

Auto Dealership Opportunity

1701 W Broadway Rd | Mesa, AZ

FOR SALE



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Auto Dealership Opportunity

1701 W Broadway Rd
Mesa, AZ

Property Specifications

SPACE AVAILABLE

±21,000 SF

LOT SIZE

±1.92 AC

ASKING PRICE

\$5,500,000

ZONING

M1, Mesa (light industrial)

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About the Property

- ±21,000 SF available on approximately 1.92 acres
- Includes a ±5,500 SF showroom space
- Expansive paved and secured lot with ample covered parking
- Prominent Broadway Road location with strong visibility and signage opportunity
- Close proximity to Loop 101 (1.2mi away)
- Multiple access points for convenient site circulation
- M-1 City of Mesa zoning allows for a variety of light industrial uses
- Combined ±65,000 VPD at the intersection

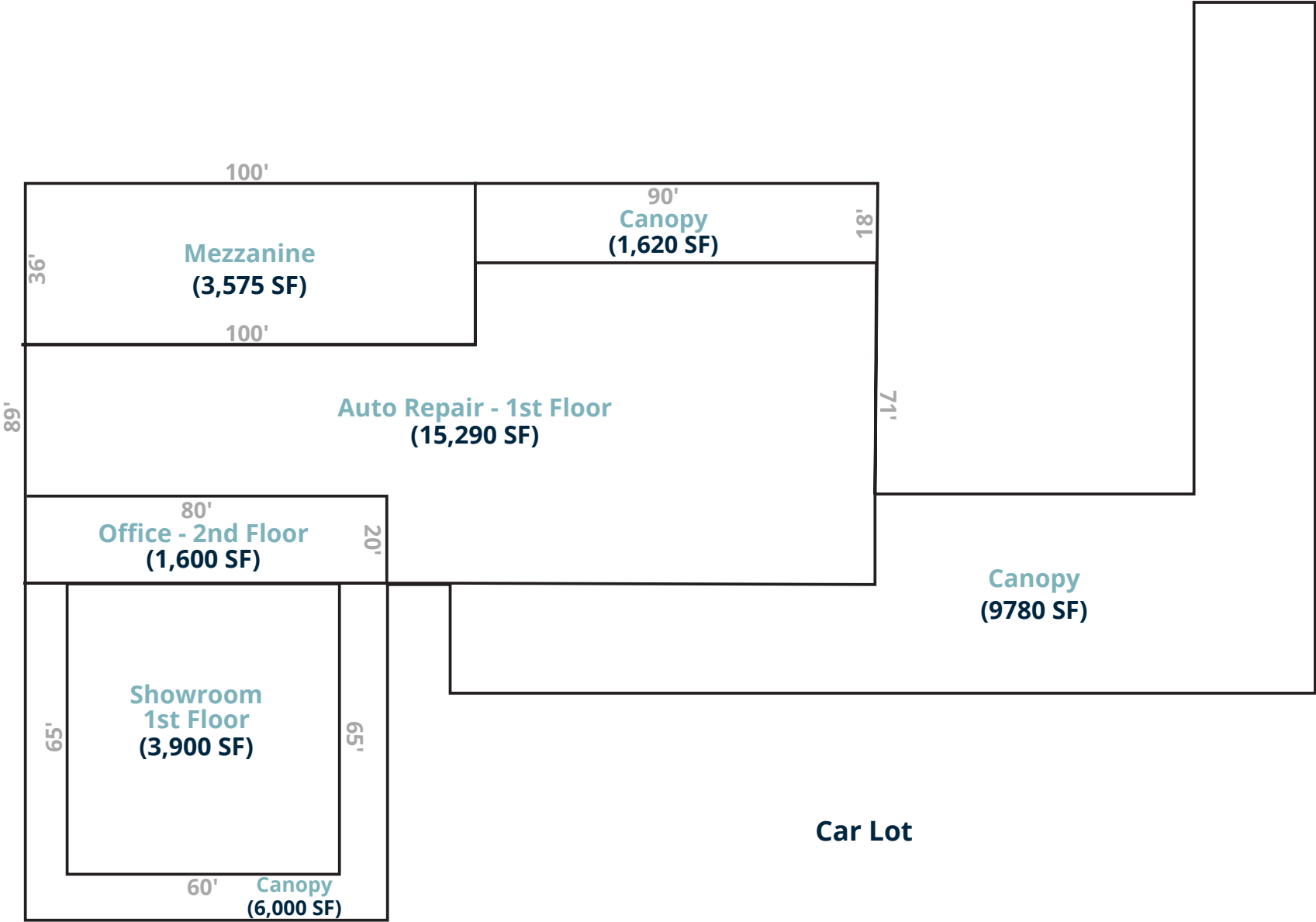
Traffic Counts

Broadway Road	31,664 VPD
Dobson Rd	32,475 VPD

Year: 2025 | Source: ADOT

Nearby Retailers





Car Lot

----- Broadway Road -----



Broadway Road

S Saguaro

APN: 134-29-051D



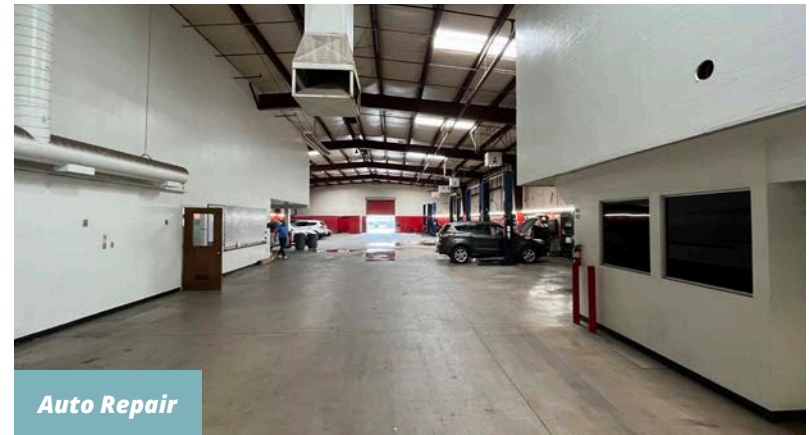




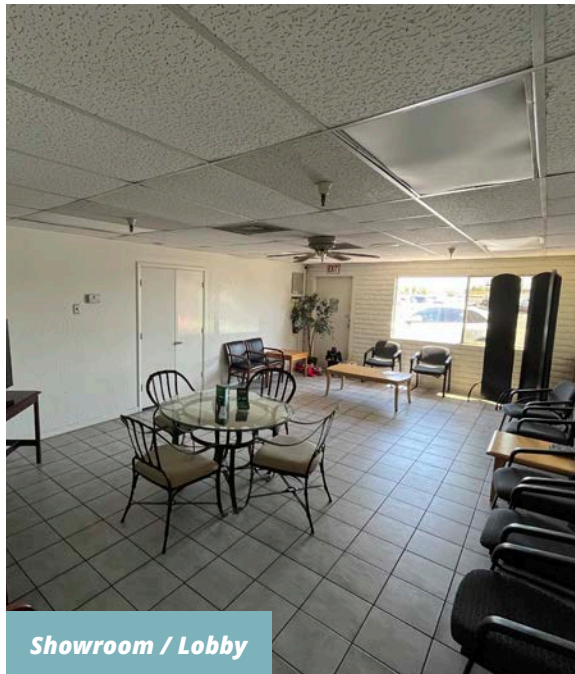
Showroom / Lobby



Auto Repair w/ 5 Lifts



Auto Repair



Showroom / Lobby



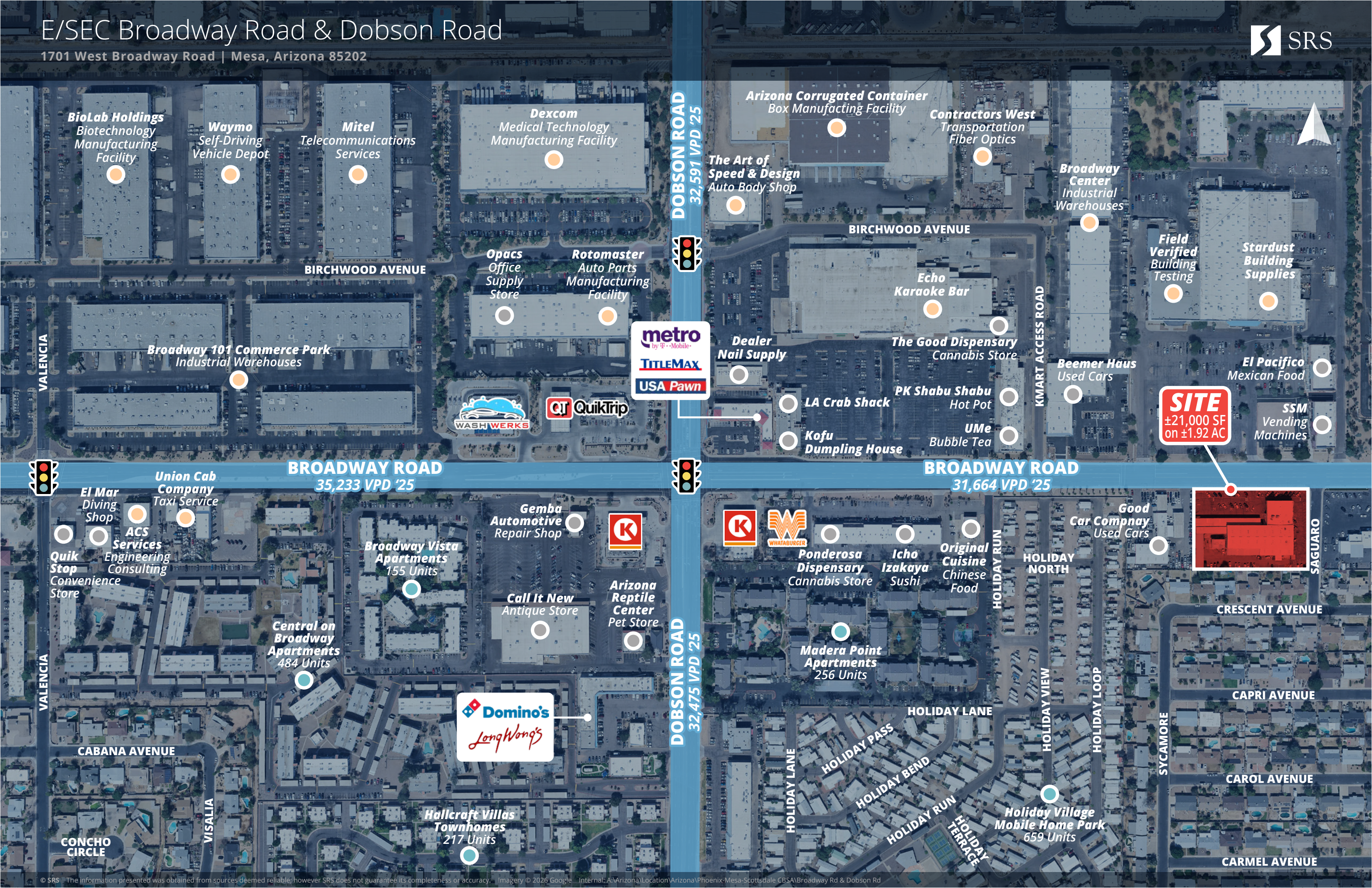
Showroom / Lobby



Mezzanine Storage

E/SEC Broadway Road & Dobson Road

1701 West Broadway Road | Mesa, Arizona 85202



BioLab Holdings
Biotechnology
Manufacturing
Facility

Waymo
Self-Driving
Vehicle Depot

Mitel
Telecommunications
Services

Dexcom
Medical Technology
Manufacturing Facility

Arizona Corrugated Container
Box Manufacturing Facility

Contractors West
Transportation
Fiber Optics

Broadway Center
Industrial
Warehouses

Field Verified
Building
Testing

Stardust
Building
Supplies

Broadway 101 Commerce Park
Industrial Warehouses

Opacs
Office
Supply
Store

Rotomaster
Auto Parts
Manufacturing
Facility

**The Art of
Speed & Design**
Auto Body Shop

BIRCHWOOD AVENUE

Echo
Karaoke Bar

Dealer
Nail Supply

The Good Dispensary
Cannabis Store

Beemer Haus
Used Cars

El Pacifico
Mexican Food

SSM
Vending
Machines

SITE
±21,000 SF
on ±1.92 AC

LA Crab Shack

PK Shabu Shabu
Hot Pot

UMe
Bubble Tea

Kofu
Dumpling House

BROADWAY ROAD
35,233 VPD '25

BROADWAY ROAD
31,664 VPD '25

Union Cab
Company
Taxi Service

Quik Stop
Convenience
Store

ACS
Services
Engineering
Consulting

Broadway Vista
Apartments
155 Units

Gemba
Automotive
Repair Shop

Arizona
Reptile
Center
Pet Store

Call It New
Antique Store

Ponderosa
Dispensary
Cannabis Store

Icho
Izakaya
Sushi

Original
Cuisine
Chinese
Food

Good
Car Company
Used Cars

Central on
Broadway
Apartments
484 Units

Domino's
Long Wong's

Hallcraft Villas
Townhomes
217 Units

Madera Point
Apartments
256 Units

HOLIDAY NORTH

HOLIDAY VIEW

Holiday Village
Mobile Home Park
659 Units

CRESCENT AVENUE

CAPRI AVENUE

CAROL AVENUE

CARMEL AVENUE

CABANA AVENUE

CONCHO
CIRCLE

VISALIA

SAGUARO

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Area Snapshot

1 MILE

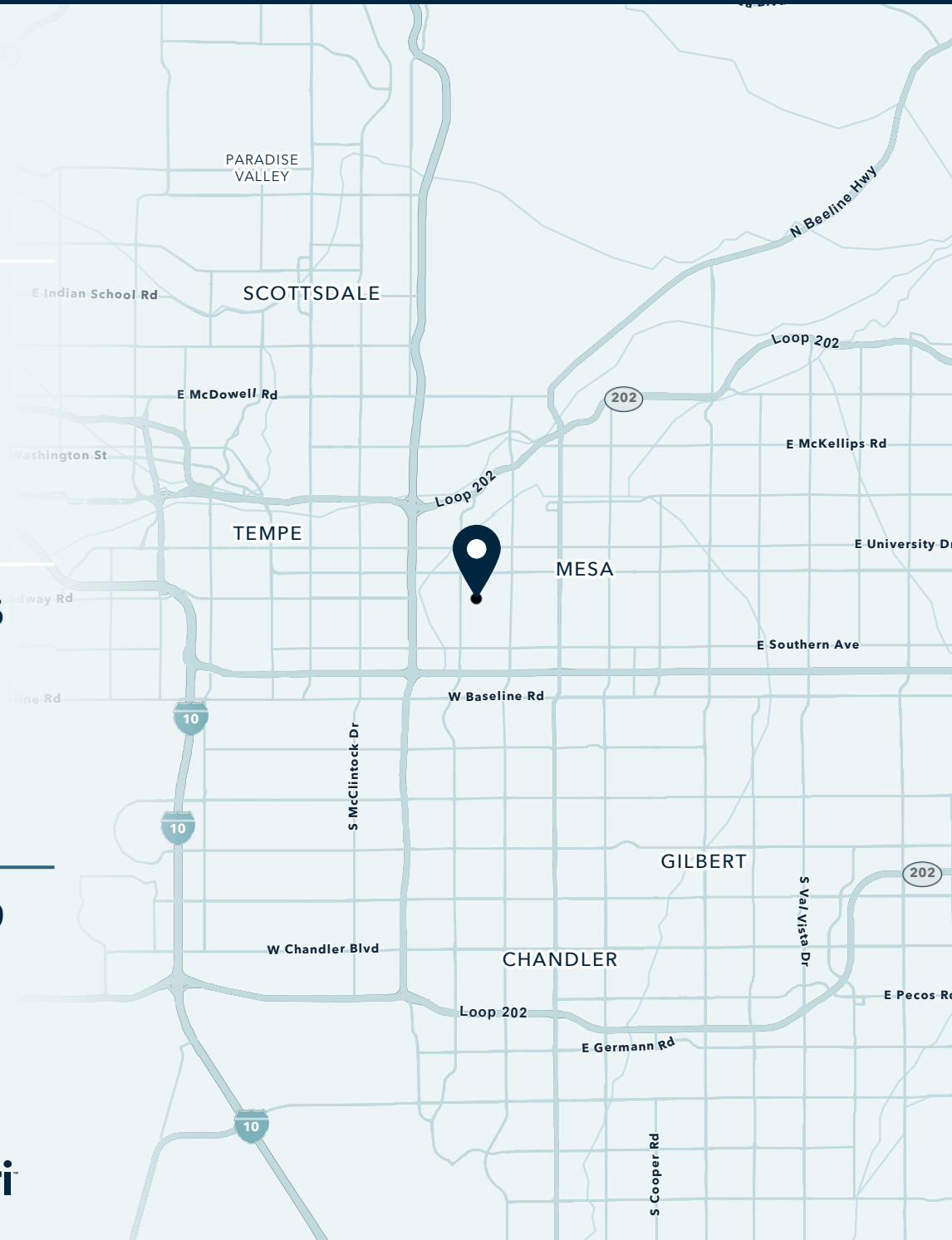
28,589	30,228	\$73,033	23,114
2026 Population	2031 Population	Average Household Income	Daytime Population

3 MILES

159,120	166,958	\$88,368	174,815
2026 Population	2031 Population	Average Household Income	Daytime Population

5 MILES

393,912	412,099	\$101,010	461,419
2026 Population	2031 Population	Average Household Income	Daytime Population



Want more? Contact us for a complete demographic, foot-traffic, and mobile data insights report.



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