

5135 E INGRAM ST | MESA, AZ 85296

FALCON
COMMERCE PARK



COMMERCIAL PROPERTIES INC.

Locally Owned. Globally Connected. CAPAC International

TEMPE: 2323 W. University Drive, Tempe, AZ 85281 | 480.966.2301
SCOTTSDALE: 8777 N. Gainey Center Dr., Suite 245, Scottsdale, AZ 85258 | www.cpi.az.com

MATT ZACCARDI

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MZACCARDI@CPIAZ.COM

The information contained herein has been obtained from various sources. We have no reason to doubt its accuracy; however, J & J Commercial Properties, Inc. has not verified such information and makes no guarantee, warranty or representation about such information. The prospective buyer or lessee should independently verify all dimensions, specifications, floor plans, and all information prior to the lease or purchase of the property. All offerings are subject to prior sale, lease, or withdrawal from the market without prior notice.

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PROFESSIONAL OFFICE IN FALCON FIELD SUB-MARKET

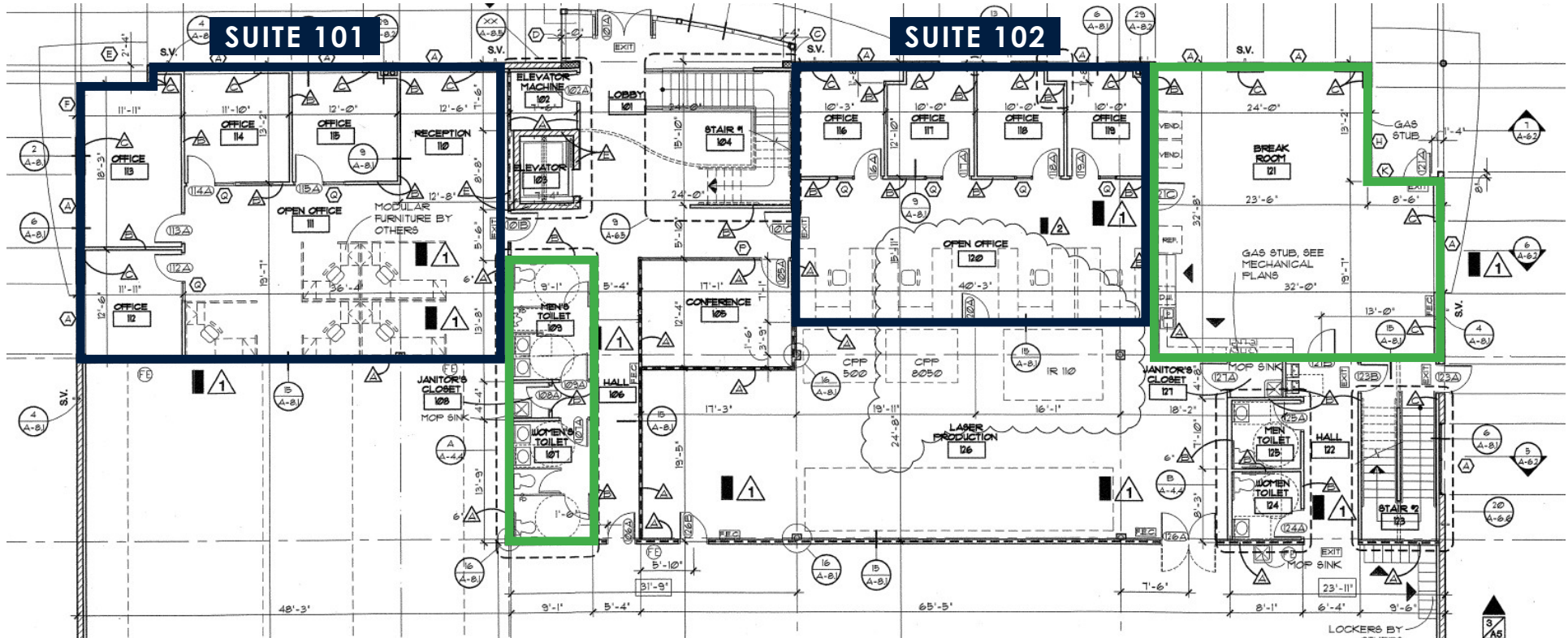
Address	5135 E Ingram St Mesa, AZ 85296
Building Size	±24,680 SF
Year Built	2007
Parking Ratio	3/1,000
Zoning	L-1, City of Mesa



Office Spaces Available For Lease

Suite 101	±1,789 SF	\$17.50 F/S Net of Jan
Suite 102	±1,406 SF	\$17.50 F/S Net of Jan
Suite 201	±1,789 SF	\$17.00 F/S Net of Jan





SUITE 101

±1,789 SF | \$17.50 F/S NET OF JAN

AVAILABLE 3/1/22

Features Include:

- Common and Private Reception Area
- 3 Comfortable Sized Offices with Exterior and Side Light Windows
- 1 Executive Office with Exterior Windows (18' x 12')
- Large Bull Pen Area

SUITE 102

±1,406 SF | \$17.50 F/S NET OF JAN

AVAILABLE 3/1/22

Features Include:

- Common and Private Reception Area
- 4 Offices (10' x 13') with Exterior and Interior Side Light Windows
- Large Bull Pen Area
- **Common Restroom & Breakroom**



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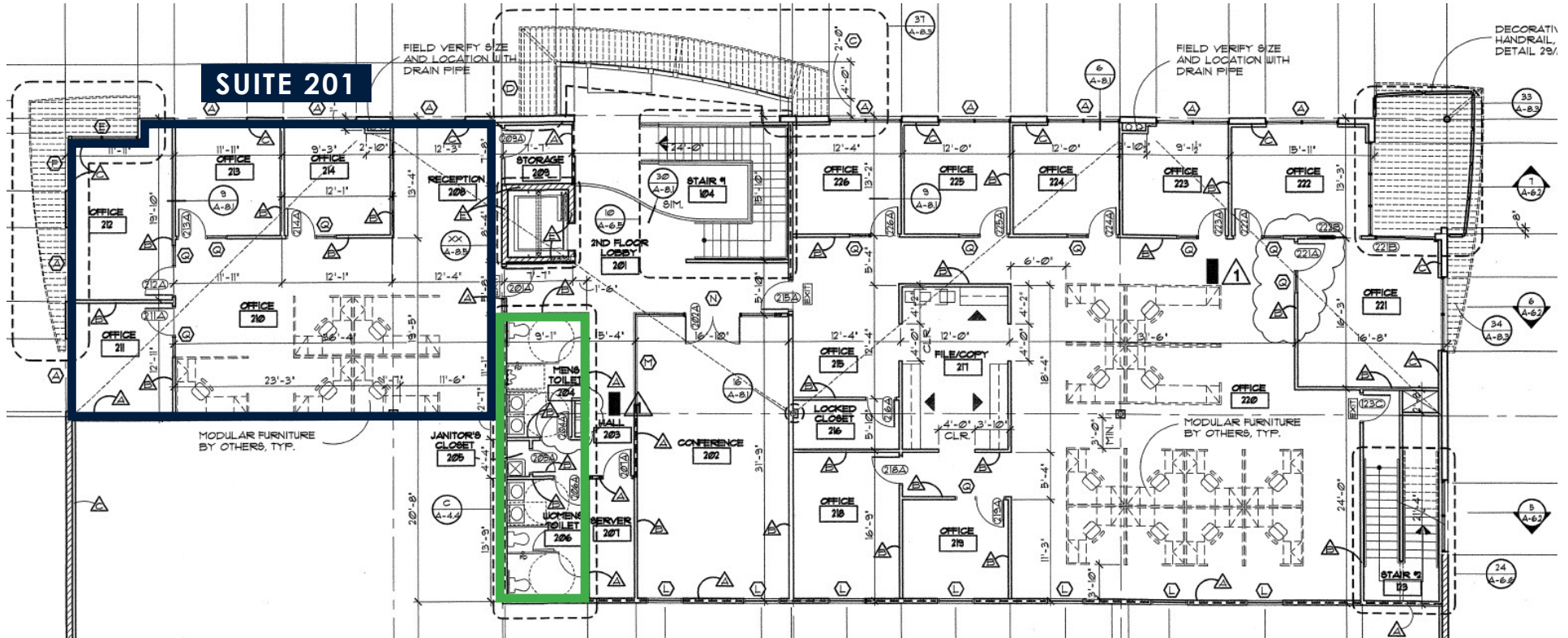
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SUITE 201

±1,789 SF | \$17.00 F/S NET OF JAN

AVAILABLE 3/1/22

Features Include:

- Common and Private Reception Area
- 2 Offices (13' x 12' , 20' x 12') with Exterior and Interior Side Light Windows
- Large Bull Pen Area
- **Common Restroom & Breakroom**



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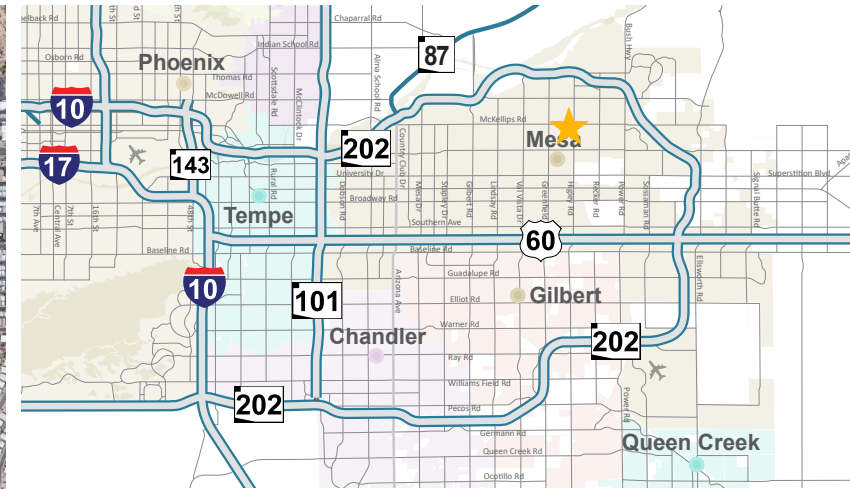
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