

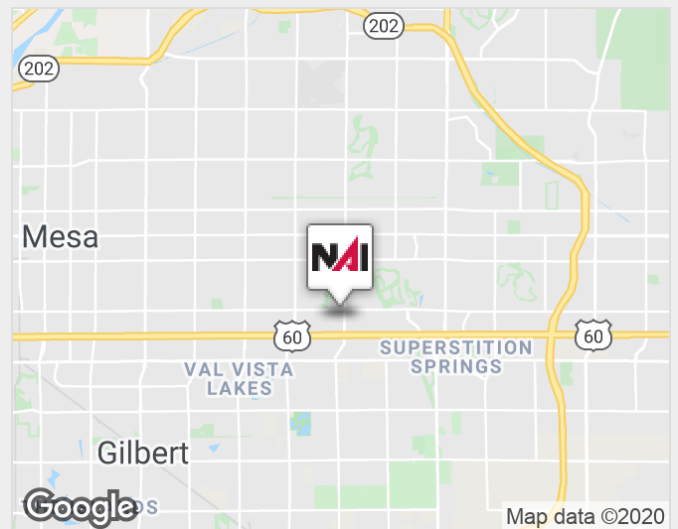


5110 E Southern Ave

Mesa, Arizona 85206

Property Features

- 1,060 SF available
- Excellent visibility
- Great access
- Located off of US-60
- Monument signage
- Ample parking
- Co-tenants include: Primary care office, Casa Reynoso Mexican Restaurant, Chiropractor, Medicare Health Plan & Quiznos



Traffic Counts

Traffic Counts	VPD
E Southern Ave	19,732
S Higley Rd	43,659

For Lease: Call for pricing

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For Lease

Southern Promenade

Additional Photos



For Lease

Southern Promenade

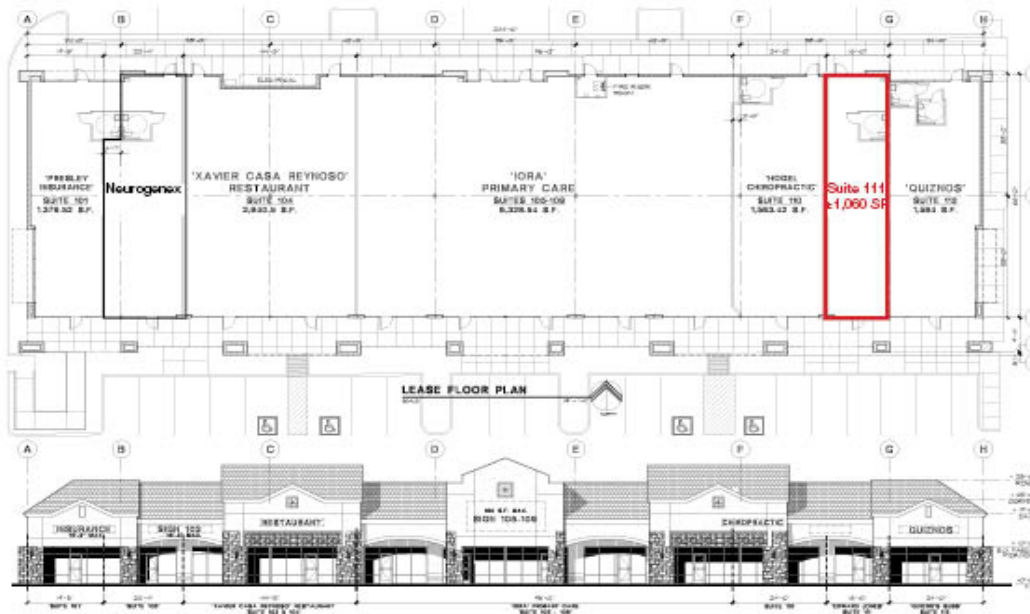
Suite 111 Interior



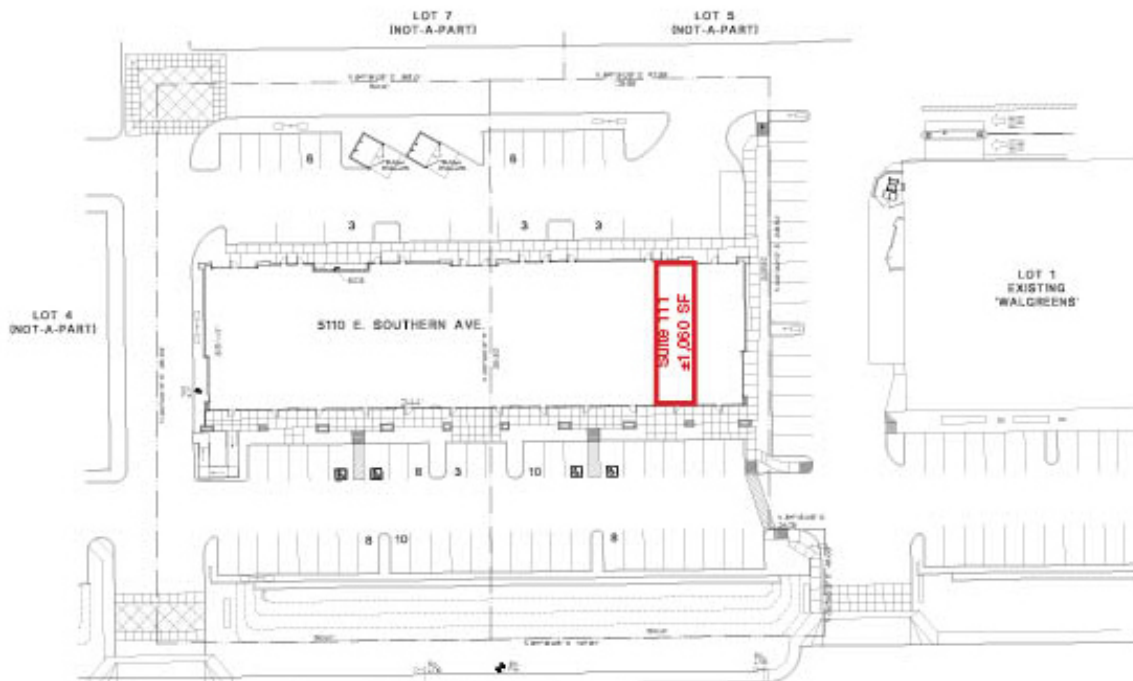
For Lease

Southern Promenade

Site Plans



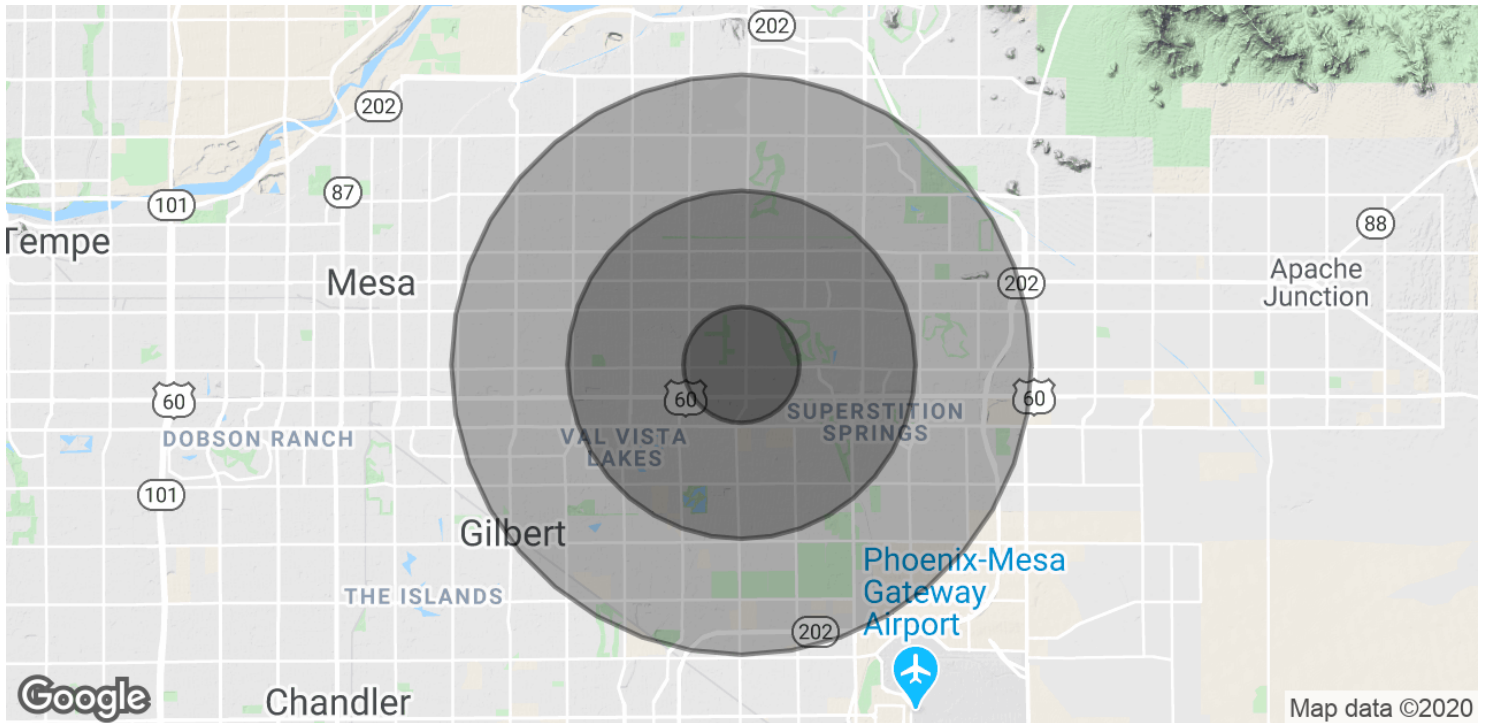
Lease Plan



Site Plan

Southern Promenade

Demographics Map & Report



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	14,299	50,710	125,029
Average age	43.10	45.60	42.60
Average age (Male)	40.60	43.20	40.60
Average age (Female)	45.30	47.60	44.30

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	5,587	47,180	111,157
# of persons per HH	2.2	2.2	2.4
Average HH income	\$67,440	\$69,659	\$74,407
Average house value	\$264,118	\$198,521	\$216,232

ETHNICITY (%)

	1 MILE	3 MILES	5 MILES
Hispanic	14.2%	14.4%	15.8%