



**FOR LEASE > Medical Office**  
**East Valley Professional Center**

6262 E. BROADWAY RD. | SUITE 110 | MESA, AZ 85206

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## MEDICAL OFFICE FOR LEASE

**BUILDING SIZE:** 10,500 SF  
**AVAILABLE:** SUITE 110, 1,500 SF  
**LEASE RATE:** \$16.50 MG  
**ZONING:** C-2 MESA  
**YEAR BUILT:** 2002

### BUILDING FEATURES

- Established medical office is move-in ready
- Courtyard entry with water feature and shaded walkways
- Contemporary architecture highlighted by desert landscaping
- Building and monument signage available at the lighted intersection of Broadway Rd. and 63rd St. = 20,422 VPD
- Covered/reserved parking available

## DEMOGRAPHICS



### POPULATION

1 Mile 10,320  
3 Miles 118,108  
5 Miles 279,347



48,900 VPD

Broadway Rd. and  
Power Rd.



30 MINUTE DRIVE

to Phoenix Sky Harbor  
International Airport

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**COLLIERS INTERNATIONAL**

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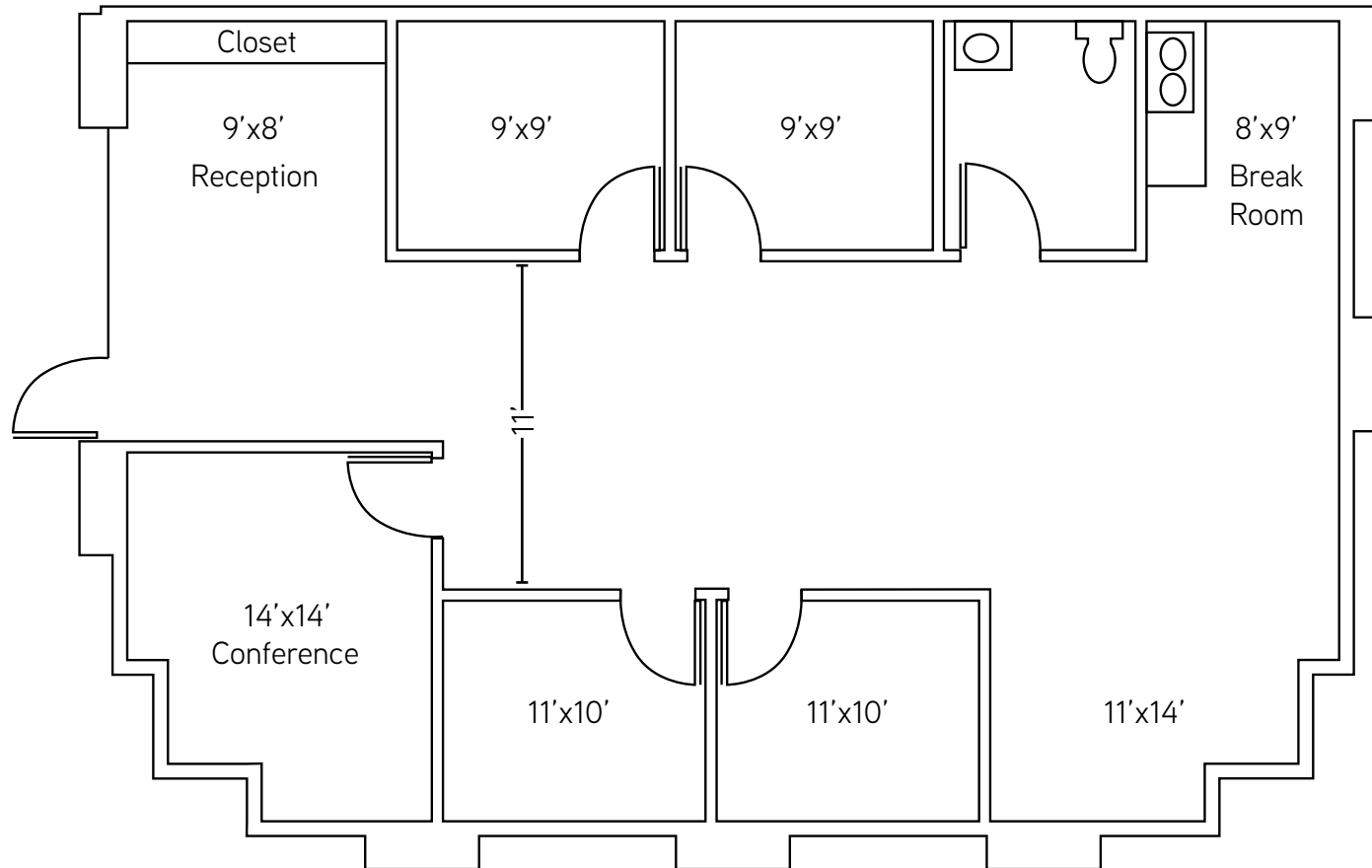
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SUITE 110

±1,500 SF



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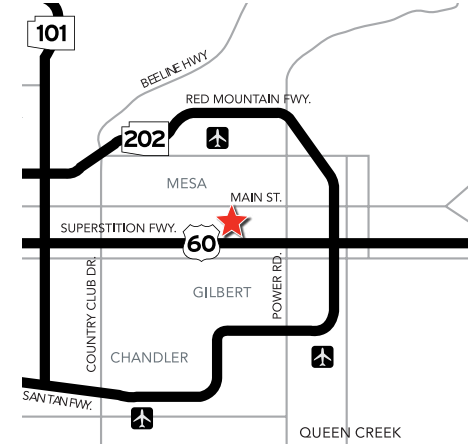
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## AREA MAP



Desirable Mesa location, close to Banner Baywood Medical Center and Heart Hospital. The building is close to well-established 55+ neighborhoods and exclusive senior living communities. Enjoy convenient access to US-60 and nearby shopping and dining at Superstition Springs Center and Mesa Pavilions North.

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