



DOBBS PLAZA

SSEC of Guadalupe Rd and Dobson Rd
Mesa, Arizona

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◆ LAST 2 HIGH VISIBILITY SHOP SPACES AVAILABLE

Property Highlights

- ±429,000 people live in a 5-mile radius
- Borders Chandler (south), Tempe (west), and Gilbert (east)
- Quick Freeway Access: Loop 101 (1 mile away) and US 60 (1.5 miles away)
- Highly-trafficked area with ±41,000 CPD combined

Traffic Counts

Guadalupe Rd	22,670 CPD
Dobson Rd	19,218 CPD
Total	41,888 CPD

Demographics

	1 mi	3 mi	5 mi
Estimated Population	15,313	137,779	422,247
Estimated Households	6,248	58,158	170,531
Avg Household Income	\$119,773	\$114,989	\$108,959
Daytime Population	6,885	61,813	195,558

Source: SitesUSA

Nearby Tenants



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SUITE	TENANT	SQFT
Suite 1 A-B	AVAILABLE (DIVISIBLE TO 4,000 SF & 2,000 SF)	6,010
Suite 2	Dobson Ranch Animal Hospital	7,349
Suite 7	Ban Chan	3,219
Suite 11	Symphony Nails	2,778
Suite 12	In Lease	1,009
Suite 14	Rehoboth African Market	1,450
Suite 15	Dog Training	2,185
Suite 19	AVAILABLE	3,275
Suite 22	Bisbee Breakfast	4,553

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DEMOGRAPHICS



2025 POPULATION

1 MILE: 15,313
3 MILES: 137,779
5 MILES: 422,247



MEDIAN HOUSEHOLD INCOME

1 MILE: \$93,672
3 MILES: \$90,299
5 MILES: \$85,655



2025 TOTAL HOUSEHOLDS

1 MILE: 6,248
3 MILES: 58,158
5 MILES: 170,531



TOTAL BUSINESSES

1 MILE: 671
3 MILES: 7,734
5 MILES: 22,593



MEDIAN HOME VALUE

1 MILE: \$422,527
3 MILES: \$433,285
5 MILES: \$433,913



NUMBER OF EMPLOYEES

1 MILE: 6,885
3 MILES: 61,813
5 MILES: 195,558

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