



1111 N Gilbert Road

Gilbert, Arizona 85234

Property Features

- Suites from 400 SF and up
- Flexible suite sizes
- Aggressive Modified Gross Rents
- Under new management
- Improvements coming soon
- Monument signage
- Numerous amenities including restaurants, shopping and entertainment nearby



Demographics	1 Mile	3 Miles	5 Miles
Average Age:	34.4	36.5	37.0
Population:	16,696	138,891	413,645
Average HH Income	\$87,261	\$89,421	\$82,786
Daytime Emp. Pop.	5,989	47,194	125,958

Traffic Counts	Vehicles Per Day (VPD)
N Gilbert Rd	35,899
E Guadalupe Rd	22,379

**For Lease: \$12.00-\$18.00/SF
(Modified Gross)**

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Available Spaces

For Lease

Del Prado

±400 - ±1,876 SF Retail/Office Suites



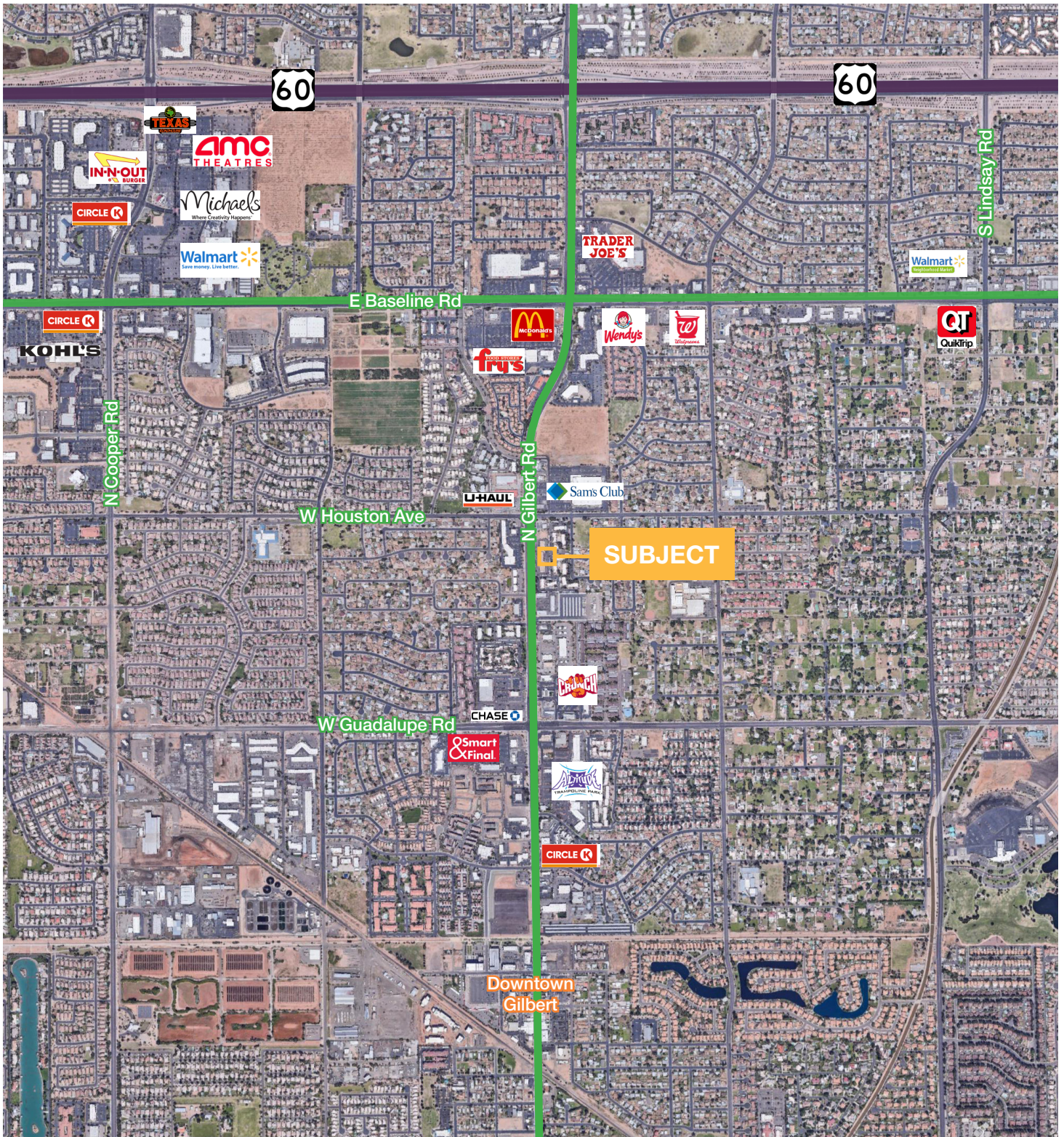
FLOOR	SUITE #	LEASE RATE	LEASE TYPE	SIZE (SF)	AVAILABILITY
1st Floor	105/106	\$18.00 SF/YR	Modified Gross	1,876 SF	Vacant
1st Floor	107	\$18.00 SF/YR	Modified Gross	1,031 SF	Vacant
1st Floor	115	\$18.00 SF/YR	Modified Gross	1,100 SF	Vacant
1st Floor	117	\$18.00 SF/YR	Modified Gross	1,060 SF	Vacant
2nd Floor	209-A	\$15.00 SF/YR	Modified Gross	480 SF	Vacant
2nd Floor	209-B	\$12.00 SF/YR	Modified Gross	480 SF	Vacant
2nd Floor	210-A	\$15.00 SF/YR	Modified Gross	490 SF	Vacant
2nd Floor	210-B	\$12.00 SF/YR	Modified Gross	480 SF	Vacant
2nd Floor	211-A	\$15.00 SF/YR	Modified Gross	400 SF	Vacant
2nd Floor	211-B	\$12.00 SF/YR	Modified Gross	400 SF	Vacant
2nd Floor	212-A	\$15.00 SF/YR	Modified Gross	490 SF	Vacant
2nd Floor	212-B	\$12.00 SF/YR	Modified Gross	480 SF	Vacant

Property **Aerial**

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