FOR SUBLEASE WAKEFIELD PICOR One South Church Avenue

Tucson, Arizona 85701



FOR SUBLEASE CUSHMAN & PICOR One South Church Avenue

Tucson, Arizona 85701

Tucson's Premier Downtown High-Rise Office Tower

This iconic property is located in the center of the vibrant downtown submarket, within walking distance of City, State and Federal Government buildings. The area offers excellent amenities, including dining, entertainment, medical and residential.

Property Highlights

- 18th floor space overlooking the city, offered at a well-below market rate
- Building is located on the Modern Streetcar route, connecting Downtown to the 4th Avenue Entertainment District and the University of Arizona
- · Additional space for growth may be available
- · Fiber connectivity

Property Details	
Building Size	241,335 SF
Zoning	OCR-2, City of Tucson
Parking	495 covered spaces available
Floors	23

For more information, please contact:

Thomas Nieman Office Properties

+1 520 546 2728 tnieman@picor.com

PICOR Commercial Real Estate Services 5151 E. Broadway Blvd, Suite 115 Tucson, Arizona 85711 phone: +1 520 748 7100





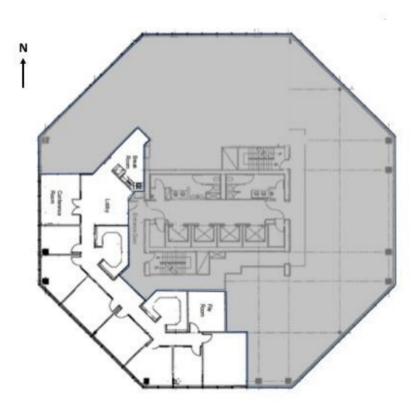
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Floor Plan

3,749 SF \$20.00/SF/Yr. Full Service Lease Expires 12/31/20





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Property Photos









TUCSON'S PREMIER OFFICE TOWER



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