**Available For Lease** | **Country Club Drive South of Guadalupe Road • Mesa, Arizona**

# SUNSET COMMERCE CENTER

## MESA • ARIZONA

## 3164 South Country Club Drive • Mesa, Arizona 85210

*For further information, please contact:*

**Michael A. Pollack**
(480) 888-0888

***Size:*** 59,956 Square Feet ***Spaces Starting From:*** 2,750 Sq. Ft.

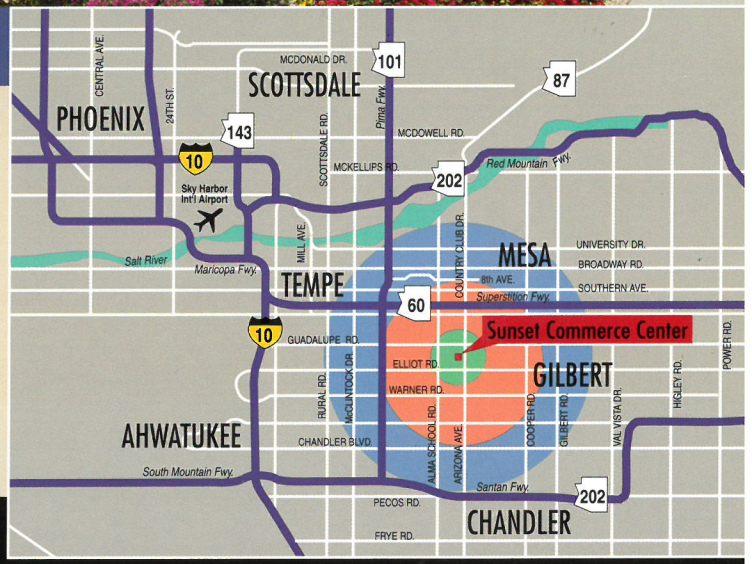
***Zoning:*** C-2, City of Mesa

***Traffic Counts:***
*(2010: City of Mesa)*
Corner Total: 56,000
Guadalupe Rd.: 20,000 cars/day • Country Club Dr.: 36,000 cars/day

***Demographics:***
*(2010: Applied Geographic Solutions / TIGER Geography)*

| | *1 mile radius* | *3 mile radius* | *5 mile radius* |
|---|---|---|---|
| Population: | 14,597 | 151,478 | 444,478 |
| Households: | 5,157 | 51,833 | 148,581 |
| Median Household Income: | $ 66,341 | $ 63,169 | $31,338 |
| Median Age: | 32.7 | 31.6 | 31.4 |

*For leasing plans, availability and rates, visit us at:*
www.pollackinvestments.com/sunset

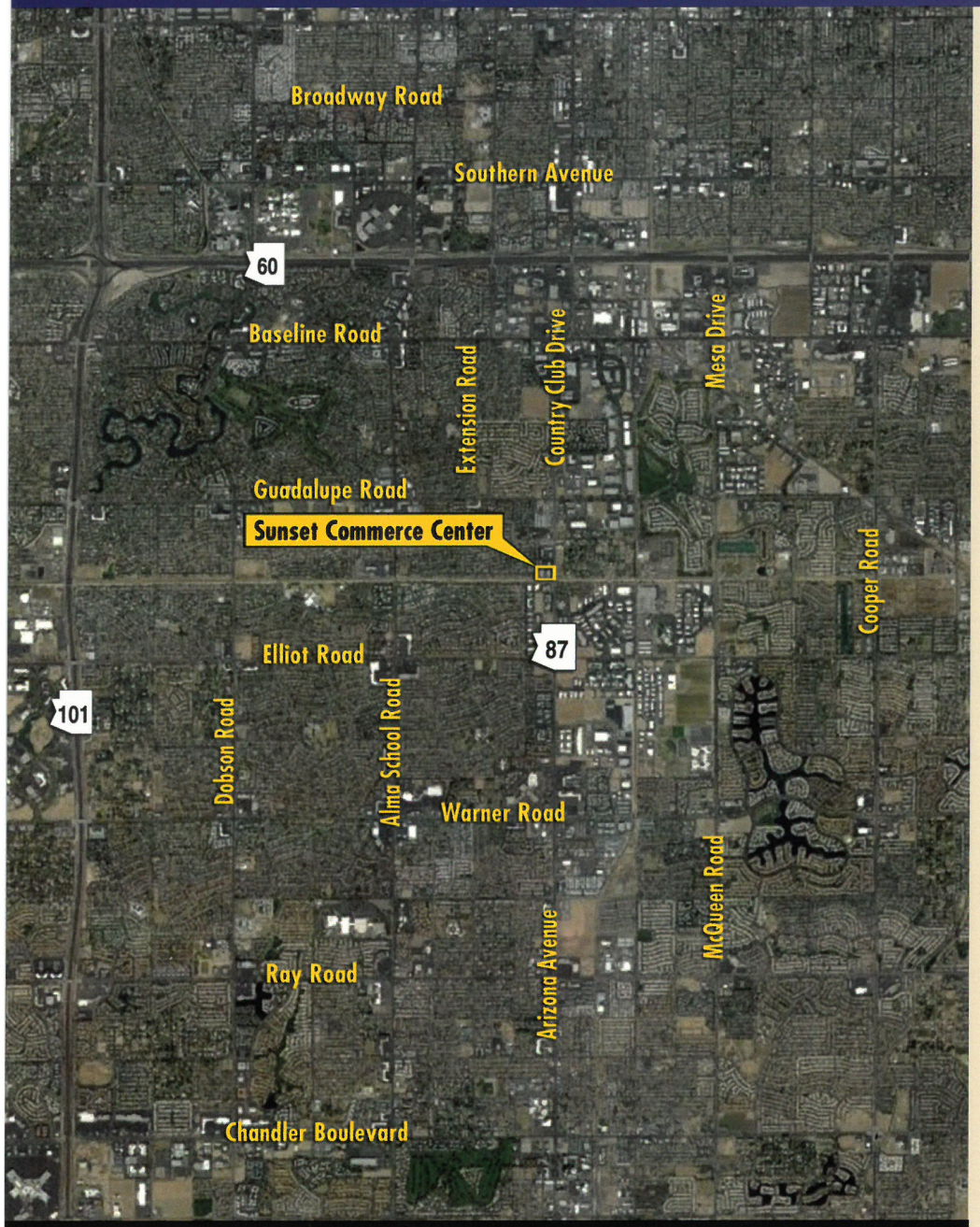



**Michael A. Pollack**
REAL ESTATE INVESTMENTS

*The information contained herein are estimates obtained from sources we deem reliable. While we have no reason to doubt its accuracy, we do not guarantee it.*

1136 WEST BASELINE ROAD • MESA, ARIZONA 85210 • (480) 888-0888 • FAX (480) 814-7741 • WWW.POLLACKINVESTMENTS.COM

**SUNSET COMMERCE CENTER**

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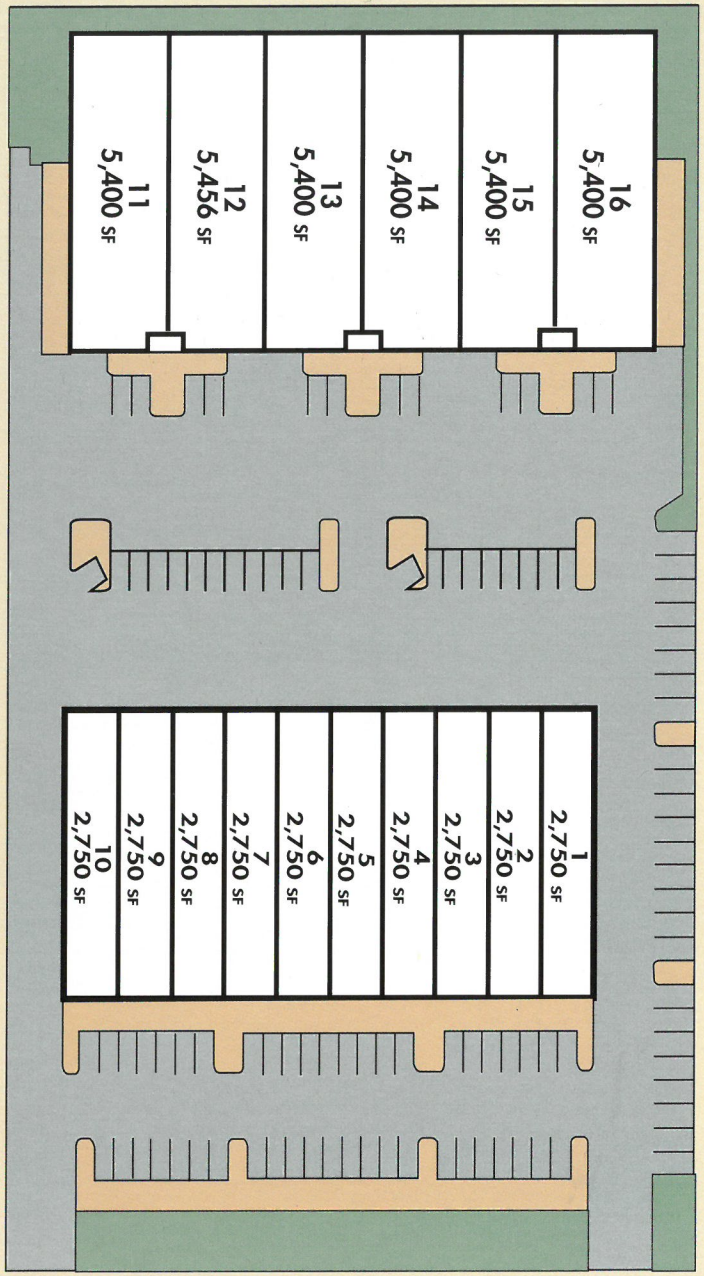


* Square foot indications are approximate

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