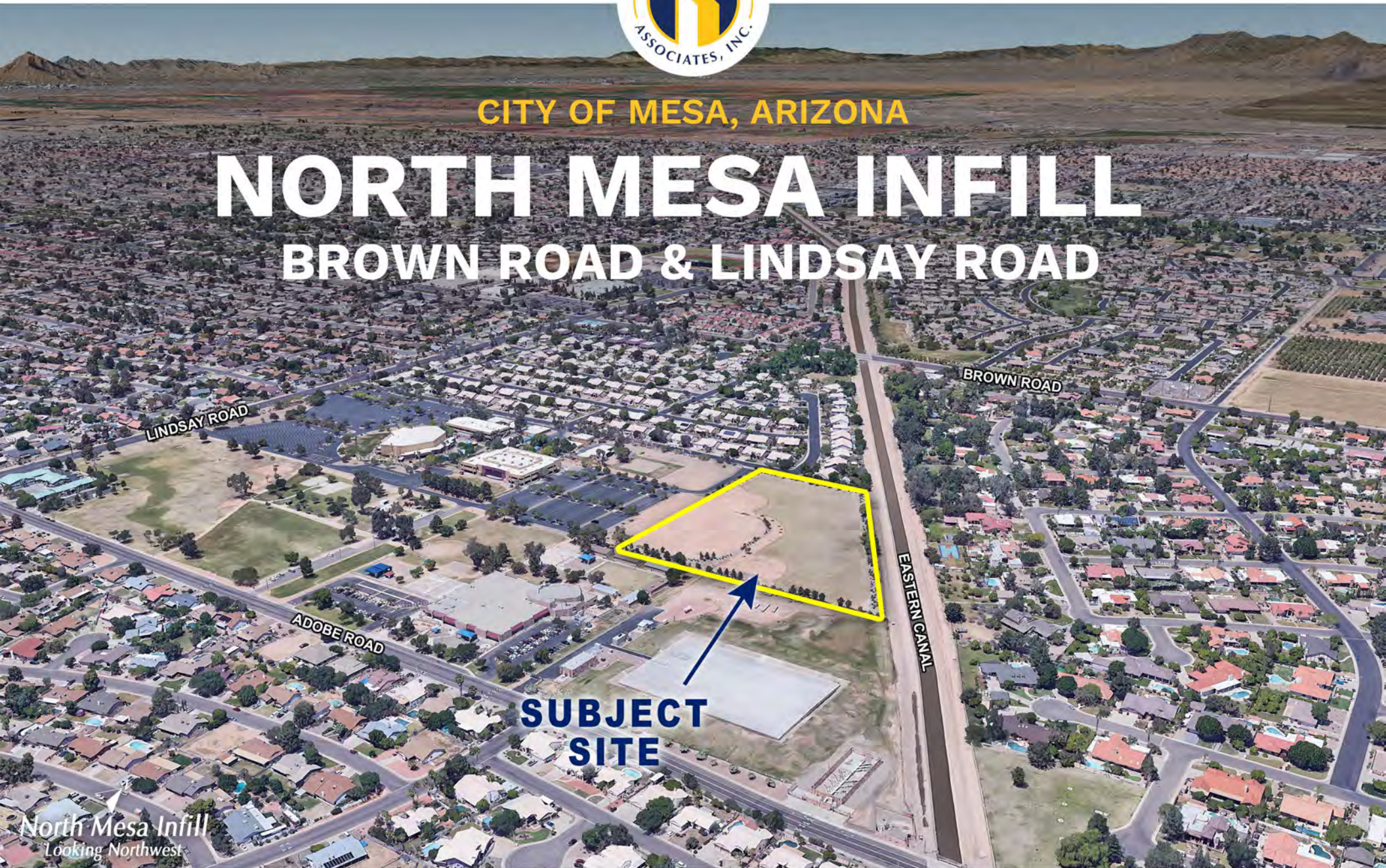




CITY OF MESA, ARIZONA

NORTH MESA INFILL

BROWN ROAD & LINDSAY ROAD



North Mesa Infill
Looking Northwest



PHONE 480.367.0700 / FAX 480.367.8341
www.NathanLandAZ.com

7600 East Doubletree Ranch Road, Suite 150
Scottsdale, AZ 85258



CITY OF MESA, ARIZONA

FOR MORE INFORMATION, CONTACT:
NATE NATHAN / nate@nathanlandaz.com
RYAN DUNCAN / ryan@nathanlandaz.com
DAN BALDWIN / dan@nathanlandaz.com
AMBER YOUNG / amber@nathanlandaz.com

NORTH MESA INFILL

BROWN ROAD & LINDSAY ROAD

LOCATION

Located southeast of Brown Road and Lindsay Road in Mesa, Arizona.

SIZE

10.45 Gross Acres (28 Lots - 75' x 125')

ASSESSOR PARCEL NUMBER

140-06-114 (partial)

ZONING

RS-9 | City of Mesa

PRICE

\$5,747,500 (\$550,000 per Acre)

TERMS

Submit

COMMENTS

- Preliminary Plat approved in December 2022.
- Final Plat approval anticipated to be 6 months from time of submittal to the City of Mesa.

ADDITIONAL DOCUMENTS

[Please Click to View](#)

- Preliminary Plat
- Landscape Plans

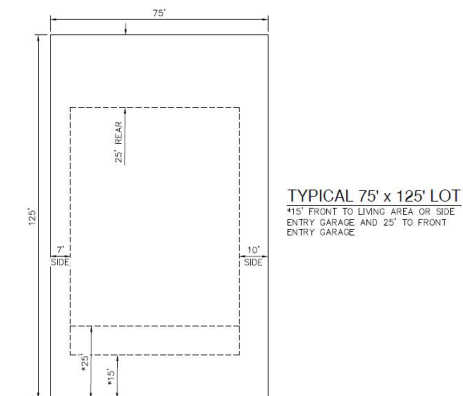
SCHOOLS

Highland Arts Elementary (K-6)
Poston Junior High (7-8)
Mountain View High (9-12)

UTILITIES

Sewer & Water: City of Mesa
Electric: SRP
Cable & Telephone: Cox Communications
Natural Gas: City of Mesa

LOT SETBACK DETAIL





MESA QUICK FACTS



POPULATION

2021 population: **515,211**
Population growth 2010 - 2020: **17.7%**
Median age of **36.7**



HOUSEHOLDS

Number of Mesa households: **194,032**
Average household income: **\$82,658**



RANKING

19th best run city in the nation.
A top 10 city for startups.
#32 of the **Top 100** Best Places to Live in the country.



TECH

Named one of the Top **10** Digital Cities in the US.



EDUCATION

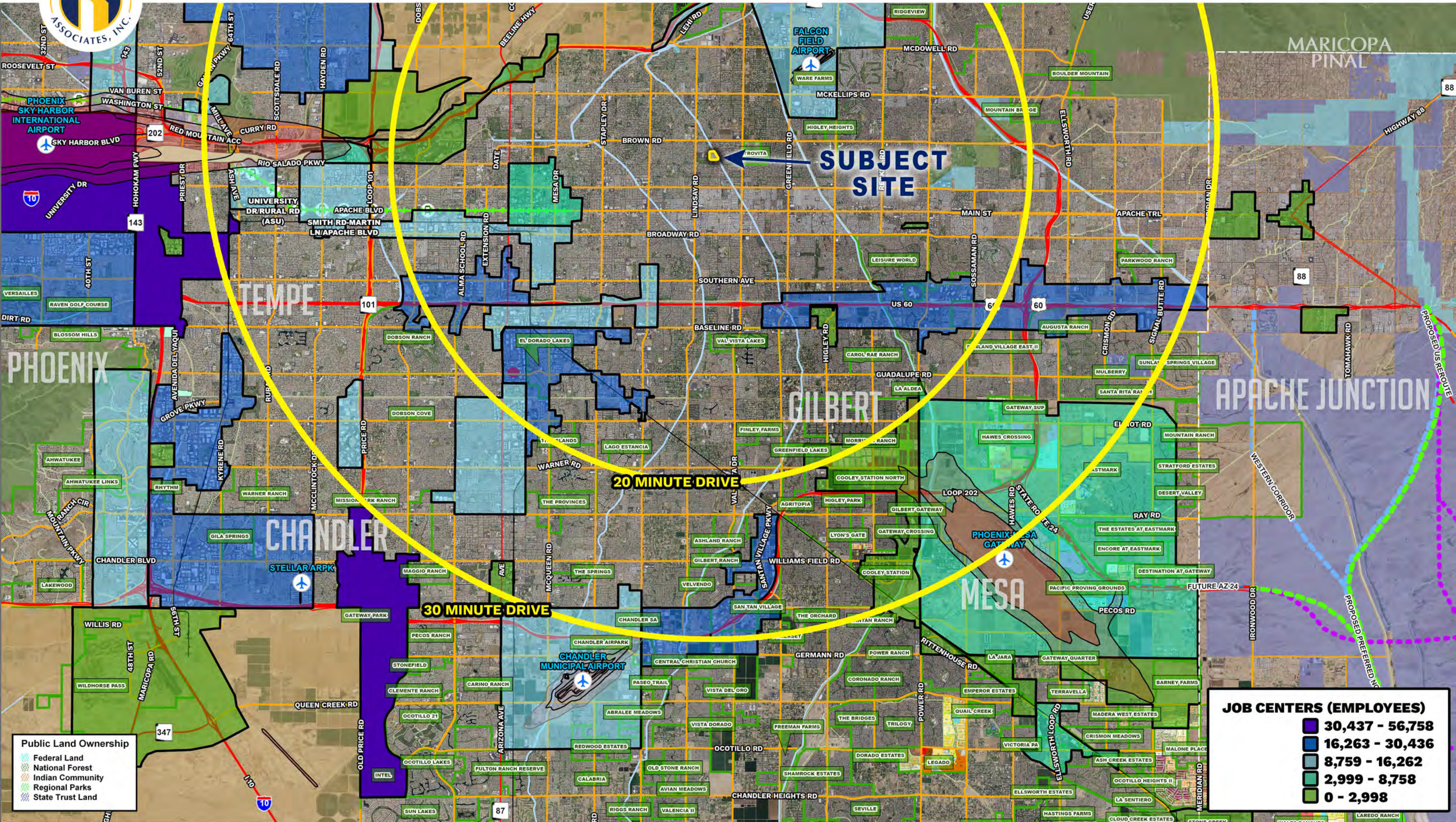
Mesa Community College **30,000**
East Valley Institute of Technology **5,000**
Arizona State University– Polytechnic **4,380**
Chandler-Gilbert Community College **20,000**
A.T. Still University **1,920**
Northern Arizona University– Mesa **451**
Benedictine University **508**
Upper Iowa University **350**



MESA'S LARGE EMPLOYERS

Banner Health System **8,275**
The Boeing Company **3,642**
Drivetime Automotive **1,276**
24-7 Intouch **1,200**
Mountain Vista Medical Center **820**
Empire Southwest **733**
Salt River Project **614**
Dexcom **580**
AT&T **576**
On Source Virtual HR **557**
Santander Consumer USA **515**



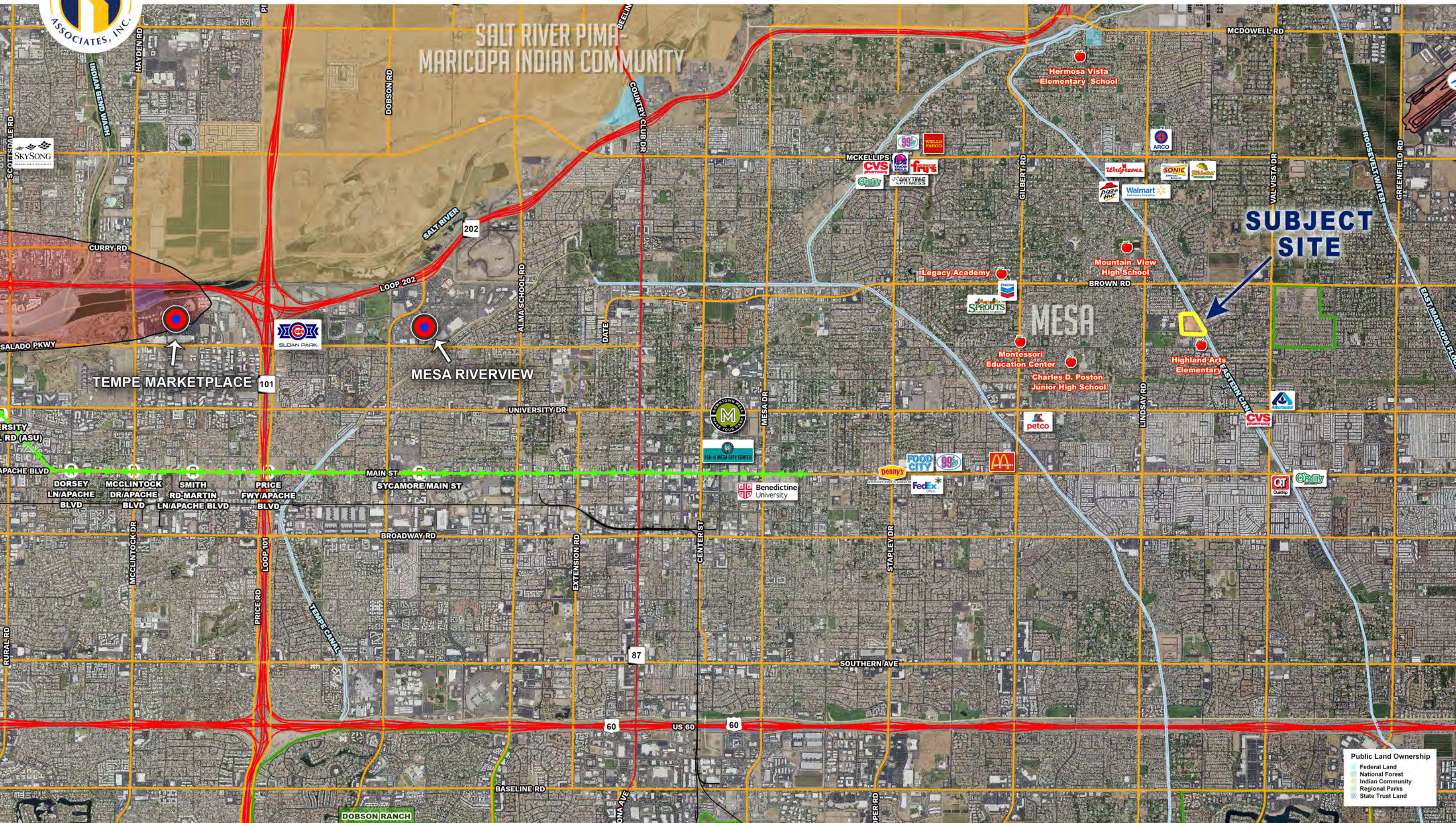


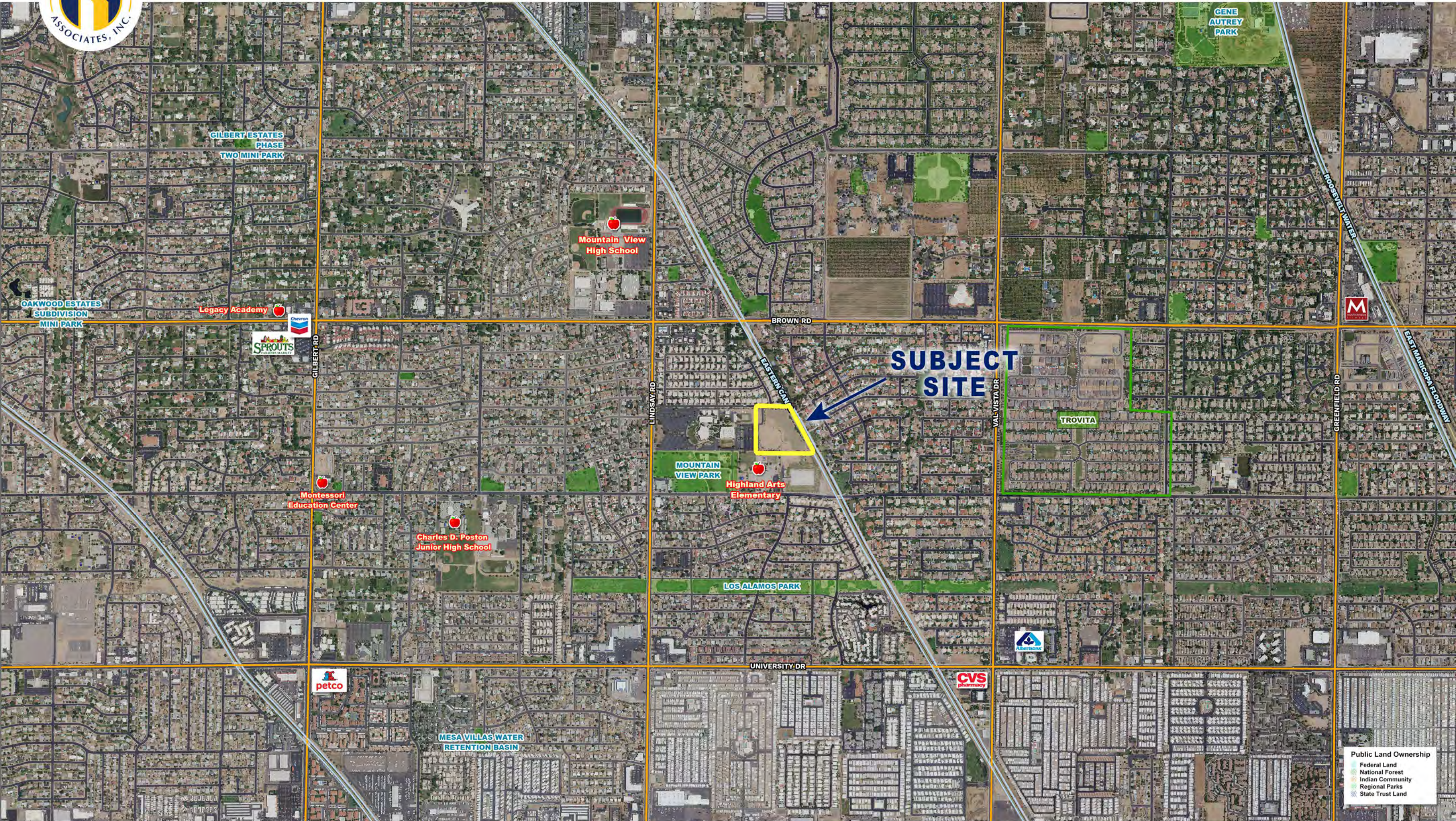
JOB CENTERS (EMPLOYEES)

	30,437 - 56,758
	16,263 - 30,436
	8,759 - 16,262
	2,999 - 8,758
	0 - 2,998

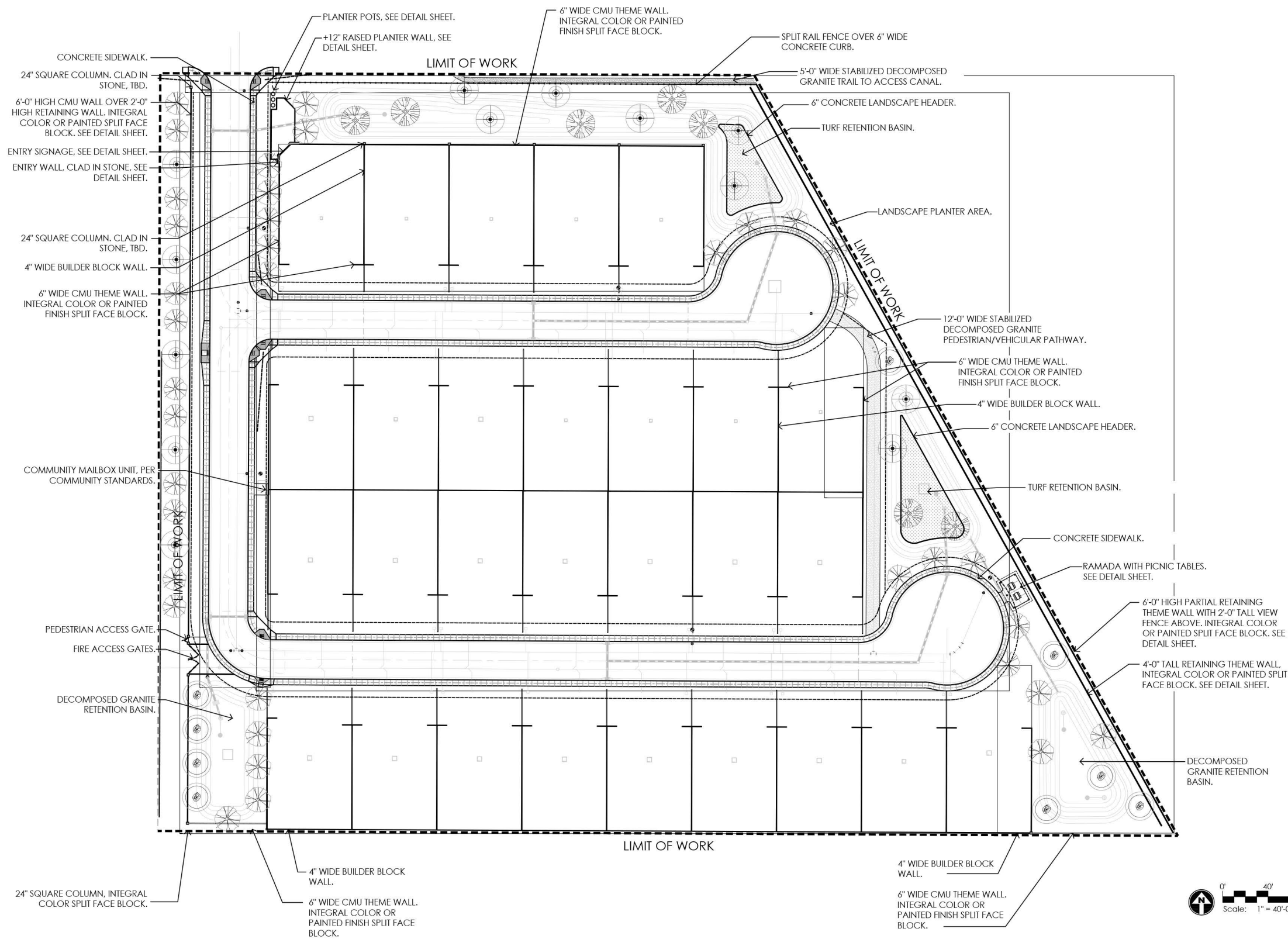
Public Land Ownership

	Federal Land
	National Forest
	Indian Community
	Regional Parks
	State Trust Land









G REEY PICKETT
landscape architecture community design
7051 E 51st Avenue, Suite 200
Scottsdale, Arizona 85221
480.609.0089 480.609.0088



NOT FOR CONST.

Estates at Encanto
Mesa, Arizona

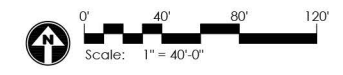
revisions:
△
△
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△
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project #: NVH006
scale: 1" = 40'-0"
issued for:

drawn by: TEAM
date: 9.20.2022

drawing: Layout Plan

L2.1
of



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