

FIESTA PALMS II

2111 S ALMA SCHOOL RD MESA, AZ



ESCEE
COMMERCIAL PROPERTIES

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ASKING PRICE: \$4,570,000

SIZE: ±28,383 SF

CAP RATE: ±6.77%

ACTUAL OCCUPANCY: 83%

Sellers and brokers make no representation as to the environment or other conditions of the property and recommend the purchaser investigate fully. Information contained herein has been obtained from the owner or other sources. Brokers do not guarantee the accuracy of the information.

FIESTA PALMS II

- 83% leased retail center
- Staggered lease expirations
- Excellent traffic counts; over 68,000 vehicles per day at Baseline and Alma School Roads
- Major tenants have long-term leases
- Close proximity to a full diamond interchange at US60 Superstition Freeway (approx 1 mile)
- Ability to increase income
- Attractive price per square foot

Asking Price	\$4,570,000
Size	±28,383 SF
Price/SF	\$161/SF
Cap Rate	±6.77%
Actual Occupancy	83%

