



1960 S Country Club Dr

MESA, AZ | 85210

FOR SUBLEASE



Former Walgreens Freestanding Building Available

±15,082 SF building

SITUATED at highly trafficked retail corner w/ 78,000 VPD at the intersection. Corner includes Walmart Supercenter, Costco, WinCo grocery, & Fry's grocery

DENSELY populated trade area with over 440,000 people within 5 miles

CONVENIENT location being just south of the 60 fwy on the hard corner with great visibility

HARD corner lot

DRIVE-THRU with double bypass lane

LEASE TERM END 7/31/2027

CALL for lease rates

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DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
2021 Population	14,809	157,124	449,883
Households	5,808	58,227	168,390
Avg HH Income	\$72,276	\$71,562	\$77,297
Daytime Employment	18,349	86,796	159,783

TIM HURLEY
602.513.5168
tim.hurley@kidder.com

TRASK SWITZENBERG
480.363.0670
trask.switzenberg@kidder.com

KIDDER.COM

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