



Property Highlights

- Space available from 1,710 SF, 2,995 SF, 2,776, & 7,127 SF
- Close proximity to US 60 Freeway
- Over 145,000 people within 3 Miles
- The only Sprouts & Trader Joe's Anchored Center in Arizona

Intersection / Area Co-Tenants



TRADER JOE'S



MATTRESS FIRM

Contact

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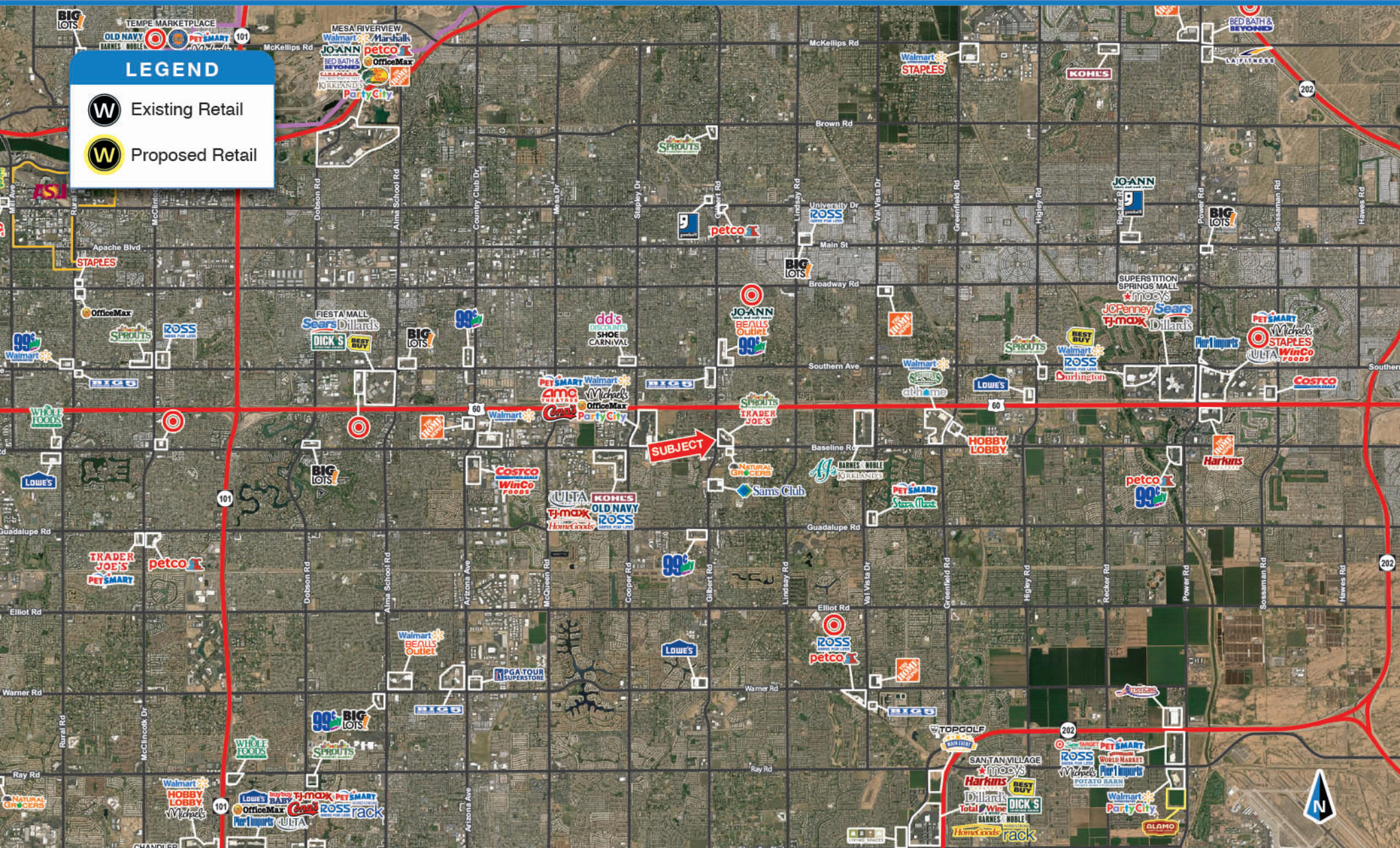
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WESTERN
RETAIL ADVISORS

Mesa Shores



Northeast Corner Baseline Road & Gilbert Road | Mesa, Arizona

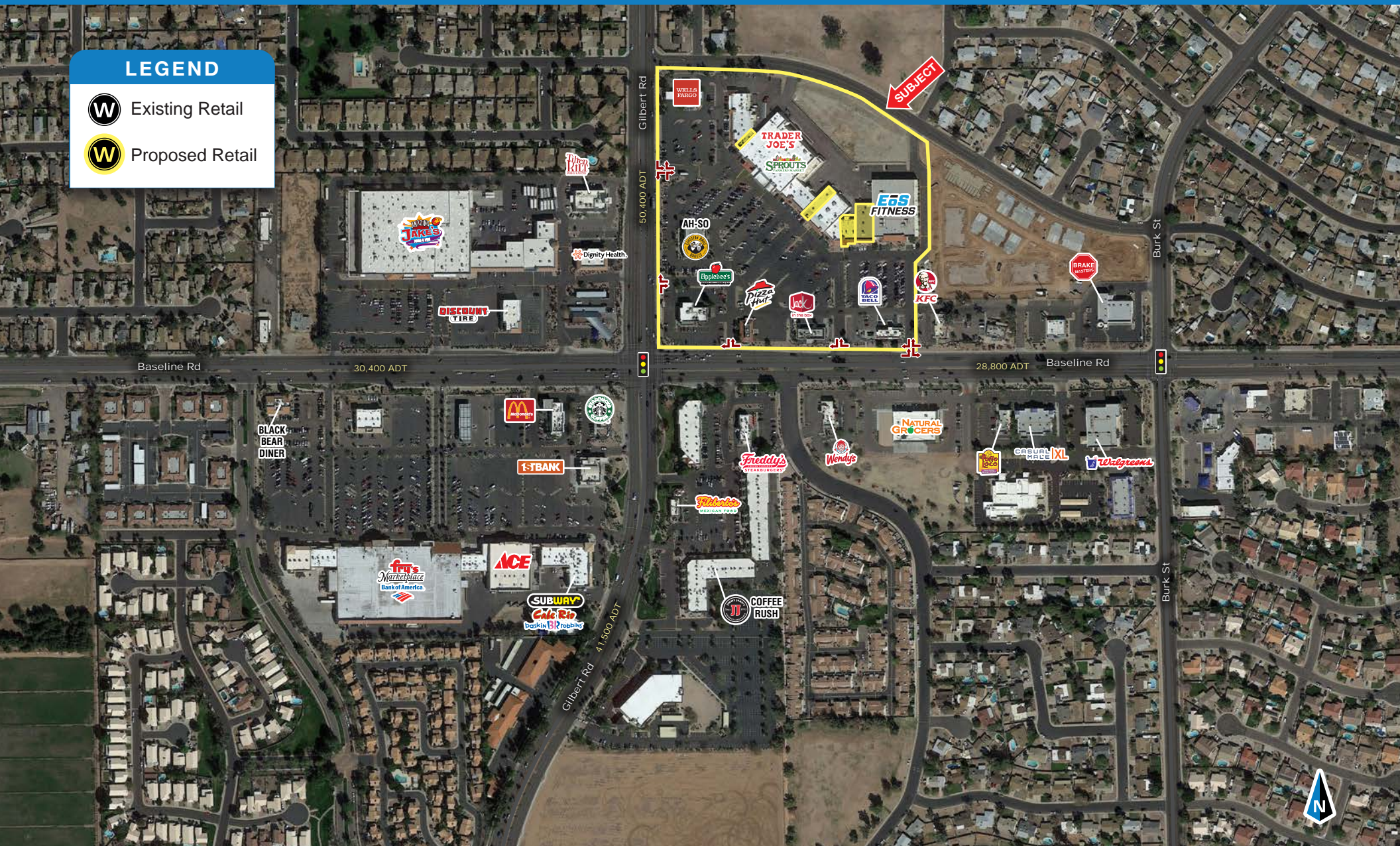


WESTERN RETAIL ADVISORS
2555 E Camelback Rd, Ste 200, Phoenix, AZ 85016

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LEGEND

-  Existing Retail
-  Proposed Retail





Gilbert Rd.

Baseline Rd.



SHOP	TENANT	SF
A2	AZ HAIR COMPANY	1,400
A3-4	CLUB PILATES	1,800
A5-6	ELEMENTS	1,800
A7	AVAILABLE	2,995
B1	POWER BRAIN	1,400
B2-3	WILD BIRDS	2,148
B4	AVAILABLE	2,776
C1	INDIAN RESTAURANT	3,600
C5	ANY LAB TEST NOW	1,200
C6	OPTICAL	1,200
C7	GOURMET	1,150
C8	NAIL SALON	1,000
C9	KAREN'S FLOWERS	900
C10	AVAILABLE	1,710
E1-3	AH SO JAPANESE	3,929
E4	EINSTEIN'S BAGELS	2,100
Pad 1	JACK IN THE BOX	
Pad 2	KFC	
Pad 3	TACO BELL	
Pad 5	WELLS FARGO BANK	
Pad 6	BRAKE MASTERS	
Pad 7	APPLEBEE'S	
Pad 8	PIZZA HUT	
Major 1	TRADER JOE'S	
Major 2	SPROUTS	
Major 3	PETER PIPER PIZZA	
Major 4	AVAILABLE	7,127
Major 5	EOS FITNESS	

	1 miles	3 miles	5 miles
POPULATION SUMMARY			
2018 Total Population	17,390	153,058	409,637
2023 Total Population	118,277	161,361	437,142
2018-2023 Annual Growth Rate	1.00%	1.06%	1.31%
2018 Median Age	31.5	32.5	34.2
INCOME SUMMARY			
Median Household Income	\$56,586	\$56,930	\$56,503
Average Household Income	\$72,768	\$75,031	\$75,460
BUSINESS DATA			
Total Businesses:	615	5,046	12,253
Total Employees:	6,498	53,771	136,986
Daytime Population:	14,238	129,674	341,295
POPULATION 25+ BY EDUCATIONAL ATTAINMENT			
Associate Degree	12.4%	8.9%	9.1%
Bachelor's Degree	20.5%	19.0%	19.7%
Graduate/Professional Degree	8.4%	8.9%	9.8%
Percent of Population with Degrees	41.3%	36.8%	38.6%
EMPLOYED POPULATION 16+ BY OCCUPATION			
Total	9,651	77,156	205,328
White Collar	57.3%	58.5%	61.8%
Services	24.9%	22.2%	19.8%
Blue Collar	17.8%	19.3%	18.4%
HOUSEHOLD SUMMARY			
2018 Households	6,256	51,578	115,850
2018 Average Household Size	2.77	22.95	2.46
2018 Average Family Size	3.37	3.50	3.35
2018 Median Home Value	\$207,120	\$208,083	\$215,593