa, AZ







For Additional details contact the team  
by phone at: (602) 888. CRE8  
or by email: [Lindsey@CRE8Advisors.com](mailto:Lindsey@CRE8Advisors.com)