

39,646 ADT

Power Rd

**SUBJECT**

AVAILABLE  
1,559 SF

**BatteriesPlus+**  
Power It. Light It. Fix It.

**Jersey Mike's**

AVAILABLE  
1,355 SF

COMING  
AVAILABLE  
4,940 SF

Can Be  
Combined

**DOLLAR  
TREE**

COMING  
AVAILABLE  
3,981 SF

**GOODYEAR**

**MIDAS**

20,721 ADT

Southern Ave

**CIRCLE K**

RETAIL PROPERTY FOR LEASE

# SUPERSTITION MARKETPLACE

1145-1155 S Power Rd Mesa, AZ 85209

**JASON FESSINGER**  
602.368.1090  
jfessinger@w-retail.com

**DARRELL DESHAW**  
602.295.1128  
ddeshaw@w-retail.com

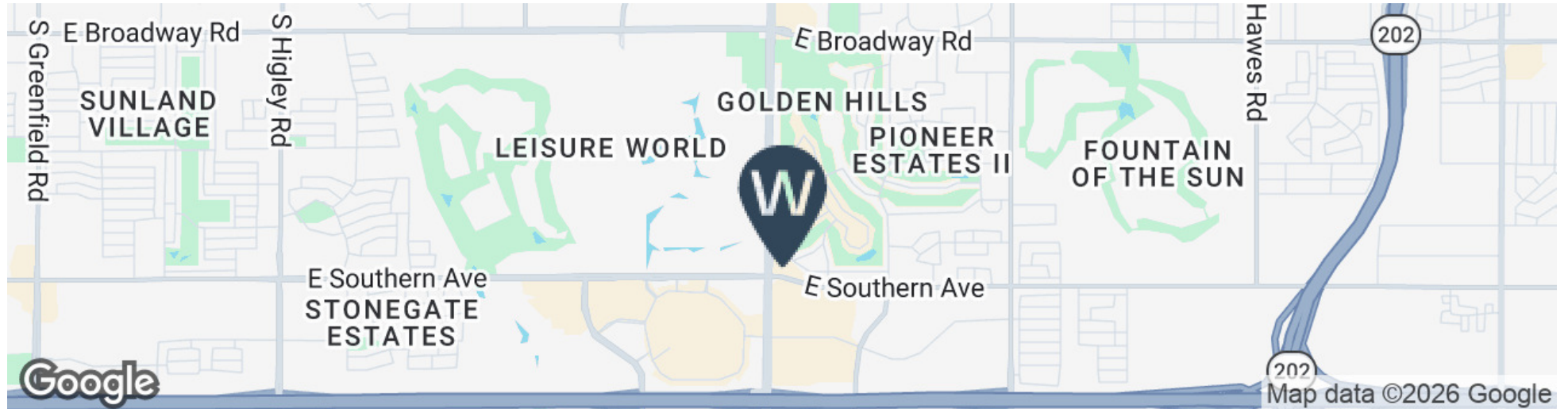
**JULIE GREEN**  
602.710.1786  
jgreen@w-retail.com

**WESTERN RETAIL ADVISORS**  
2555 E Camelback Rd, Suite 200  
Phoenix, AZ 85016  
602.778.3747 | w-retail.com

\* Owner / Agent

# SUPERSTITION MARKETPLACE

1145-1155 S Power Rd Mesa, AZ 85209



## LOCATION DESCRIPTION

NEC Power Road & Southern Ave

## PROPERTY HIGHLIGHTS

- Superstition Marketplace is located near Superstition Springs Mall and serves the Mesa community
- The 48,656 SF retail property offers great exposure at Power Rd & Southern Ave and is in close proximity to Target, Walmart, TJMaxx, ULTA, & The Cheesecake Factory
- 1,355 SF & 1,559 SF ENDCAPS AVAILABLE
- 3,981 SF & 4,940 SF COMING AVAILABLE - CAN BE COMBINED
- Monument signage available
- Over 60,000 cars per day at the intersection
- Owner/agent

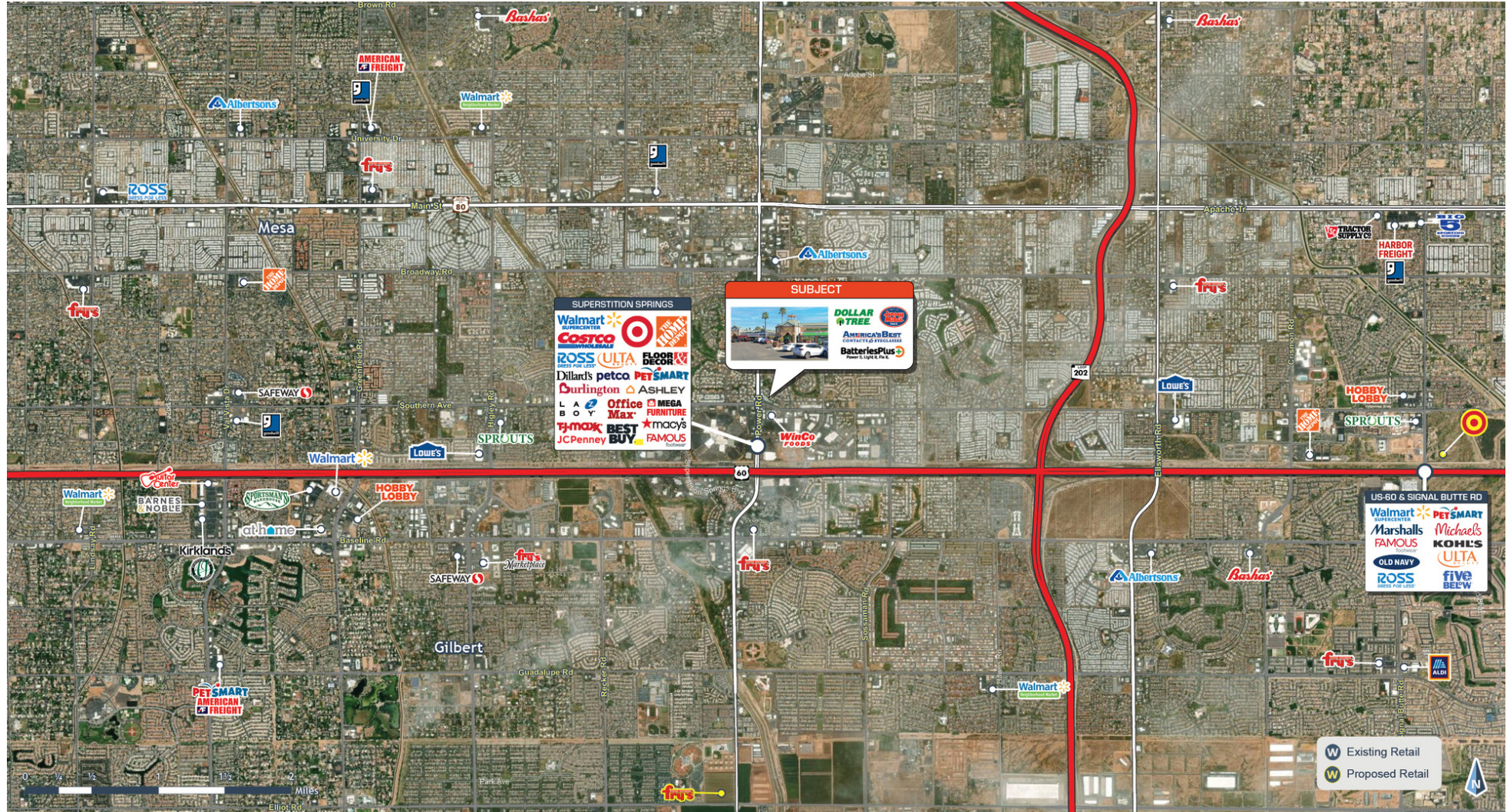
## AREA CO-TENANTS



The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

# SUPERSTITION MARKETPLACE

1145-1155 S Power Rd Mesa, AZ 85209



The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

# SUPERSTITION MARKETPLACE

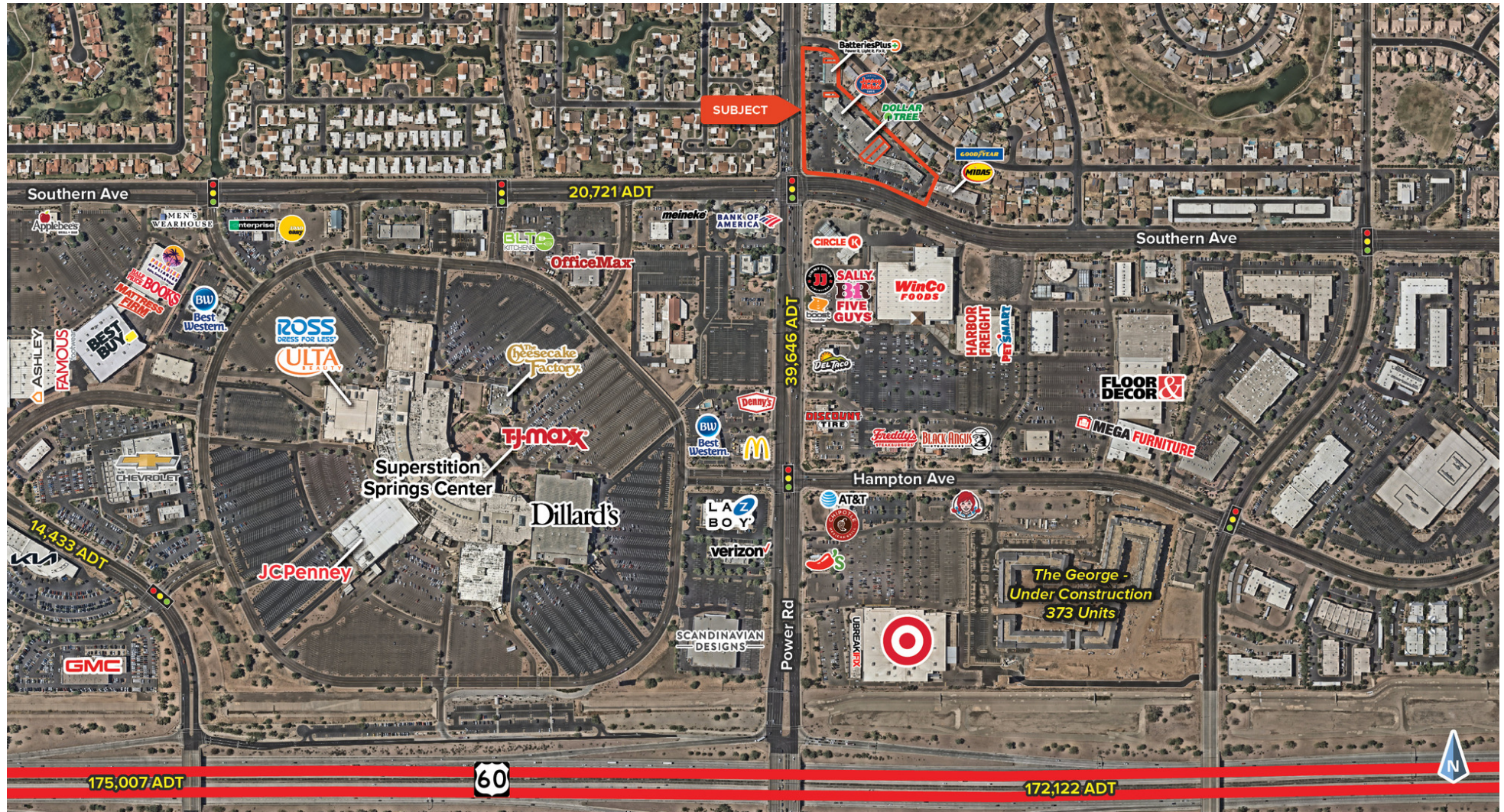
1145-1155 S Power Rd Mesa, AZ 85209



The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

# SUPERSTITION MARKETPLACE

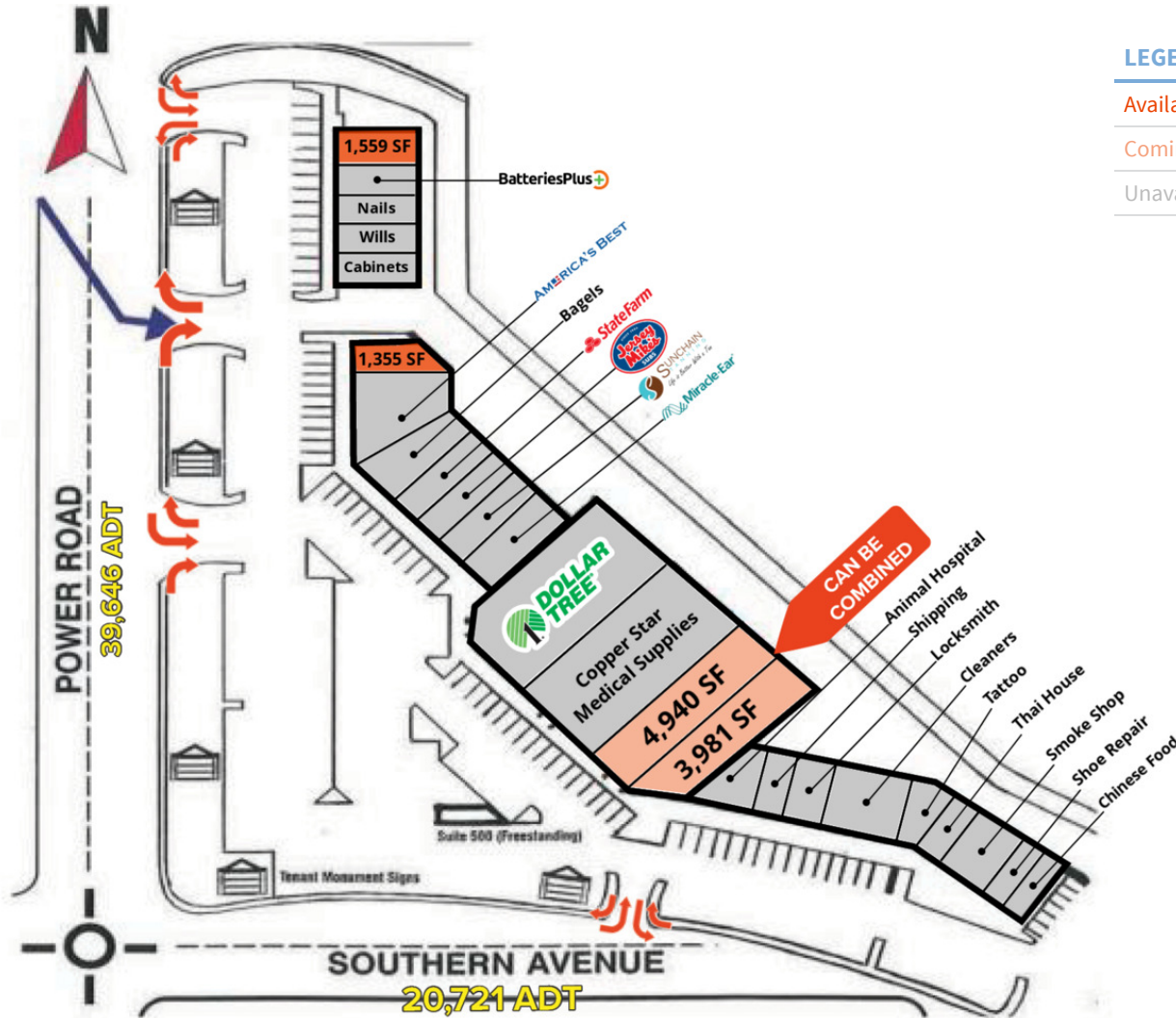
1145-1155 S Power Rd Mesa, AZ 85209



The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

# SUPERSTITION MARKETPLACE

1145-1155 S Power Rd Mesa, AZ 85209



The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

# SUPERSTITION MARKETPLACE

1145-1155 S Power Rd Mesa, AZ 85209

## LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	1,355 - 4,940 SF	Lease Rate:	CALL FOR PRICING

## AVAILABLE SPACES

SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
<b>101 - ENDCAP AVAILABLE</b>	<b>Available</b>	<b>1,559 SF</b>	<b>NNN</b>	<b>CALL FOR PRICING</b>	-
102	Batteries Plus	1,638 SF	NNN	-	-
103	Nails	864 SF	NNN	-	-
104	Walk-in-Wills	914 SF	NNN	-	-
105	Cabinets	1,242 SF	NNN	-	-
<b>101B - ENDCAP AVAILABLE</b>	<b>Available</b>	<b>1,355 SF</b>	<b>NNN</b>	<b>CALL FOR PRICING</b>	-
102	America's Best	2,981 SF	NNN	-	-
105	Kokobelli Bagel	2,092 SF	NNN	-	-
106	State Farm	1,253 SF	NNN	-	-
107	Jersey Mike's	1,355 SF	NNN	-	-
108	Sunchain Tanning	1,313 SF	NNN	-	-
109	Miracle Ear	1,500 SF	NNN	-	-
110	Dollar Tree	9,386 SF	NNN	-	-
111-112	Copper Star Medical Supplies	11,500 SF	NNN	-	-
<b>112A - COMING AVAILABLE</b>	<b>Coming Available</b>	<b>4,940 SF</b>	<b>NNN</b>	<b>CALL FOR PRICING</b>	<b>CAN BE COMBINED</b>
<b>112B - COMING AVAILABLE</b>	<b>Coming Available</b>	<b>3,981 SF</b>	<b>NNN</b>	<b>CALL FOR PRICING</b>	<b>CAN BE COMBINED</b>

The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

# SUPERSTITION MARKETPLACE

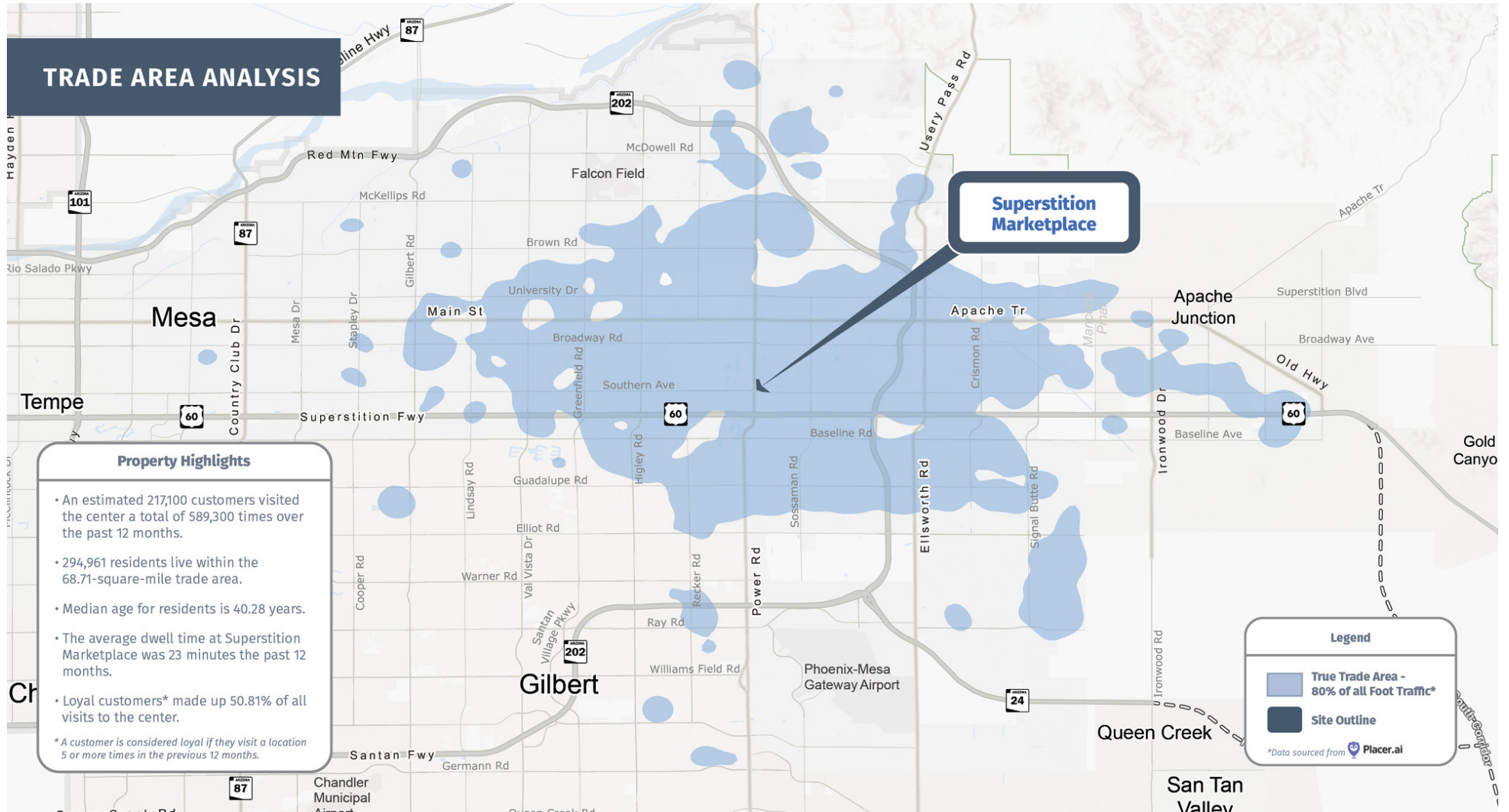
1145-1155 S Power Rd Mesa, AZ 85209

SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
113	Animal Hospital	1,318 SF	NNN	-	-
114	Shipping	750 SF	NNN	-	-
116	Locksmith	1,494 SF	NNN	-	-
117	Cleaners	1,500 SF	NNN	-	-
120	Tattoos	940 SF	NNN	-	-
121	Thai House	864 SF	NNN	-	-
122	HS Smoke Shop	1,575 SF	NNN	-	-
124	Shoe Repair	726 SF	NNN	-	-
125	Chinese Food	800 SF	NNN	-	-

*The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.*

# SUPERSTITION MARKETPLACE

1145-1155 S Power Rd Mesa, AZ 85209



The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.

# SUPERSTITION MARKETPLACE

1145-1155 S Power Rd Mesa, AZ 85209



## POPULATION

	1 MILE	3 MILES	5 MILES
Area Total	7,222	113,592	295,493
Median Age	52.8	47.8	42.2



## HOUSEHOLD INCOME

	1 MILE	3 MILES	5 MILES
Median	\$76,856	\$76,322	\$86,141
Average	\$90,841	\$99,151	\$114,255



## DAYTIME WORKFORCE

	1 MILE	3 MILES	5 MILES
Total Businesses	621	2,834	7,042
Employees	9,820	38,872	81,697
Daytime Population	15,405	113,721	265,596



## EDUCATION

	1 MILE	3 MILES	5 MILES
Percentage with Degrees	44.5%	42%	46.6%



## EMPLOYMENT

	1 MILE	3 MILES	5 MILES
White Collar	71.5%	66.4%	67.7%
Services	15.2%	15.0%	14.9%
Blue Collar	13.3%	18.7%	17.5%



## HOUSEHOLD STATISTICS

	1 MILE	3 MILES	5 MILES
Households	3,562	49,060	117,848
Median Home Value	\$408,032	\$380,262	\$430,266

\* 2025 Demographic data derived from ESRI

The information contained within this brochure has been obtained from sources other than Western Retail Advisors, LLC. Western Retail Advisors have not verified such information and make no guarantee, warranty, or representation about such information. It is your responsibility to independently confirm its accuracy and completeness. Any dimensions, specifications, floor plans, and information may not be accurate and should be verified by you prior to the lease or purchase of the property.