



Mesa Riverview

Mesa, AZ

Phoenix-Mesa-Chandler (AZ)



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As of 03/27/25

AERIAL



GROSS LEASABLE AREA (GLA)	1,106,622 SF
PARKING SPACES	7,614
PARKING RATIO	6.88 per 1,000 SF



DENSITY AERIAL



Property Overview

Mesa Riverview is part of a 250-acre project in Mesa, Arizona, offering over 1 million square feet of combined mixed use and retail. The shopping center is an East Valley favorite from day to night with stand outs that include Burlington, Ski Pro, Esporta, Boot Barn, Bass Pro Shops, Ross, Walmart, Home Depot, a 16-screen cinema, 30+ diverse dining options, multiple salons and opening in 2025, Dink & Dine Pickle Park and Slick City Action Park. Mesa Riverview is perfectly located off N. Dobson & Loop 202 with terrific neighbors, Riverview Park, Sloan Park (The Cubs spring training hub), three hotels, office parks and the desirable and growing Riverview/Mesa neighborhoods.

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■ Available
 ■ Potentially Available
 ■ Non-Controlled
 ● Curbside Pick-up

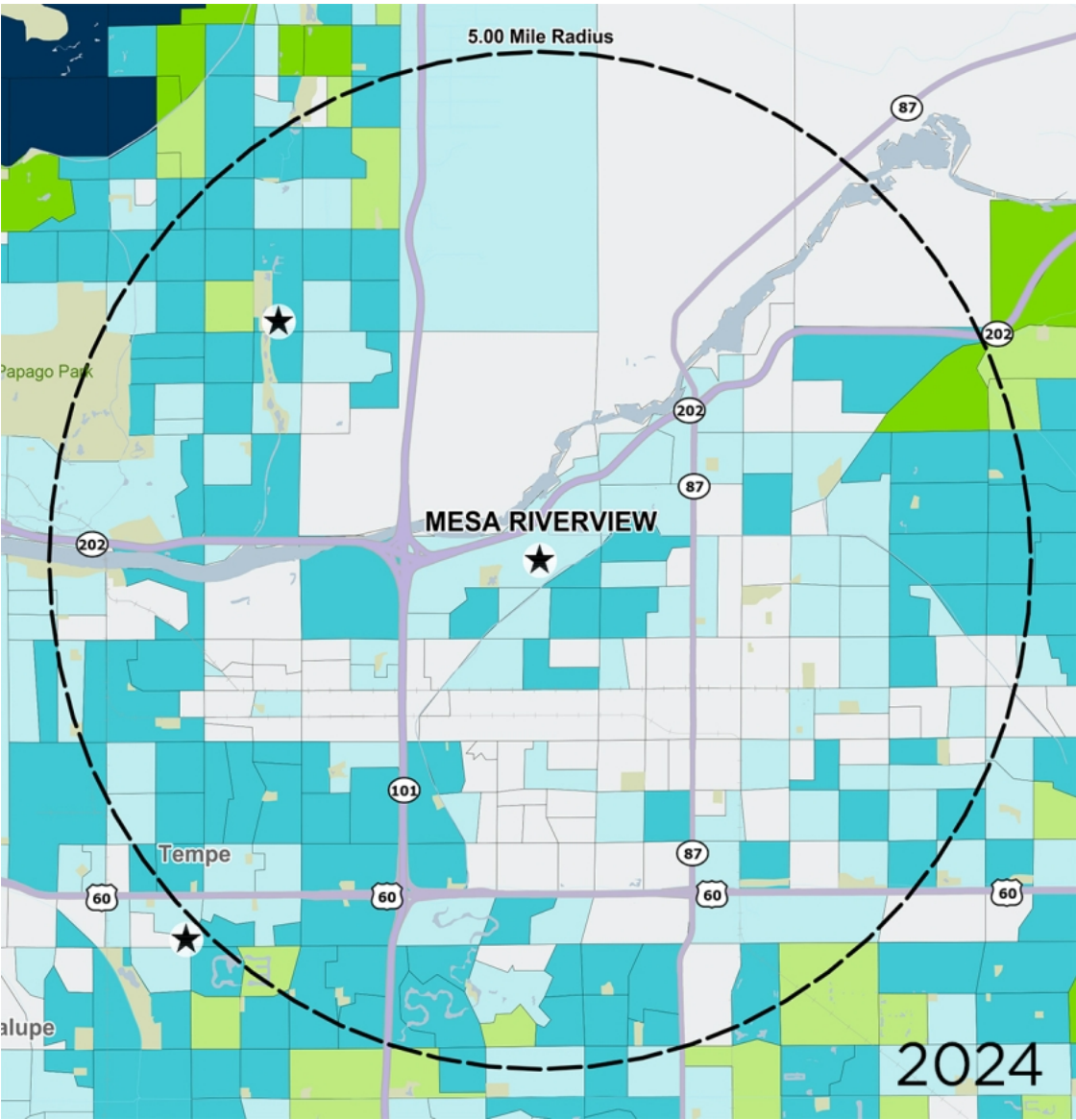


TENANT	SQ FT	TENANT	SQ FT	TENANT	SQ FT	TENANT	SQ FT
1 Walmart	208,000	25 IHOP	4,554	48 Available	1,400	77 Spring AT&T	2,400
2 Home Depot	102,589	26 Taco Bell	3,200	49 AZ Chimney Cakes	1,640	78 Mountain Mike's Pizza	3,316
3 Available	6,648	27 Panda Express	2,500	50 Sanctuary Games	1,626	79 Pamper Me Nail and Spa	1,400
4 Taroko	17,992	28 Comerica Bank	3,500	51 La Michoacana All Natural Fruit	1,628	80 Hollywood Beauty	1,200
5 Slick City	42,332	29 Starbucks Coffee	2,100	52 Available	1,748	81 Options Medical Weight Loss	1,200
6 Esporta	42,000	30 Fired Pie	2,400	53 Ritos Mexican Food	4,884	82 Mesa Dental Home	1,200
7 Peter Piper Pizza	10,000	31 Mattress Firm	4,000	54 Copper State Taphouse	2,180	83 Express Employment	1,200
8 Dollar Tree	10,400	32 Jersey Mike's Subs	1,400	55 Cinemark	59,389	84 America's Best Contacts & [...]	4,685
9 Ski Pro	15,000	33 Aspen Dental	3,500	57 Fazoli's	3,004	85 Great Clips	975
10 The Foundry	3,000	34 Famous Dave's	7,500	58 El Pollo Loco	4,000	86 Sally Beauty Supply	1,300
11 KPOT Korean BBQ & Hot Pot	7,995	35 Carl's Jr.	2,600	59 Pier 88 Boiling Seafood & Bar	7,500	87 Petco	15,000
12 Paris Nails	2,400	36 Bass Pro Shops Outdoor World	170,000	60 Chili's	5,751	88 Ross Dress for Less	28,000
13 Xing Fu Tang	1,300	36A Raising Cane's	3,198	61 Cracker Barrel	10,500	89 Burlington	29,960
14 Mensho Ramen	2,400	37 Dink & Dine Pickle Park	61,938	65 T-Mobile	2,100	90 Centerwell (Humana)	7,000
15 Gentleman Joe's	1,100	38 City of Mesa Police Department	300	66 Pearle Vision	1,440	91 Scrubs & Beyond	4,000
16 Tapestry Insurance Group	3,000	39 The Bridge Improv	4,882	67 Sport Clips	1,050	92 DXL	6,500
17 BoSa Donuts Coffee & Smoothies	2,230	40 Salon Boutique	10,494	68 Subway	1,320	93 Boot Barn	28,800
18 Elements Therapeutic Massage	1,200	41 AZ Laser Studio	1,655	69 Wingstop Restaurant	1,291	94 Available	35,000
19 ATI Physical Therapy	2,100	42 Available	1,526	71 Rubio's Coastal Grill	2,400	95 Skechers	12,300
20 Henhouse Cafe	5,100	43 AZ Scalp Doctor	1,626	72 Red Wing Shoes	1,670	K95 Available	6,500
21 Circle K	9,332	44 Available	1,626	73 Yogi's Teriyaki & Grill	2,483	K96 Available	7,000
22 Bank of Arizona, N.A.	7,000	45 Hubbard Family Swim School	8,185	74 Available	2,450		
23 Chick-fil-A	4,311	46 Available	1,574	75 GNC	1,260		
24 McDonald's	4,875	47 Makitto Sushi	1,710	76 Verizon Wireless	2,217		

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.



COMPETITION MAP



by Block Group

Demographics

2024 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	11,205	123,213	345,652
Daytime Pop	9,505	158,914	525,967
Households	4,568	51,370	137,881
Average HH Income	\$104,358	\$75,451	\$91,083
Median HH Income	\$76,748	\$58,658	\$70,641
Per Capita Income	\$42,630	\$32,076	\$36,989

Average Household Income

Popstats, 4Q 2024, Trade Area Systems

- \$300K and up
- \$200K - \$300K
- \$150K - \$200K
- \$100K - \$150K
- \$75K - \$100K
- < \$75K



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