



FOR SALE | OFFICE

VANDERBILT PLAZA OFFICE CONDOMINIUM

2152 S Vineyard Suite 136, Mesa, AZ 85210

Steve Beck President & Associate Broker | 480.610.2400 | steve@coberealestate.com



coberealestate.com

Vanderbilt Plaza Office Condominium

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PROPERTY SUMMARY

Sale Price:	\$1,515,000
Building Size:	5218
Building Class:	B
Year Built:	2002
Zoning:	LI
Cross Streets:	Baseline Rd & Country Club Dr

PROPERTY OVERVIEW

Beautiful general office condominium located in well established business area. Building is surrounded by lush landscaping and walkways. Covered parking, building and monument signage available.

PROPERTY HIGHLIGHTS

- Build Out Includes: 14 Offices, Conference Room, Bullpen, Break Room, Storage Room and 2 Restrooms
- 5 Covered Parking Spaces Included
- Building and Monument Signage Included
- Traffic Counts Over 43,000 Vehicles Per Day on Country Club Drive
- Within 1 Mile of the US-60 Freeway
- Close Proximity to Maricopa County Superior Court, Banner Desert Medical Center and Fiesta Tech Center
- Well Established Business and Retail Area with Numerous Restaurants

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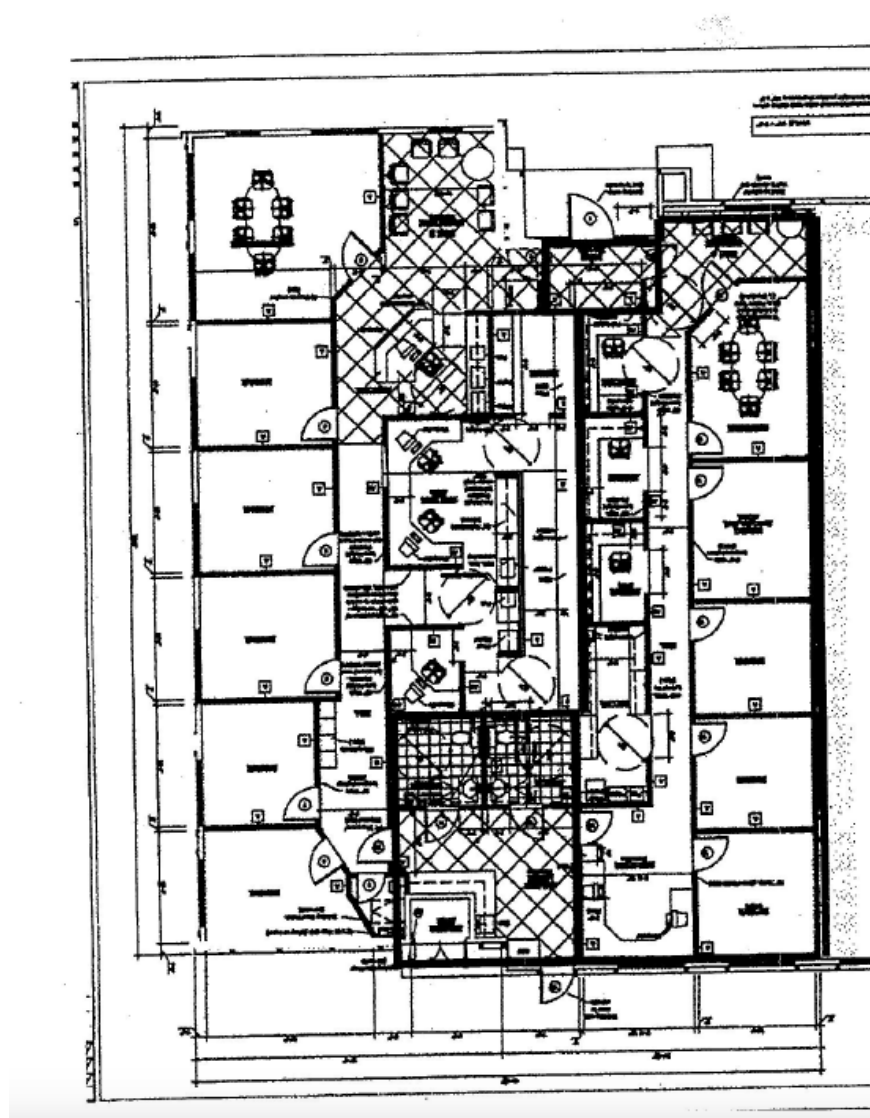
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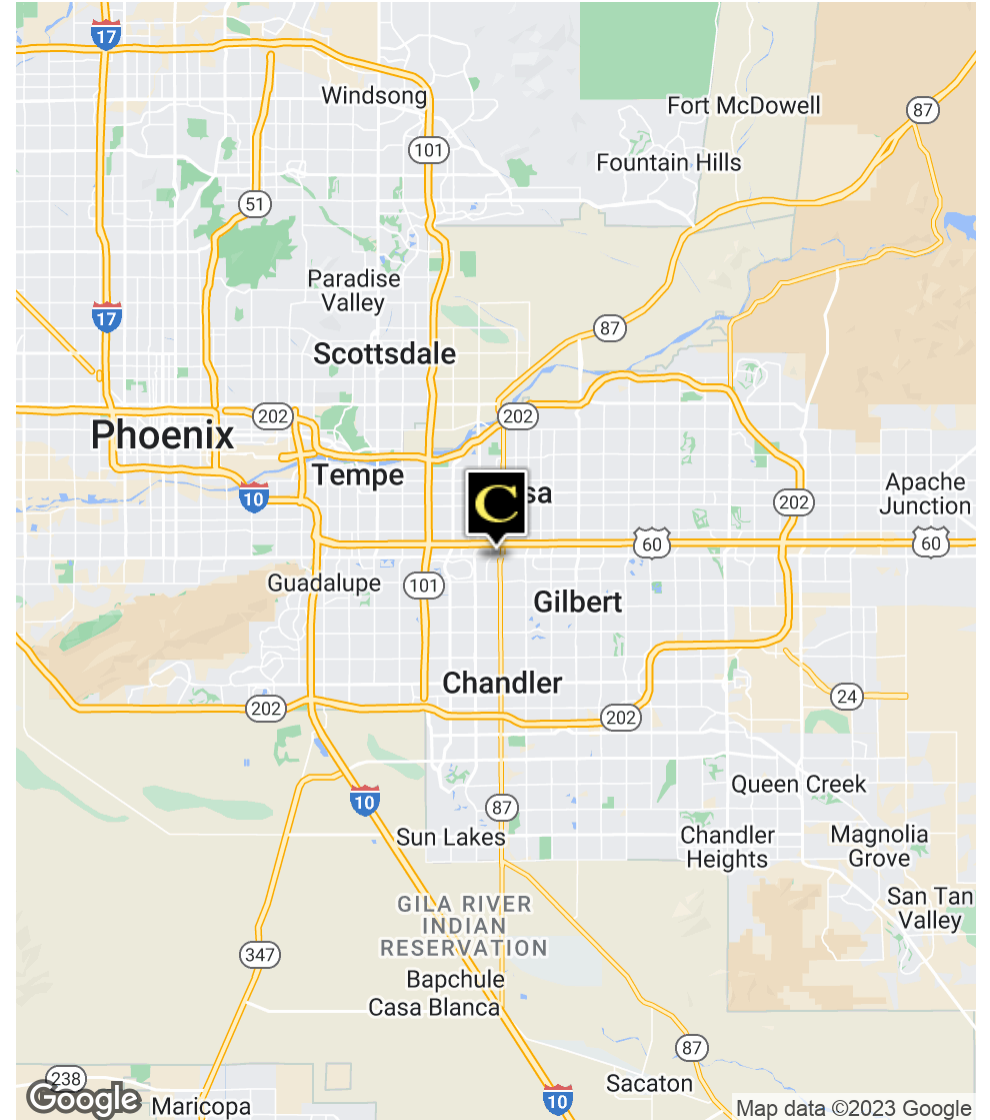
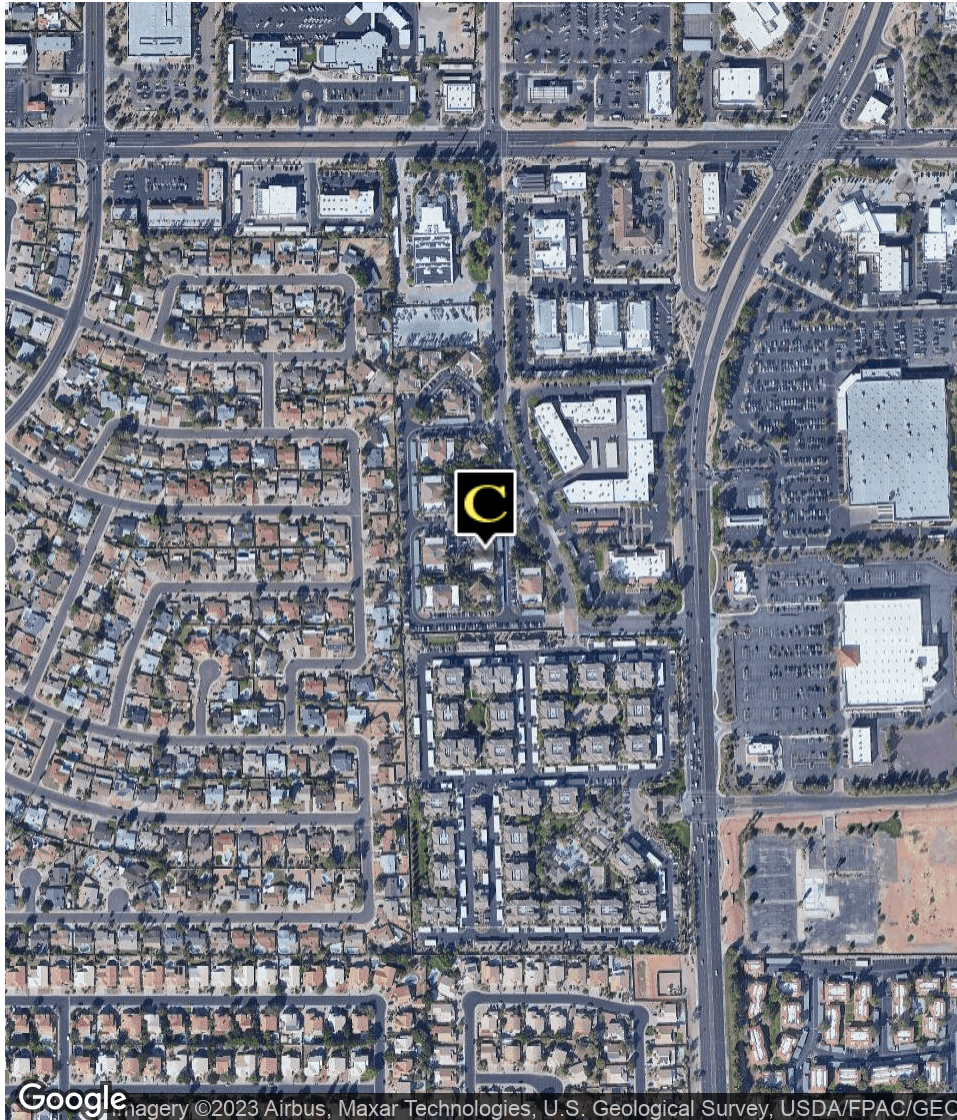
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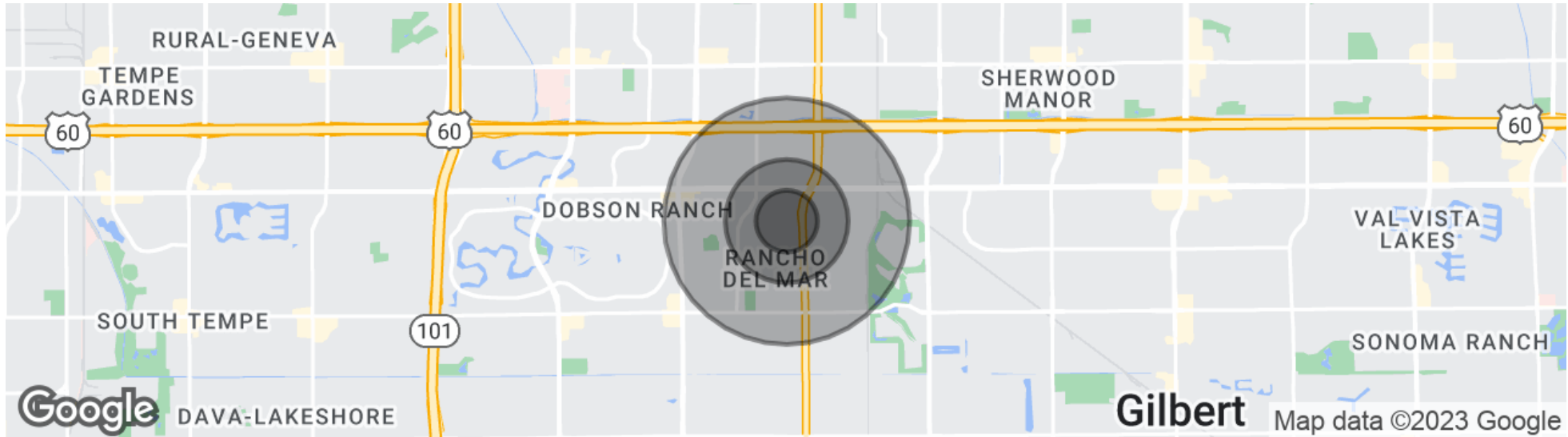
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POPULATION

Total Population
Average Age
Average Age (Male)
Average Age (Female)

0.25 MILES

1,181
34.6
34.0
38.6

0.5 MILES

3,970
34.9
34.9
37.3

1 MILE

13,958
35.2
35.4
35.8

HOUSEHOLDS & INCOME

Total Households
of Persons per HH
Average HH Income
Average House Value

0.25 MILES

407
2.9
\$96,904
\$284,423

0.5 MILES

1,577
2.5
\$83,469
\$227,783

1 MILE

6,029
2.3
\$75,491
\$213,484

* Demographic data derived from 2020 ACS - US Census