

# The Village at Las Sendas

**COSMOS**  
salon & med spa

2837

NEC Power Rd & McDowell Rd



## 2nd Generation Restaurant Available

**Get more  
information**

**Matt Milinovich**  
D 480 423 7959  
C 602 885 9393  
matt.milinovich@avisonyoung.com

**James DeCremer**  
D 480 423 7958  
C 602 909 0957  
james.decremer@avisonyoung.com

**AVISON  
YOUNG**

## The property

# Notable tenant mix

This neighborhood shopping center is occupied by a diverse tenant roster.



2nd gen. restaurant available  
NEC Power Rd & McDowell Rd  
Mesa, AZ

# The opportunity

High income area in the affluent North Mesa trade area with several upscale master planned communities in the immediate vicinity.



Abundant shared parking available



Located near Loop-202 with access from McDowell and Power Roads



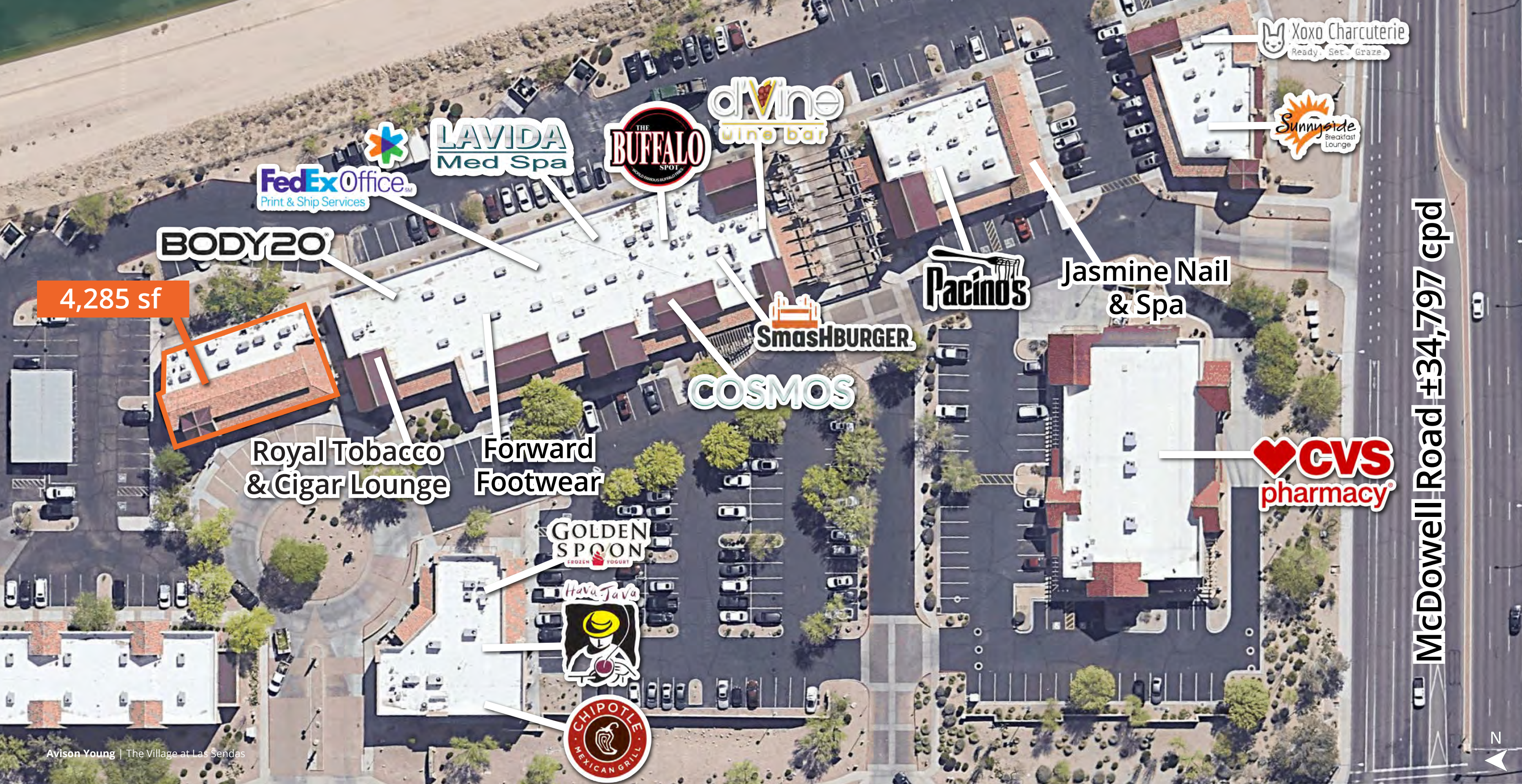
Excellent visibility from Power and McDowell Roads



Great traffic counts and demographics

2nd gen. restaurant available  
 NEC Power Rd & McDowell Rd  
 Mesa, AZ

# Site aerial



McDowell Road ±34,797 cpd







BLDG	Suite	Tenant	Size
2823	101	Sunnyside Breakfast Lounge	3,700 sf
2823	105	XOXO Charcuterie	1,277 sf
2831	101	Jasmine Nail & Spa	1,705 sf
2831	104	Pacino's Italian	3,266 sf
2837	101	D'Vine Bistro	2,458 sf
2837	102	Smashburger	2,431 sf
2837	104	The Buffalo Spot	2,273 sf
2837	106	Cosmo's Salon & Day Spa	3,369 sf
2837	108	Lavida Medspa	1,857 sf
2837	109	FedEx Office	1,710 sf
2837	110-111	Forward Footwear	2,982 sf
2837	112	Body 20	1,253 sf
2837	113	Royal Tobacco	1,166 sf
2849	101	Chipotle	2,200 sf
2849	103	Hava Java	1,853 sf
2849	105	Golden Spoon	1,240 sf
2855	101	Available - 2nd gen restaurant	4,285 sf

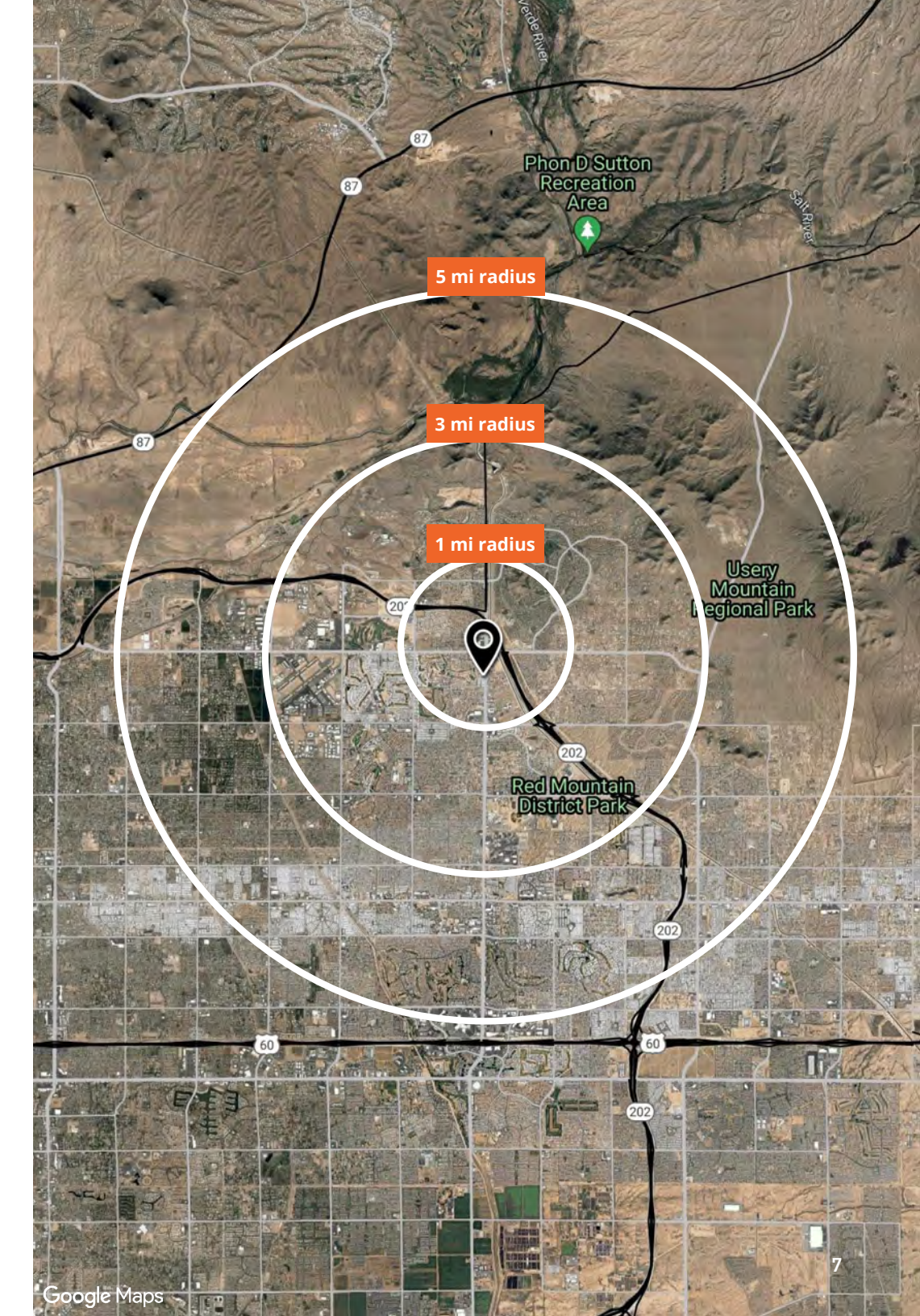
# Trade area



2nd gen. restaurant available  
 NEC Power Rd & McDowell Rd  
 Mesa, AZ

# Demographics

	1-mile	3-miles	5-miles
Population	<b>9,405</b>	<b>55,553</b>	<b>154,624</b>
	1-miles	3-miles	5-miles
Median age	<b>44.8</b>	<b>48.0</b>	<b>48.3</b>
	1-miles	3-miles	5-miles
Daytime employment	<b>3,966</b>	<b>19,551</b>	<b>38,835</b>
	1-miles	3-miles	5-miles
Avg. HH income	<b>\$157,392</b>	<b>\$141,900</b>	<b>\$119,535</b>
	1-miles	3-miles	5-miles
HH units	<b>4,191</b>	<b>26,393</b>	<b>76,907</b>
	Power Road	<b>±44,547 vpd</b>	
	McDowell Road	<b>±36,443 vpd</b>	





## Contact us

### Matt Milinovich

D 480 423 7959

C 602 885 9393

[matt.milinovich@avisonyoung.com](mailto:matt.milinovich@avisonyoung.com)

### James DeCremer

D 480 423 7958

C 602 909 0957

[james.decremer@avisonyoung.com](mailto:james.decremer@avisonyoung.com)

## Visit us online

[avisonyoung.com](http://avisonyoung.com)

© 2026 Avison Young - Arizona, Ltd. All rights reserved.

E. & O.E.: The information contained herein was obtained from sources which we deem reliable and, while thought to be correct, is not guaranteed by Avison Young.

2720 E Camelback Road | Suite 210 | Phoenix, AZ 85016 | 480 994 8155

**AVISON  
YOUNG**