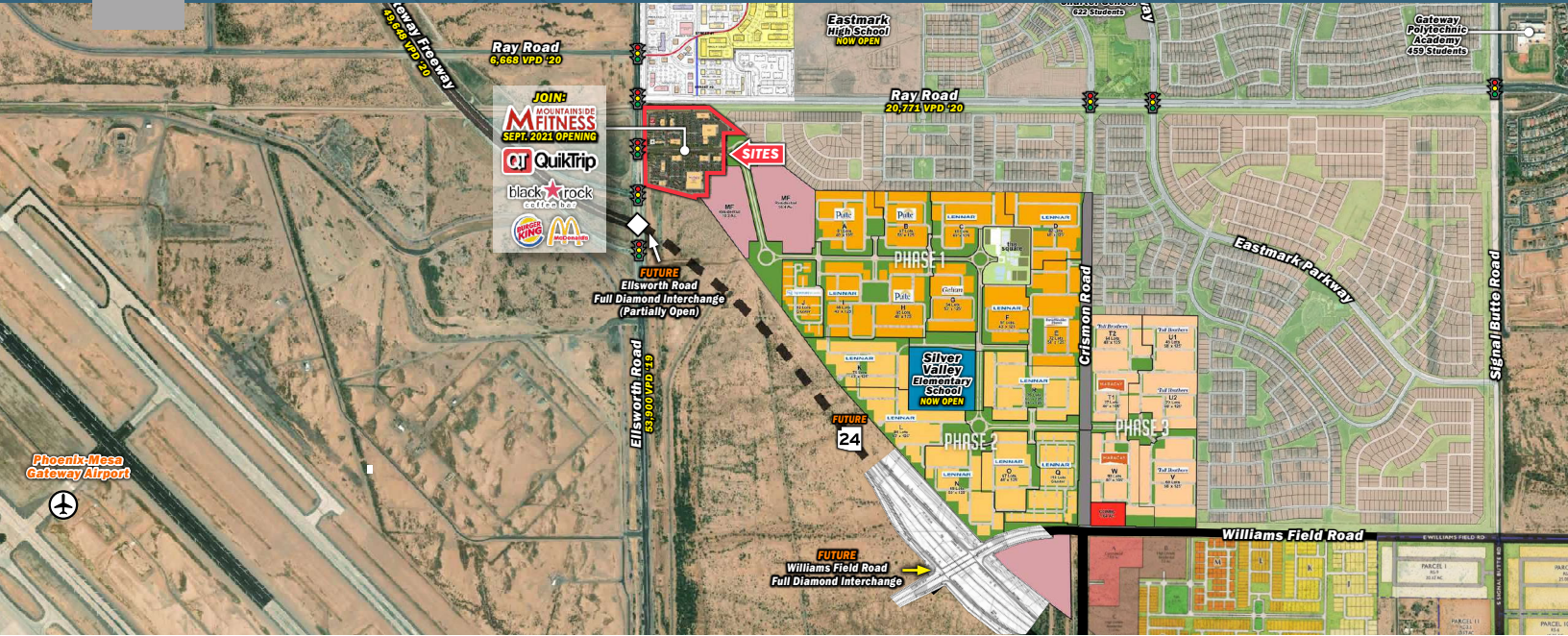


AVAILABLE

Cadence at Gateway

SEC Ray Rd & Ellsworth Rd | Mesa, AZ 85212



Overview

AVAILABLE Anchors, Shops & Pads

RATE Contact Broker

Demographics

	3 MILE	5 MILE	7 MILE
2020 Est Population	31,807	166,560	359,182
2025 Est Population	35,470	186,826	398,886
Average HH Income	\$117,323	\$103,834	\$99,042
Daytime Population	27,668	145,614	326,743

Year: 2020 | Source: Esri

Traffic Counts

Ray Road	20,711 VPD
Ellsworth Road	53,900 VPD
State Route 24	49,648 VPD

Year: 2019 & 2020 | Source: ADOT, City of Mesa & MPSI

Contact

MIKE POLACHEK

602.682.6080 | mike.polachek@srsre.com

ED BEEH

602.682.6040 | ed.beeh@srsre.com

Description

- Cadence, a 464 acre master planned community with approximately 1,510 single-family homes and 300-400 multifamily units planned ranks #43 in the nation and #8 in the state for master-planned communities
- Adjacent to Eastmark, a mixed-use integrated community which ranks among the top master-planned communities in the nation (#7 in 2018) and number one in Arizona
- Eastmark High School (1,300 students), Basis Mesa Charter School (622 students), Pathfinder Academy (310 students) and Silver Valley Elementary School (700 students)
- Close proximity to 3 freeways: Loop 202, US-60 and the Ellsworth Road and SR-24 interchange
- Located in an Opportunity Zone
- Commercial Zoning, City of Mesa



Developed by:



SRS | 3131 E Camelback Road, Suite 110 | Phoenix, AZ 85016 | 602.682.6000

This information contained herein was obtained from sources deemed to be reliable; however SRS makes no guarantees, warranties or representations as to the completeness or accuracy thereof.

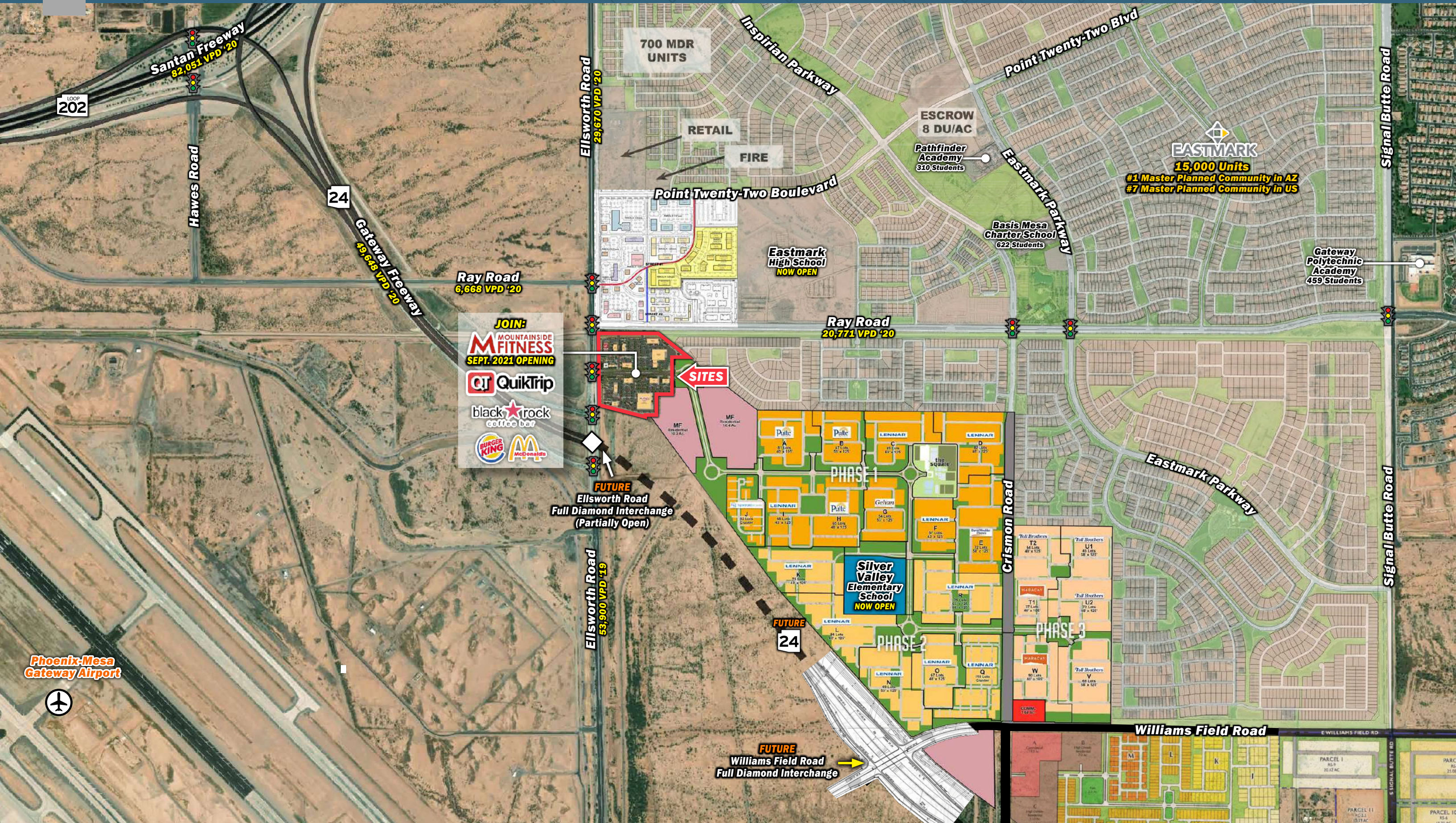
SRSRE.COM

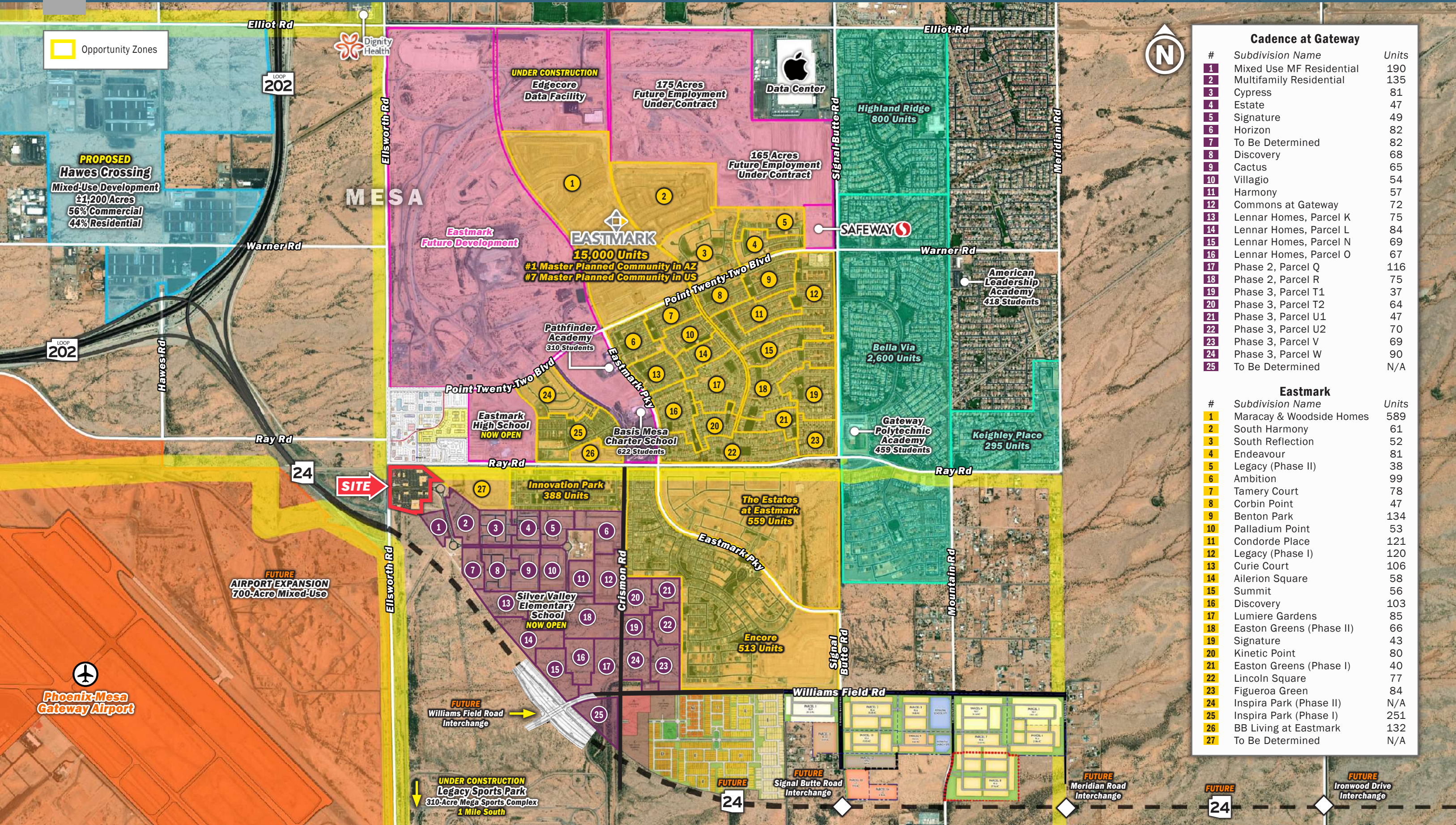
Cadence at Gateway

SEC Ray Rd & Ellsworth Rd | Mesa, AZ 85212



This information contained herein was obtained from sources deemed to be reliable; however SRS Real Estate Partners makes no guarantees, warranties or representations as to the completeness or accuracy thereof.





Cadence at Gateway

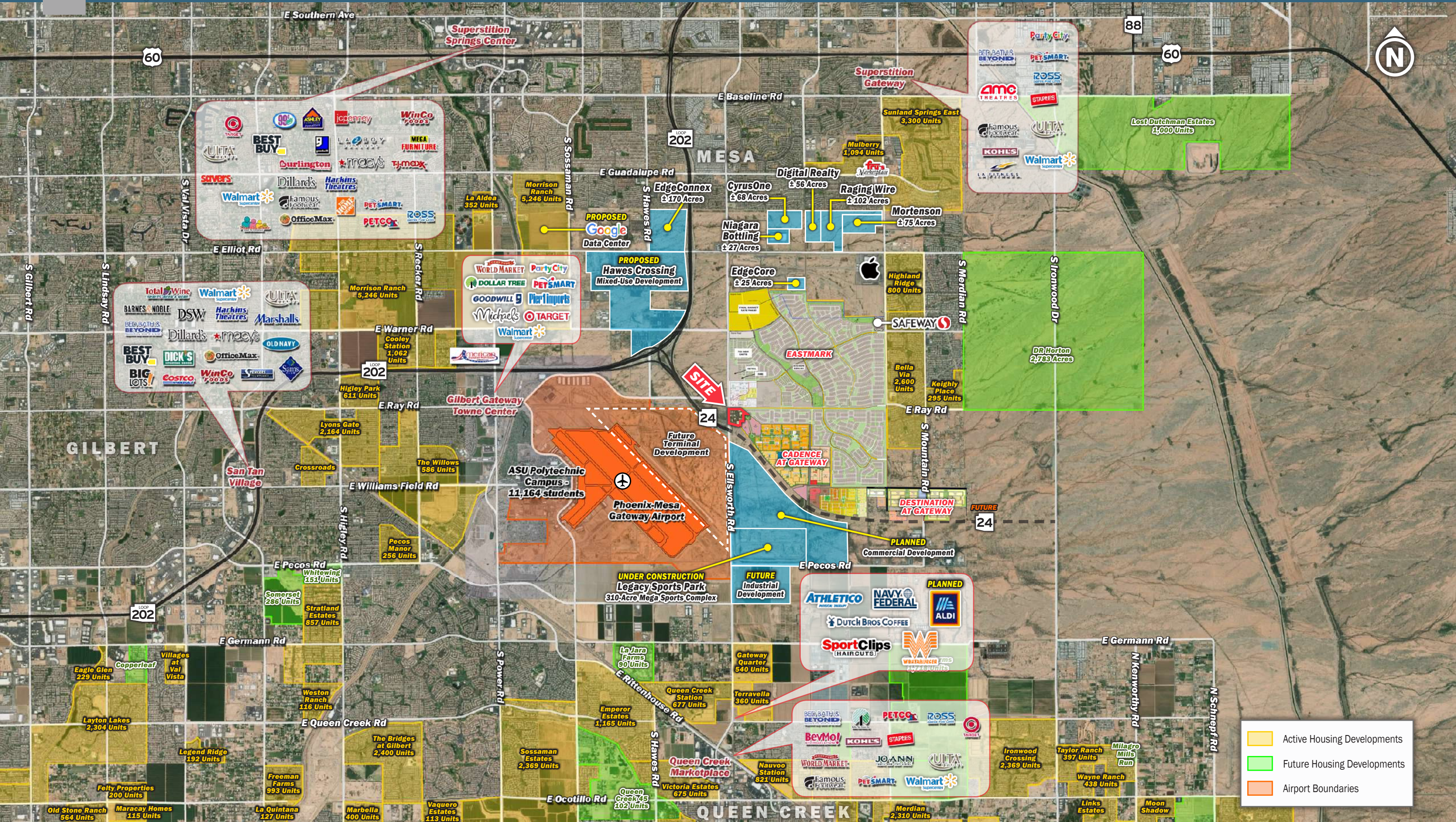
#	Subdivision Name	Units
1	Mixed Use MF Residential	190
2	Multifamily Residential	135
3	Cypress	81
4	Estate	47
5	Signature	49
6	Horizon	82
7	To Be Determined	82
8	Discovery	68
9	Cactus	65
10	Villagio	54
11	Harmony	57
12	Commons at Gateway	72
13	Lennar Homes, Parcel K	75
14	Lennar Homes, Parcel L	84
15	Lennar Homes, Parcel N	69
16	Lennar Homes, Parcel O	67
17	Phase 2, Parcel Q	116
18	Phase 2, Parcel R	75
19	Phase 3, Parcel T1	37
20	Phase 3, Parcel T2	64
21	Phase 3, Parcel U1	47
22	Phase 3, Parcel U2	70
23	Phase 3, Parcel V	69
24	Phase 3, Parcel W	90
25	To Be Determined	N/A

Eastmark

#	Subdivision Name	Units
1	Maracay & Woodside Homes	589
2	South Harmony	61
3	South Reflection	52
4	Endeavour	81
5	Legacy (Phase II)	38
6	Ambition	99
7	Tamery Court	78
8	Corbin Point	47
9	Benton Park	134
10	Palladium Point	53
11	Condorde Place	121
12	Legacy (Phase I)	120
13	Curie Court	106
14	Ailerion Square	58
15	Summit	56
16	Discovery	103
17	Lumiere Gardens	85
18	Easton Greens (Phase II)	66
19	Signature	43
20	Kinetic Point	80
21	Easton Greens (Phase I)	40
22	Lincoln Square	77
23	Figuroa Green	84
24	Inspira Park (Phase II)	N/A
25	Inspira Park (Phase I)	251
26	BB Living at Eastmark	132
27	To Be Determined	N/A

Cadence at Gateway

SEC Ray Rd & Ellsworth Rd | Mesa, Arizona 85212



- Active Housing Developments
- Future Housing Developments
- Airport Boundaries