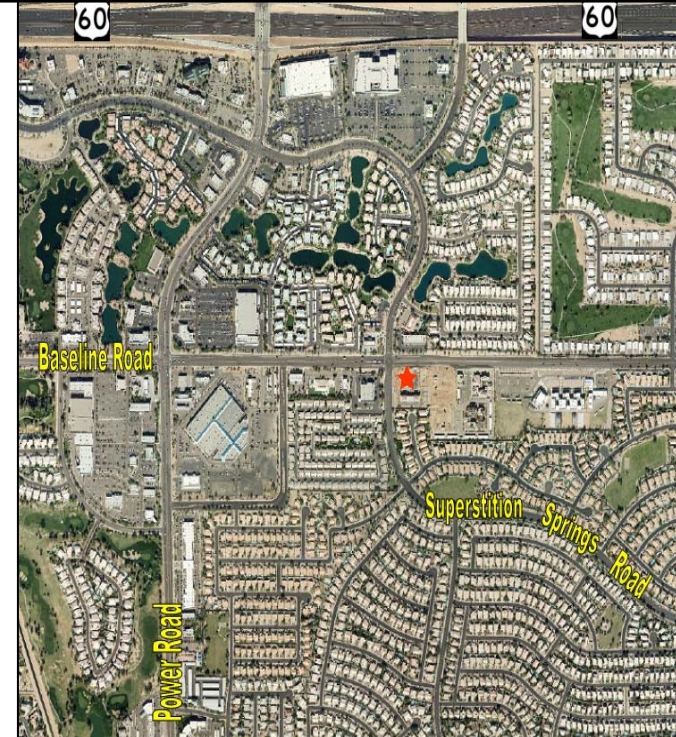


PADS AND FUTURE SHOP SPACE

SEC OF BASELINE RD & SUPERSTITION SPRINGS BLVD / MESA, ARIZONA



Property Highlights:

- Incredible building signage opportunity
- +/- 10,833 SF shop space planned
- 2 Pads available for purchase or build-to-suite with excellent frontage
- Excellent daily traffic counts
- Within 1 mile of the US 60 and the Loop 202

The information contained herein has been given to us by the owner of the property or obtained from sources that we deem reliable. No warranties or representations, expressed or implied, are made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice and to any special listing conditions imposed by our principals. This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through this office.

For Further Information Contact:

Mark Sunkel

(480) 212.0755

msunkel@corerealtypartners.com

Ben Tobias

(480) 212.0757

btobias@corerealtypartners.com



8165 E. Indian Bend Rd., Ste 103

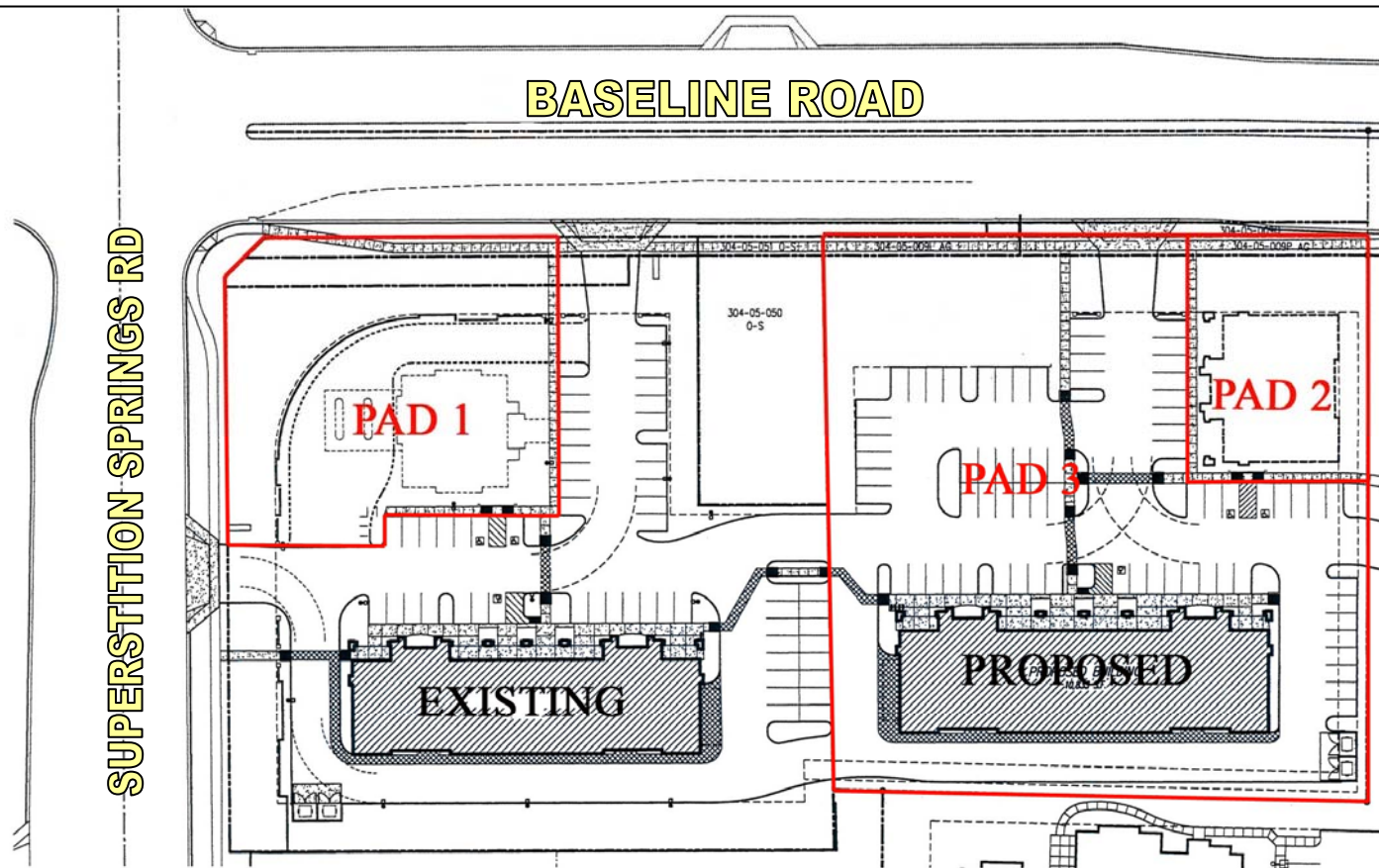
Scottsdale, AZ 85250

o. 480.212.0750

f. 480.212.0751

PAD AND SHOP SPACE AVAILABLE

SEC OF BASELINE ROAD & SUPERSTITION SPRINGS BLVD / MESA, ARIZONA



DEMOGRAPHICS

Population:

- 1 Mile: 12,612
- 2 Mile: 52,199
- 3 Mile: 93,282

Average Household Income:

- 1 Mile: \$62,958
- 2 Mile: \$56,214
- 3 Mile: \$53,411

AVAILABILITY

Pad 1: +/- 3,500 SF w/ drive-thru (buildable)
+/- 5,000 SF w/out drive-thru (buildable retail)

Pad 2: +/- 3,500 SF w/ drive-thru (buildable)
+/- 5,000 SF w/out drive-thru (buildable retail)

Shops: 10,833 SF (planned)