



INVESTMENT SALE | OFFICE CONDO

LINDSAY SQUARE PROFESSIONAL PLAZA

936 E Williams Field Rd, Suite 103, Gilbert, AZ 85295

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



coberealestate.com

Lindsay Square Professional Plaza

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PROPERTY SUMMARY

Sale/Lease Price: \$499,000

Unit Size: 1,800 SF

Building Class: A

Zoning: NO - Neighborhood Office

Cross Streets: E Williams Field Rd & S Lindsay Rd

LOCATION OVERVIEW

Located at Lindsay Square Professional Plaza in the center of the vibrant, growing SanTan retail and business district. Close proximity to Loop 202 - SanTan Freeway. SanTan area is developing quickly with added business offices, retail, hotel and residential growth. Condo is only minutes from Mercy Gilbert Hospital.

PROPERTY HIGHLIGHTS

- 1,800 SF Fully Leased Office Condominium for Sale at \$499,000
- Office Build Out Includes: Reception Area, Bullpen, Copy Room, Storage/Work Room, 4 Offices, Open Area and 2 Restrooms
- High End Finishes with Granite Counter Tops
- Monument and Building Signage Available
- Within 1.5 Miles to SanTan Village Mall
- Access to Loop 202 within Minutes

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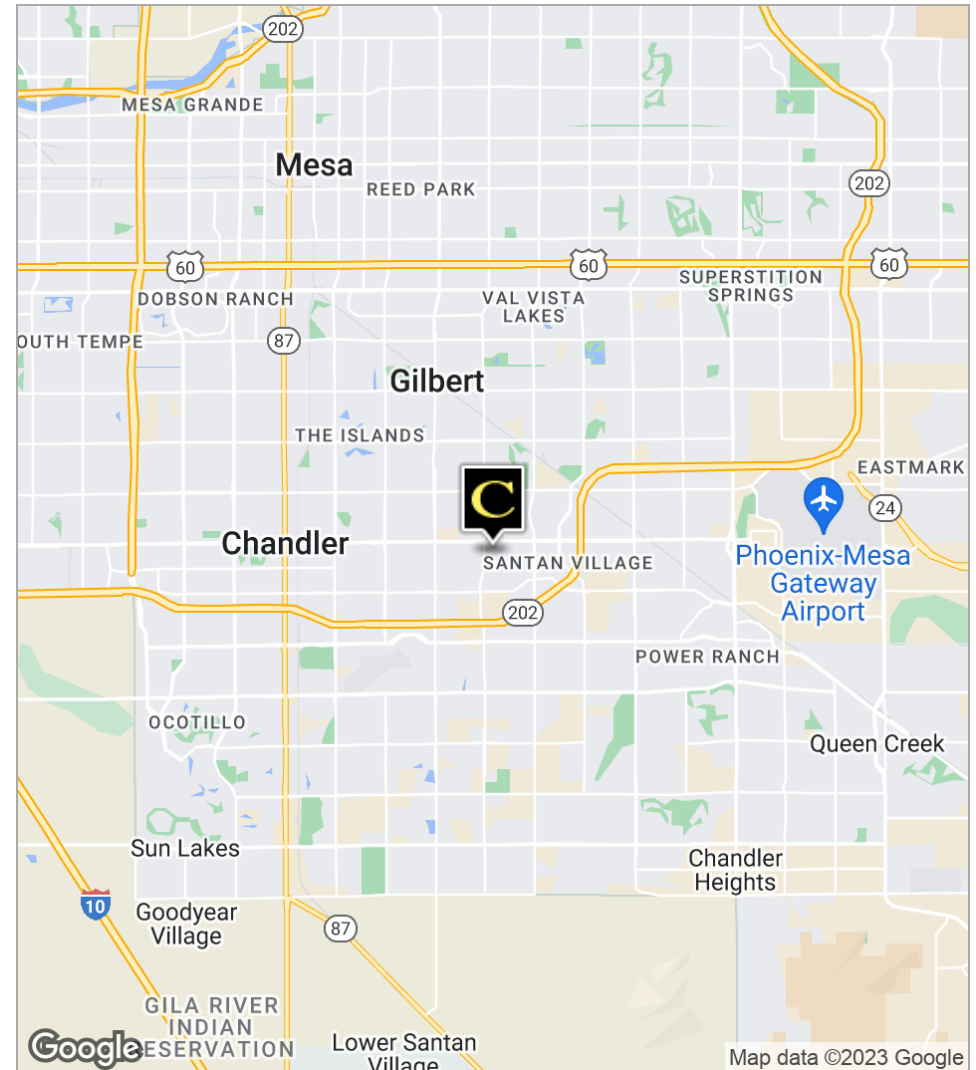
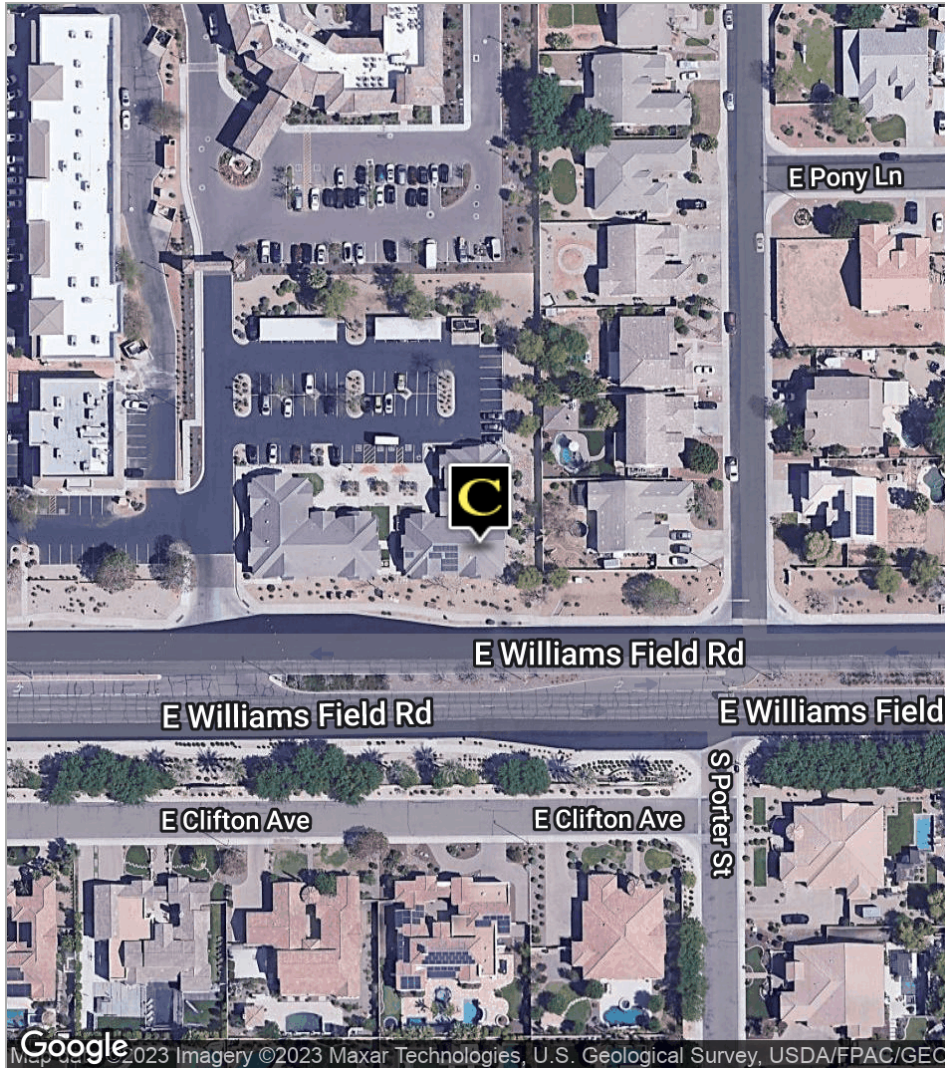
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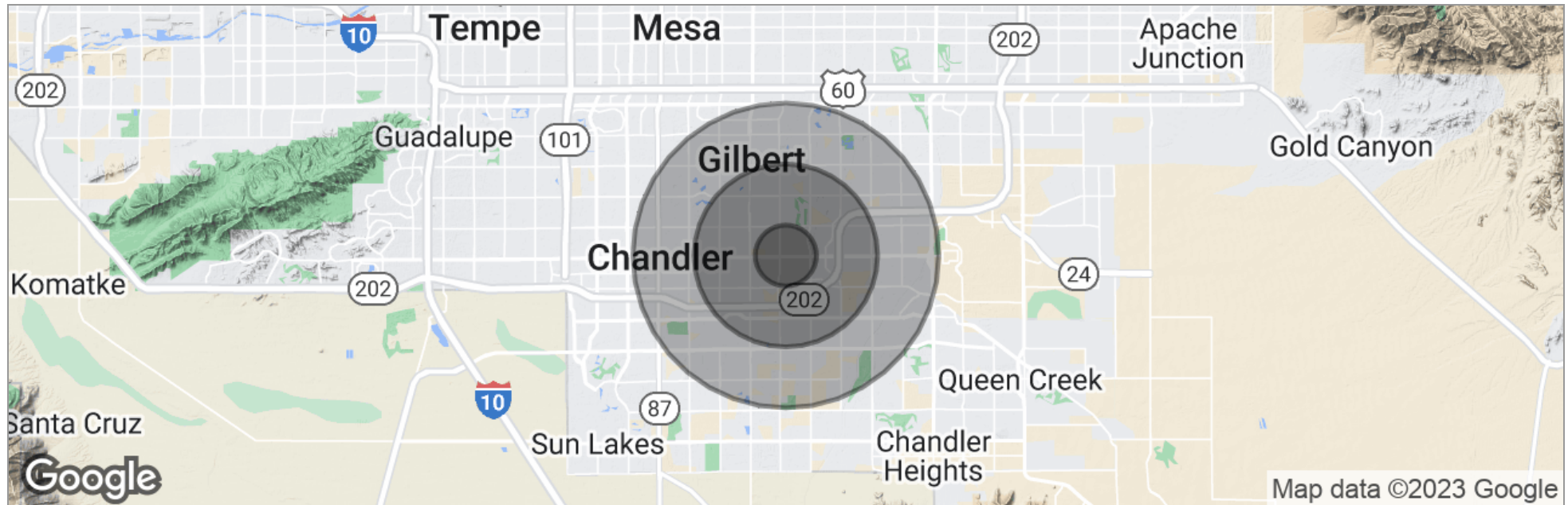
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	1 Mile	3 Miles	5 Miles
Total Population	7,599	80,114	237,692
Population Density	2,419	2,833	3,026
Median Age	34.7	33.2	32.3
Median Age (Male)	34.8	33.2	31.9
Median Age (Female)	33.9	33.2	32.5
Total Households	2,384	26,666	79,117
# of Persons Per HH	3.2	3.0	3.0
Average HH Income	\$124,524	\$97,655	\$91,847
Average House Value	\$651,240	\$380,864	\$364,822

* Demographic data derived from 2020 ACS - US Census