

MEDICAL OFFICE BUILDING AVAILABLE FOR LEASE



6859 E Rembrandt Avenue, Mesa, AZ 85212 | 1 Space Available

CJ BARNETT | 480-862-2775 | CJB@classfiverealty.com | 2162 E Williams Field Rd Ste 111 Gilbert, AZ 85295



FOR SUBLEASE

SPACE AVAILABLE

📍 6859 E Rembrandt Avenue, Mesa, AZ 85212



±5448 SF
TOTAL SIZE



T.I.
ALLOWANCE



\$30 PSFT | NNN

LOCATION HIGHLIGHTS

- Located within the Pierpoint San Tan Center, a multi-tenant medical /office condominium development just off Power Road in East Mesa.
- Power Road provides direct north-south access to the San Tan Freeway (Loop 202), connecting to Gilbert, Chandler, Queen Creek, and the greater Phoenix-Mesa Gateway Airport employment corridor.
- Immediately adjacent to American Leadership Academy's Rembrandt Ranch campus (6913 E Rembrandt Ave), part of one of Arizona's K-12 charter school networks, reinforcing surrounding rooftop demand.
- Minutes from Eatmark, one of Arizona's largest master-planned communities, with 17,000+ planned residential units and a growing employer base including Apple and Meta. Intell and other technology and data-center users.
- Close proximity to Mountain Vista Medical Center and other East Valley hospitals and outpatient healthcare campuses, reinforcing the site's positioning within an established medical cluster.





NEARBY AMENITIES & ANCHORS

- Education: American Leadership Academy (Rembrandt Ranch campus), immediately adjacent on E Rembrandt Avenue
- Healthcare: Mountain Vista Medical Center and additional East Valley outpatient/medical campuses nearby
- Master-Planned Community: Eastmark (17,000+planned homes) and its EastMarket retail hub anchored by Sprouts Farmers Market
- Employment: Power Road / Gateway Airport corridor, home to Apple, Meta, Intel, CyrusOne, Fujifilm, and Novva data center / tech operations
- Transportation: Phoenix-Mesa Gateway Airport (AZA), a short drive from the property

Note: amenity list reflects publicly available information as of mid-2026 and should be verified for current status prior to underwriting.



CLOSE PROXIMITY TO

 **Banner Health.**

 **EAST VALLEY
ER - CHANDLER**

 **CommonSpirit**

 **Mesa
Gateway
Airport**

**GILBERT GATEWAY
TOWNE CENTER**

Contact us:

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