

FOR LEASE

20,000 - 200,000 SF



CUSHMAN &
WAKEFIELD



PICOR



LISA FRANK WAREHOUSE

6760 S LISA FRANK AVE., TUCSON, AZ

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6760 S LISA FRANK AVE
TUCSON, AZ 85756

PROPERTY HIGHLIGHTS

The iconic Lisa Frank Warehouse offers up to ±200,000 SF of divisible space, ideal for storage or active warehouse use. The southern portion of this 296,031 SF building is on a fully fenced 18.5-acre site with 359 parking spaces. A ±6,500 SF shop office area is potentially available, along with a warehouse racking system.

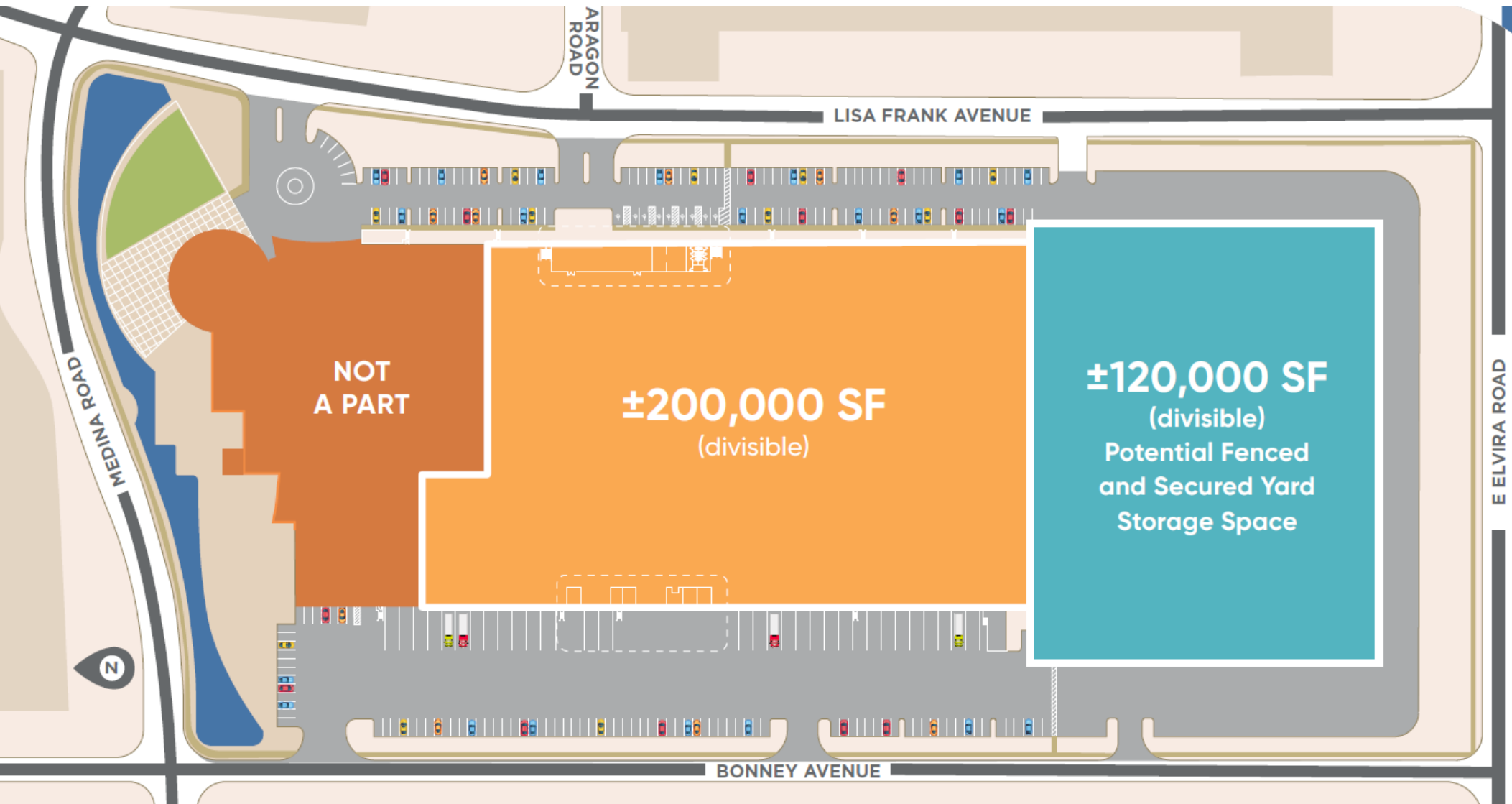
Space Available	20,000 - 200,000 SF
Divisible	Minimum 50,000 SF for interim storage
Lease Rate	Contact Agent
Ceiling Height	28'
Construction	Concrete Tilt-Up
Sprinkler System	ESFR
Loading	Up to 30 Docks, 2 Grade
Power	3 Phase 277/480V, 4,000 Amps to building
Zoning	I-1, Light Industrial, City of Tucson
Foreign Trade Zone	Foreign Trade Zone (FTZ) application in process
Year Built	1996



EXTERIOR

**Interior photos available by request*

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SITE PLAN

20,000 - 200,000 SF



1.1 MILES
TO TUCSON INTERNATIONAL
AIRPORT

2.06 MILES
TO I-10

TUCSON MARKET OVERVIEW



1.08M

TUCSON MSA
POPULATION



484,397

TOTAL
HOUSEHOLDS



35%

COLLEGE
EDUCATION



0.6%

POPULATION
GROWTH RATE



\$67,929

MEDIAN HOUSEHOLD
INCOME



4.7%

UNEMPLOYMENT
RATE



±56,544

UNIVERSITY OF ARIZONA
TOTAL ENROLLMENT, 2025

LARGEST EMPLOYERS

1. UNIVERSITY OF ARIZONA- 16,076
2. RAYTHEON MISSILE SYSTEMS- 13,000
3. DAVIS-MONTHAN AFB- 11,000
4. STATE OF ARIZONA - 8,580

RECENT INDUSTRY ARRIVALS & EXPANSIONS

1. AMAZON
2. CATERPILLAR SURFACE MINING & TECH
3. HEXAGON MINING
4. BECTON DICKINSON
5. AMERICAN BATTERY FACTORY

- #2 MANAGEMENT INFORMATION SYSTEMS
- #8 SPACE SCIENCE
- #27 BEST BUSINESS SCHOOLS
- #47 MEDICINE
- #52 TOP PUBLIC SCHOOL
- #54 EDUCATION
- #69 UNDERGRAD ENGINEERING PROGRAMS
- #70 BEST COLLEGES FOR VETERANS
- #115 GLOBAL UNIVERSITY





CONTACT INFORMATION



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6/9/2025