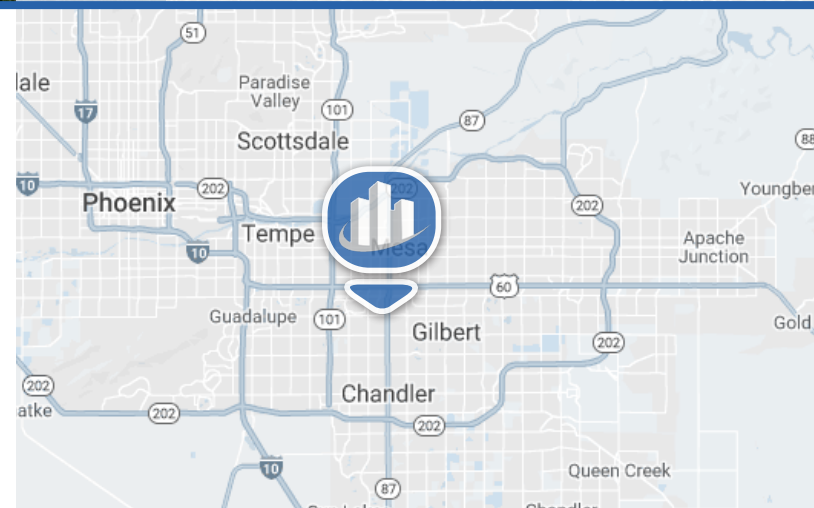


COUNTRY CLUB Medical Center

1950 South Country Club Drive | Mesa

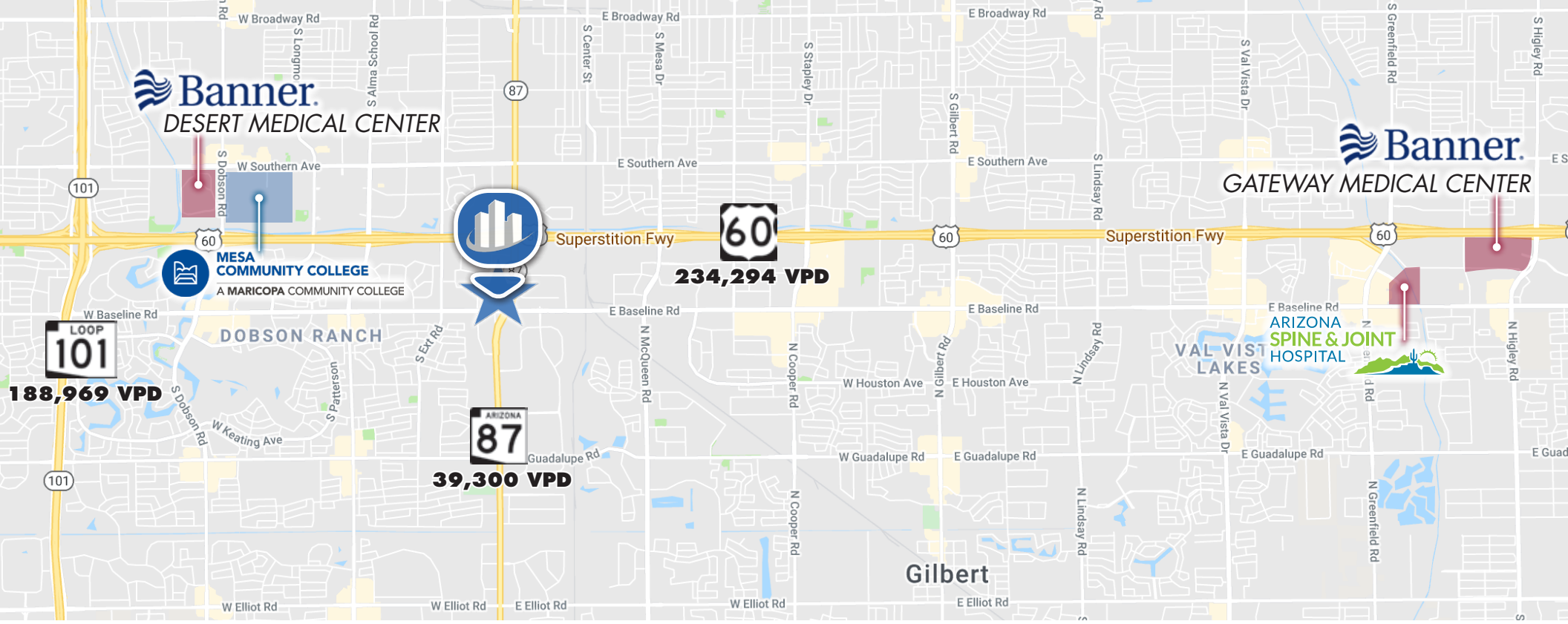
- Multi-Tenant Medical Office Featuring Second Generation Space
- Ideally Located Between Banner Desert Medical Center and Banner Gateway
- Surrounded by busy Healthcare Practices
- Excellent Visibility from Country Club Drive, with Signage for Tenants
- Immediate Access to US 60

SPACE AVAILABLE	Suite 101: 18,367 SF Suite 104: 2,347 SF Suite 105: 3,040 SF
LEASE RATE	\$22/SF + Janitorial
BUILDING SIZE	29,726 SF
YEAR BUILT	1992
ZONING	C-3, Mesa
CROSS STREETS	Country Club Dr & Baseline Rd



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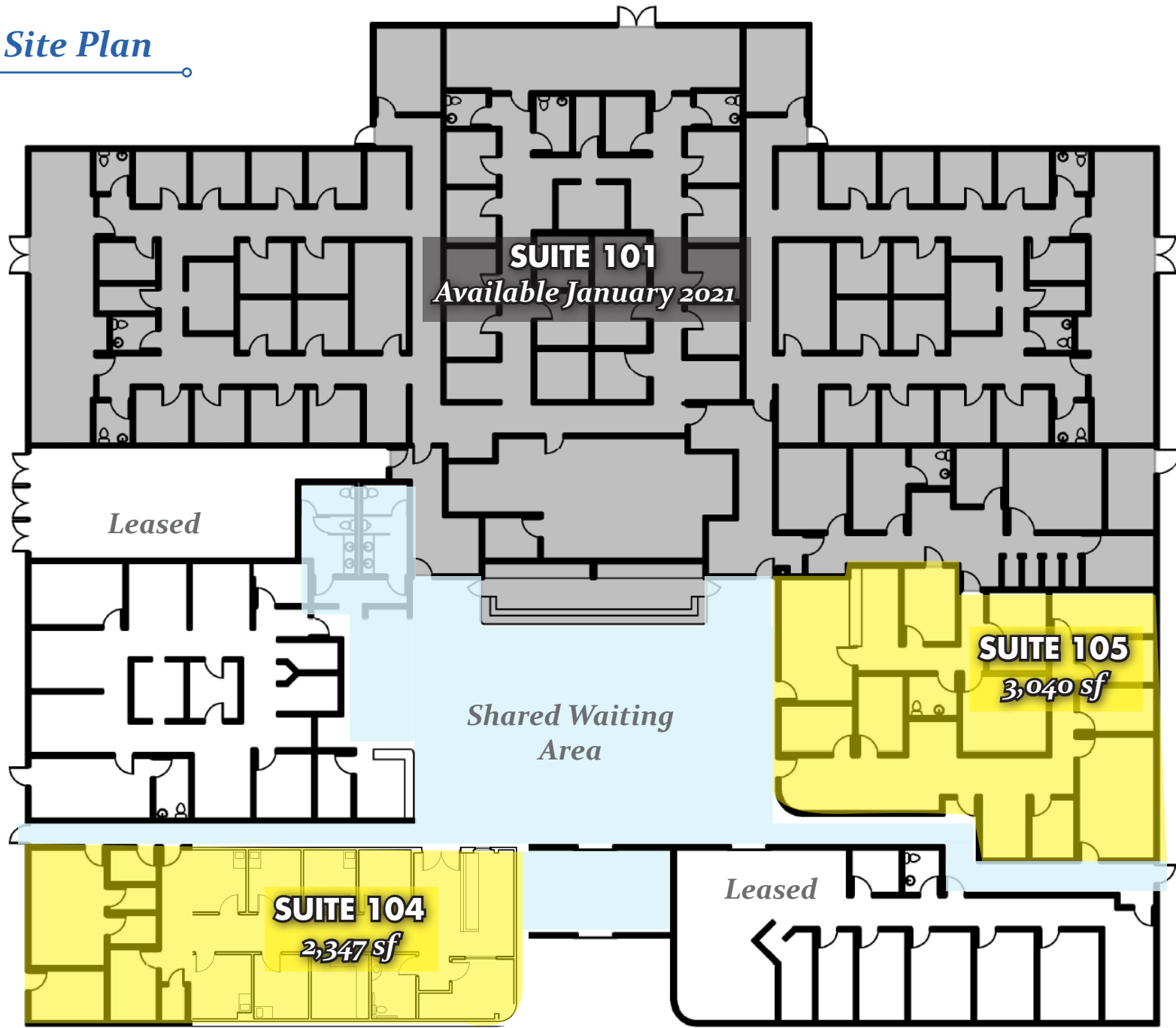
J.T. TAYLOR
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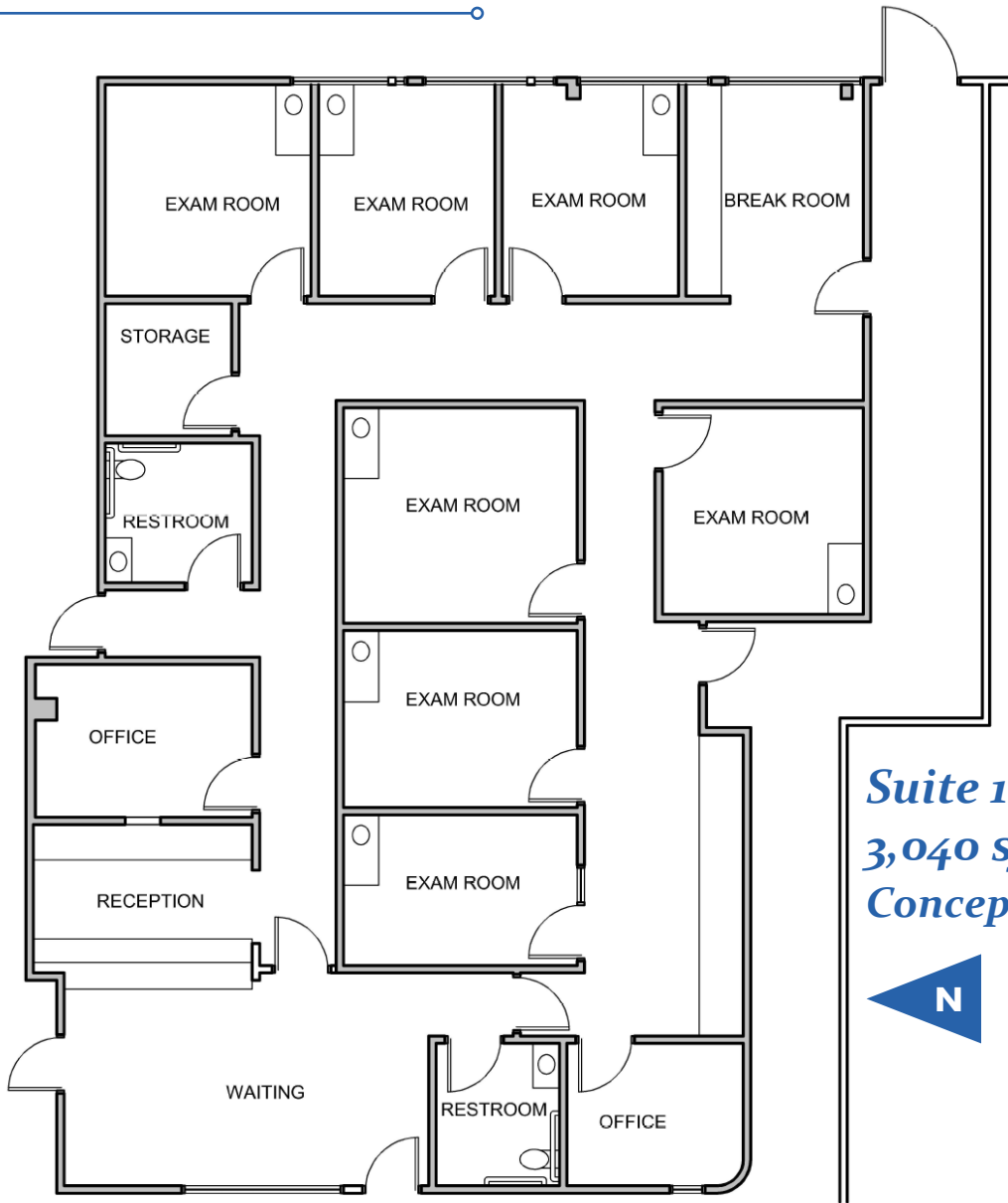
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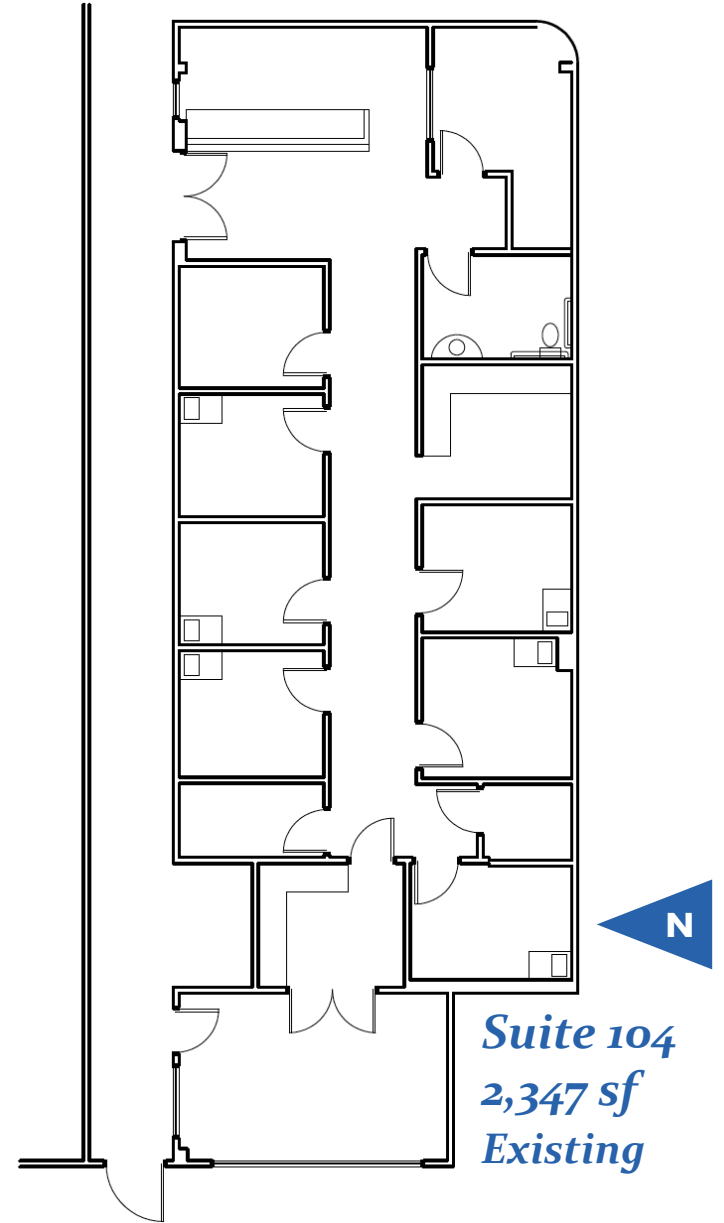
Building Site Plan



Floor Plans

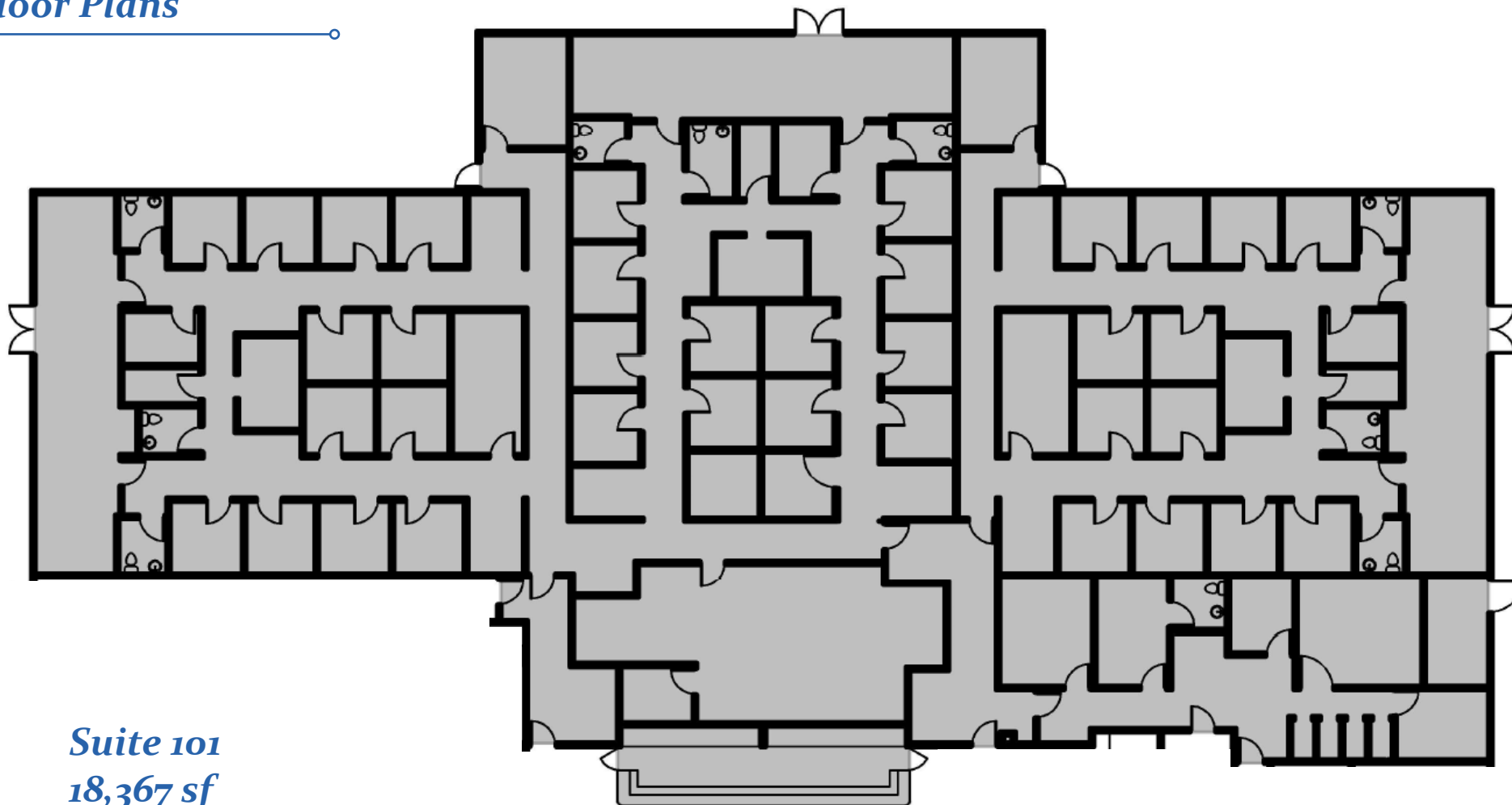


Suite 105
3,040 sf
Conceptual Plan



Suite 104
2,347 sf
Existing

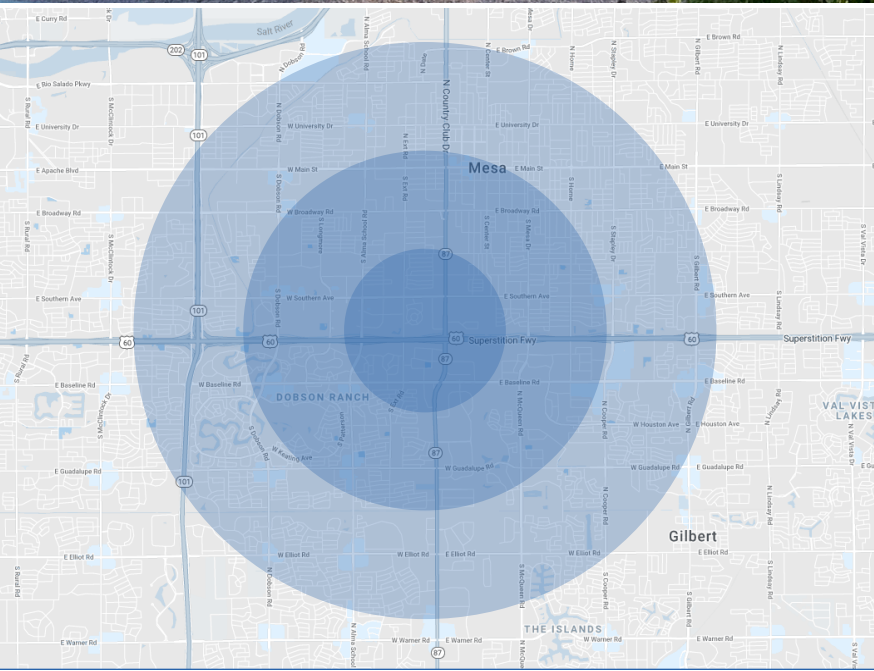




Suite 101
18,367 sf
Available 01/2021



North



2020 Demographics

SUMMARY (source: esri)	ONE MILE	THREE MILE	FIVE MILE
DAYTIME POPULATION	28,287	241,896	600,943
POPULATION	14,867	159,245	441,063
AVERAGE HH SIZE	2.54	2.68	2.65
AVERAGE HH INCOME	\$71,605	\$69,677	\$76,804
MEDIAN AGE	33.5	32.5	33.2

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