

**DOBSON SHORES**  
**1954 S DOBSON RD.**  
**MESA, AZ 85202**

**AVAILABLE  
FOR LEASE**



## PROPERTY FEATURES

- Available Spaces (Non-Contiguous):  
±1,100 sf Retail Space  
±250 sf Retail Space (no restroom)
- Strong Traffic Corner -  
NWC S Dobson Rd & W Baseline Rd
- Minutes to Loop 101 & US-60
- Waterfront Retail Property
- Good Tenant Mix including Macayo's,  
Brilliant Bridal, Drunken Tiger
- Close Proximity to Mesa Community College



**BILL DOUGLASS**

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BILLD@UPLANDGROUP.COM

**BRYCE DOUGLASS**

ASSOCIATE

**CIARA CLINE**

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**JAKE SCHMITT**

ASSOCIATE

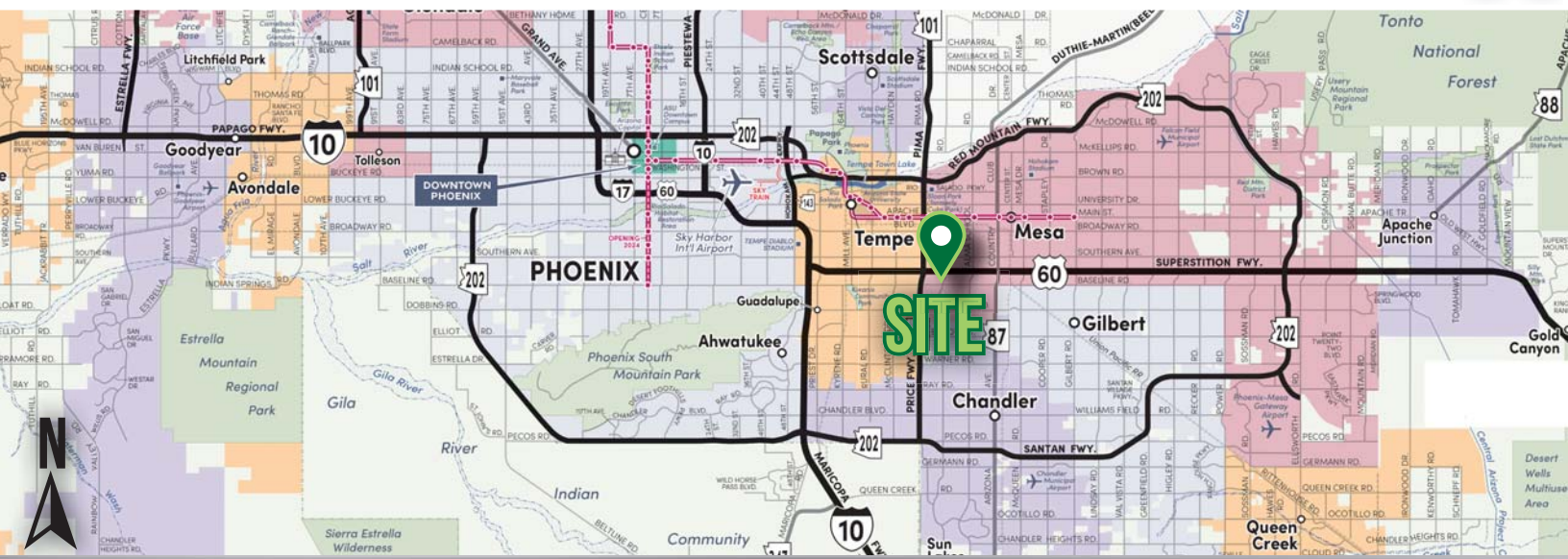


**UPLAND GROUP** INC.  
COMMERCIAL REAL ESTATE SERVICES

9180 S KYRENE RD, STE 115 | TEMPE, AZ 85284  
480.820.9229 | WWW.UPLANDGROUP.COM

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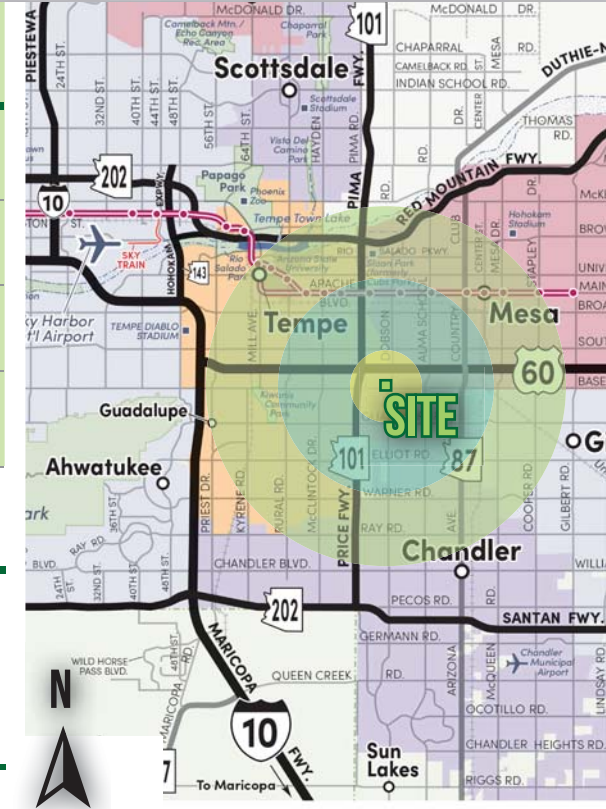
## DEMOGRAPHICS

	1-MILE	3-MILES	5-MILES
Total Population	14,201	156,168	409,431
Total Households	5,985	65,240	163,438
Median Household Income	\$79,317	\$67,549	\$67,217
Median Home Value	\$361,871	\$348,419	\$354,865

## TRAFFIC COUNTS

**25,200**  
S DOBSON RD

**25,165**  
W BASELINE RD



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