

450 S Sossaman Rd

Mesa, Arizona 85208

Property Features

- Great visibility from S Sossaman Rd
- Close to US-60 & Loop 202
- Close to Superstition Springs
- Co-tenants include: Walgreen's, Subway, 45
 Nails & Gravitate Smoke Shop



Traffic Counts VPD

E Broadway Rd: 16,700

S Sossaman Rd: 17,843

For Lease: \$18.00/SF, NNN

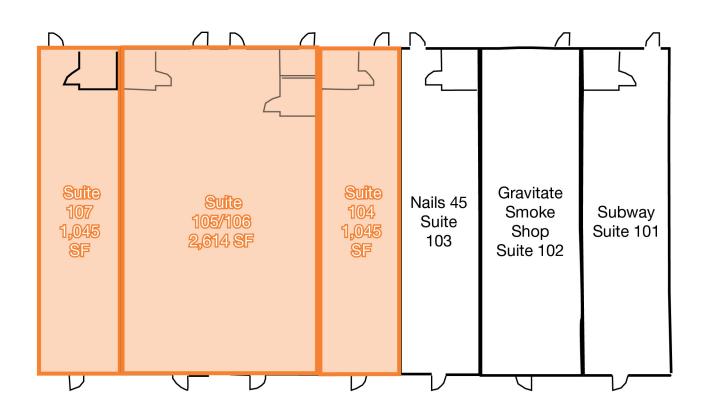
Horth Hong

602 393 6782 horth.hong@naihorizon.com

> 2944 N 44th St, Suite 200 Phoenix, AZ 85018 +1 602 955 4000 naihorizon.com



±1,045 - 2,614 SF Broadway Promenade



SUITE	SIZE	LEASE RATE	LEASE TYPE	AVAILABILITY
Suite 104	1,045 SF	\$18.00/SF	NNN	Vacant
Suite 105/106	2,614 SF	\$18.00/SF	NNN	Vacant
Suite 107	1,045 SF	\$18.00/SF	NNN	Vacant



Demographics

±1,045 - 2,614 SF Broadway Promenade



ETHNICITY

	1 Mile	3 Miles	5 Miles
White:	14,504	94,844	236,231
	92.27%	91.13%	90.05%
Black:	389	2,935	7,805
	2.47%	2.82%	2.98%
Am Indian &	253	1,538	3,653
Alaskan:	1.61%	1.48%	1.39%
Asian:	240	2,082	7,237
	1.53%	2.00%	2.76%
Hawaiian & Pacific Island:	30 1.93%	2,420 2.33%	686 0.26%
Hispanic:	2,514	68,888	134,300
	54.16%	41.86%	32.86%
Other:	2,514 15.99%	17,628 16.94%	40,455 15.42%

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Average Age:	51.30	45.90	42.80
Average HH Income:	\$51,762	\$63,160	\$75,091

