

# ALMA SCHOOL CORPORATE CENTER

±838 SF | \$25 PSF | 1811 S Alma School Rd, Suite 283 | Mesa, AZ 85210



Joan Krueger

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# Property Information



2025 Demographics	1 Mile	2 Miles	3 Miles
Population	16,713	151,166	422,974
Average HH Income	\$95,663	\$95,816	\$102,264
Median Home Value	\$594,383	\$530,072	\$552,307

<b>Property Location:</b>	1811 S Alma School Rd, Suite 283 Mesa, AZ 85210
<b>Sublease Rate:</b>	\$25 PSF, FSG
<b>Size:</b>	±838 SF
<b>Primary Use:</b>	Professional Services Office
<b>Short Term Lease Expiration:</b>	June 30, 2027

## Property Features

- Available: 09/16/2026
- Recently remodeled space with refreshed interior finishes
- Functional layout featuring 2 private offices, reception area, and breakroom
- Bright, inviting interior with a cheery open feel
- Full Service Gross lease structure
- Upgraded Ethernet for enhanced connectivity
- Amenity-rich building with access to vending, kitchenette, seating area, and a large conference room
- Reserved parking available (monthly rate: \$40)
- Convenient Mesa location near Alma School Rd & Guadalupe Rd
- Select office furniture available for tenant use, including:
  - Large executive desk
  - Two additional desks
  - Desk chairs
  - Kitchen cabinets and refrigerator

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# Photos



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# Aerial Map



26-04-014

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