

BASELINE CROSSINGS MEDICAL OFFICES



BUILDING IS 3,631 SF, SPACE AVAILABLE IS 2,331 SF

8405 East Baseline Road, Suite 101, Mesa AZ 85209

OC OFFICE COMMERCIAL
CITY OF MESA



Brett Ranta

O: (480) 739-6945 M: (602) 686-4049
brett.ranta@orionprop.com





PROPERTY DESCRIPTION:

Contemporary general dentistry practice located in East Mesa. This fully furnished and equipped dental office offers a turnkey opportunity for specialty practices in a modern, professional setting.

LEASE HIGHLIGHTS:

Turnkey dental office available for specialty practices on Thursdays, Fridays, and Saturdays. Fully furnished and equipped with modern dental infrastructure, offering a flexible, cost-effective solution in a highly accessible East Mesa location at Baseline & Hawes.

VIEW FULL LISTING HERE

Property Type:	MEDICAL
Available Space (SF):	2,331 SF
Lease Rate:	\$29.00/SF FULL SERVICE
Size (GBA):	3,631 SQ/FT
Year Built:	2007
Year Renovated:	2024
Zoning:	"OC" OFFICE COMMERCIAL, CITY OF MESA
APN/Parcel Number:	304-03-942
Cross Streets:	HAWES & BASELINE

FULLY EQUIPPED DENTAL OFFICE



OFFICE AVAILABLE

THURSDAYS - FRIDAYS - SATURDAYS

This turnkey dental office is available exclusively on Thursdays, Fridays, and Saturdays, making it an ideal solution for specialty practices seeking a fully operational space without the expense of building out or purchasing equipment. Tenants have access to the existing dental equipment and office amenities listed below.

INCLUDED EQUIPMENT & AMENITIES

Operatories & Equipment

- 2 Dental Operatories
- 2 A-dec Dental Chairs
- Wall-Mounted Digital X-Ray System
- Panoramic X-Ray Machine

Sterilization & Clinical Equipment

- Autoclave
- Statim Sterilizer
- Biosonic Cleaner
- Quattro Care Handpiece Lubrication System

Lab Equipment

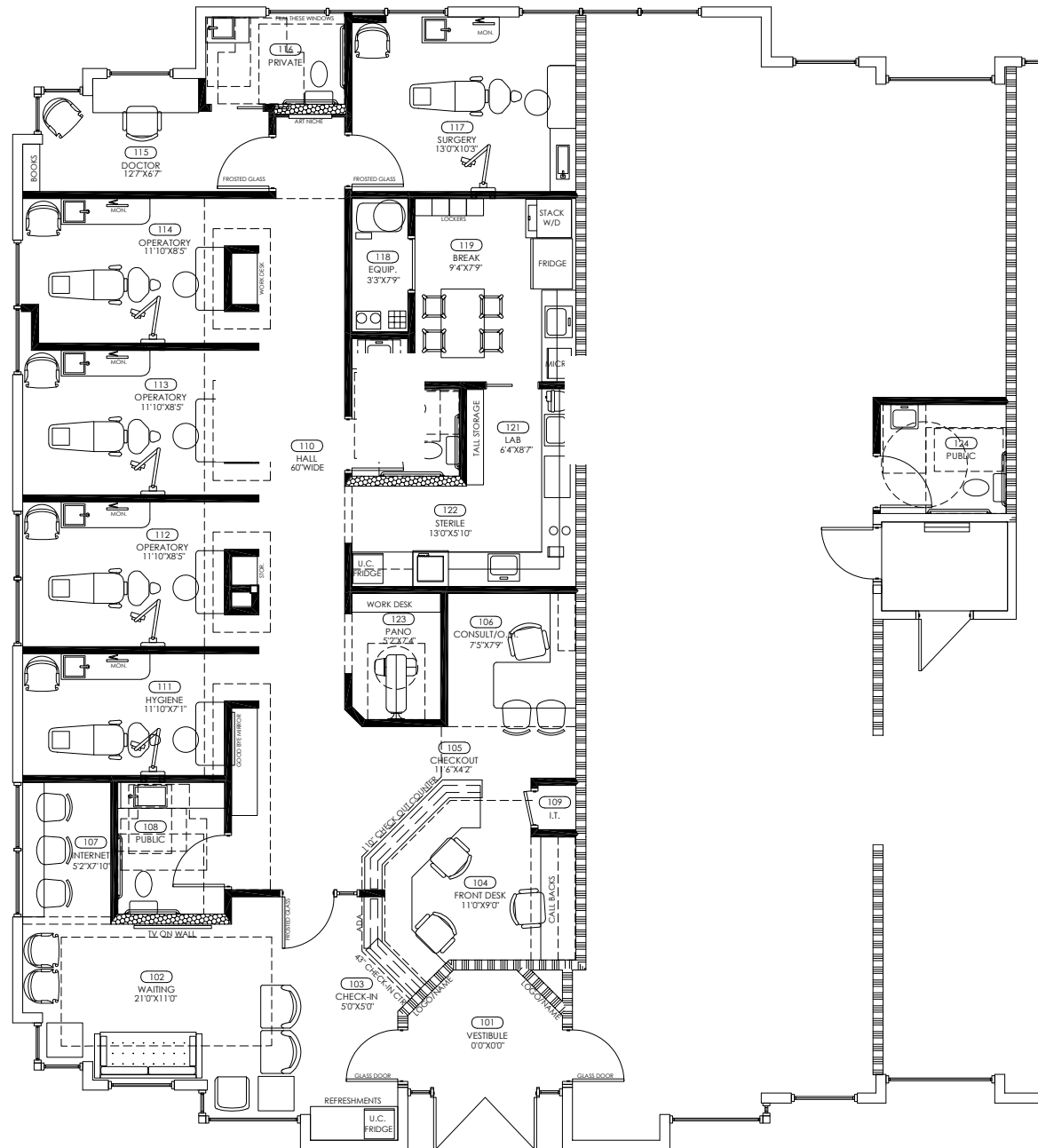
- Vacuum Forming (Suck Down) Machine for Bleaching & Fluoride Trays

Office Amenities

- Refrigerator
- Microwave
- 5 Desktop Computers



FLOOR PLAN





S HAWES RD

E BASELINE RD

**8405 East Baseline Road,
Suite 101, Mesa, AZ 85209**

PHOTOS



PHOTOS



AERIAL MAP



ABOUT MESA, ARIZONA

Mesa is a city just east of Phoenix, in Arizona. Mesa Grande Cultural Park is home to a giant, centuries-old ceremonial mound, and artifacts of the ancient Hohokam people. The Arizona Museum of Natural History exhibits dinosaur skeletons and archaeological finds. The nearby i.d.e.a. Museum offers hands-on artistic and scientific exhibits for kids. Mesa Arts Center presents theater, musicals and contemporary art.

2025 RESIDENTIAL GROWTH

Mesa, Arizona, is experiencing residential growth, with a mix of new construction projects and market trends indicating a potential shift towards a seller's market later in 2025. The city's 2025 General Plan designates most of the city for residential uses, with a focus on low-density residential development. While the market is currently somewhat balanced due to rising supply and affordability constraints, continued population growth and a stronger job market could increase demand and potentially drive up home prices.

DEVELOPMENT ON THE RISE

Yes, Mesa, Arizona is experiencing a surge in new development, particularly in the areas of residential, mixed-use, and industrial projects. Several significant projects are underway or recently completed, including new apartment complexes, retail developments, and industrial parks.



DEMOGRAPHICS



2026 SUMMARY (SitesUSA)	1 Mile	3 Mile	5 Mile
Daytime Population:	14,528	132,687	335,670
Residential Population:	13,650	109,943	276,516
2031 Proj. Residential Population:	13,293	110,494	284,288
Average Household Income:	\$101,047	\$111,449	\$124,739
Total Household Expenditures:	\$552.16 M	\$4.2 B	\$11 B
Median Age:	49.1	42.6	42.7
Average Household Size:	2.1	2.4	2.5
Housing Units:	7,613	50,703	125,815
Total Households:	6,469	44,685	111,425
Total Businesses:	158	3,114	7,502



ORION Investment Real Estate

7150 East Camelback Road, Suite 425
Scottsdale, Arizona 85251

BASELINE CROSSINGS MEDICAL OFFICES

8405 EAST BASELINE ROAD, SUITE 102, MESA AZ 85209



Brett Ranta

O: (480) 739-6945 **M:** (602) 686-4049

brett.ranta@orionprop.com

ORION Investment Real Estate is a leading full-service brokerage firm based in the Southwestern United States that was founded in 2009. After several years of continued growth and success, and more than a billion dollar track record, The ORION team provides best-in-class service to the commercial real estate community. With an extensive knowledge of the market and properties, ORION uses a tailored marketing and structured approach to each client to unlock the potential of every deal. ORION continually outperforms its competition and delivers unprecedented value to our clients.