

SILVERBELL PLAZA

NEC Grant & Silverbell Rd | Tucson, AZ

CUSHMAN &
WAKEFIELD

PICOR

FOR LEASE



SILVERBELL PLAZA

NEC Grant & Silverbell Rd | Tucson, AZ

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PROPERTY DETAILS

Available	900 SF (Available 5/1/2025)
	954 SF
	1,011 SF
	1,427 SF
Lease Rate	Contact Agent
NNN Rate	\$6.00/SF

HIGHLIGHTS

- Excellent location at extremely active west side intersection
- Grant Road is major east / west artery connecting to east Tucson
- Silverbell Road connects 8 miles to the north with master planned communities of Continental Ranch, Continental Reserves and Saguaro Springs in Marana
- Close proximity to Downtown Tucson

TRAFFIC COUNTS

Silverbell Rd	16,225 VPD (2023)
Grant Rd	28,417 VPD (2023)

DEMOGRAPHICS

	Population	Average Household Income	Daytime Population
1 Mile	10,522	\$102,134	2,919
3 Miles	72,588	\$74,027	37,504
5 Miles	193,172	\$78,208	105,060



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Dave Hammack / Principal / dhammack@picor.com / +1 520 546 2712

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2/4/2025*

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SITE PLAN



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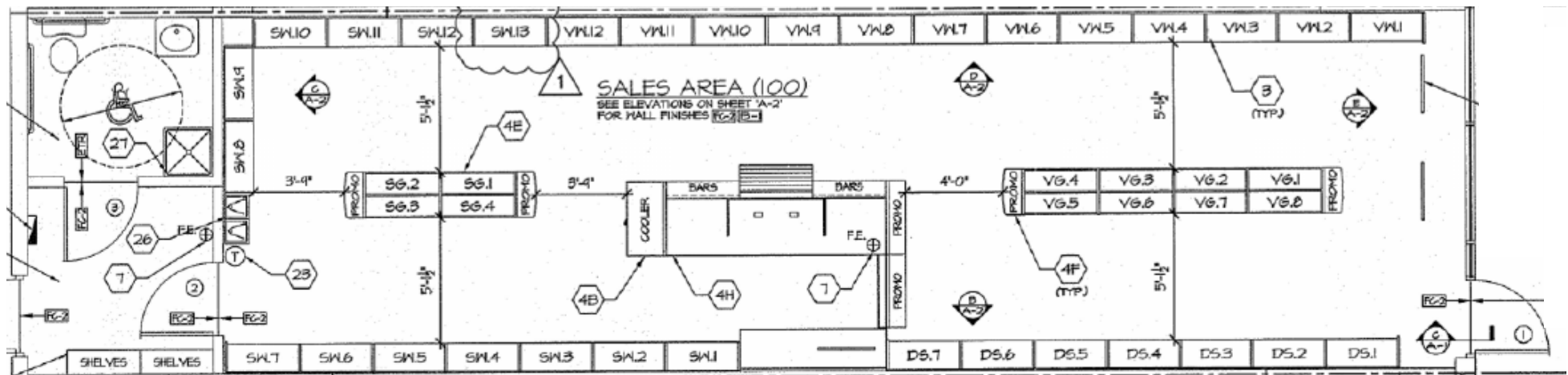
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FLOOR PLAN SUITE 2112 – 900 SF



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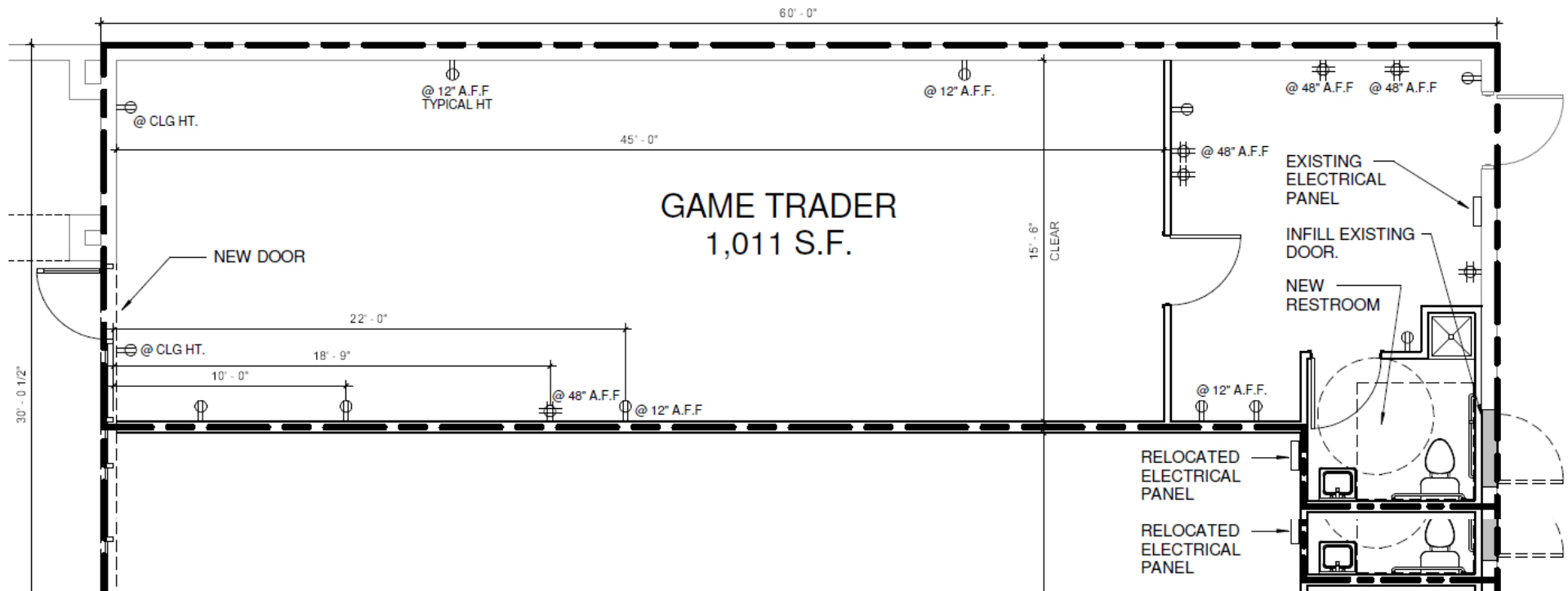
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FLOOR PLAN SUITE 2130 - 1,011 SF



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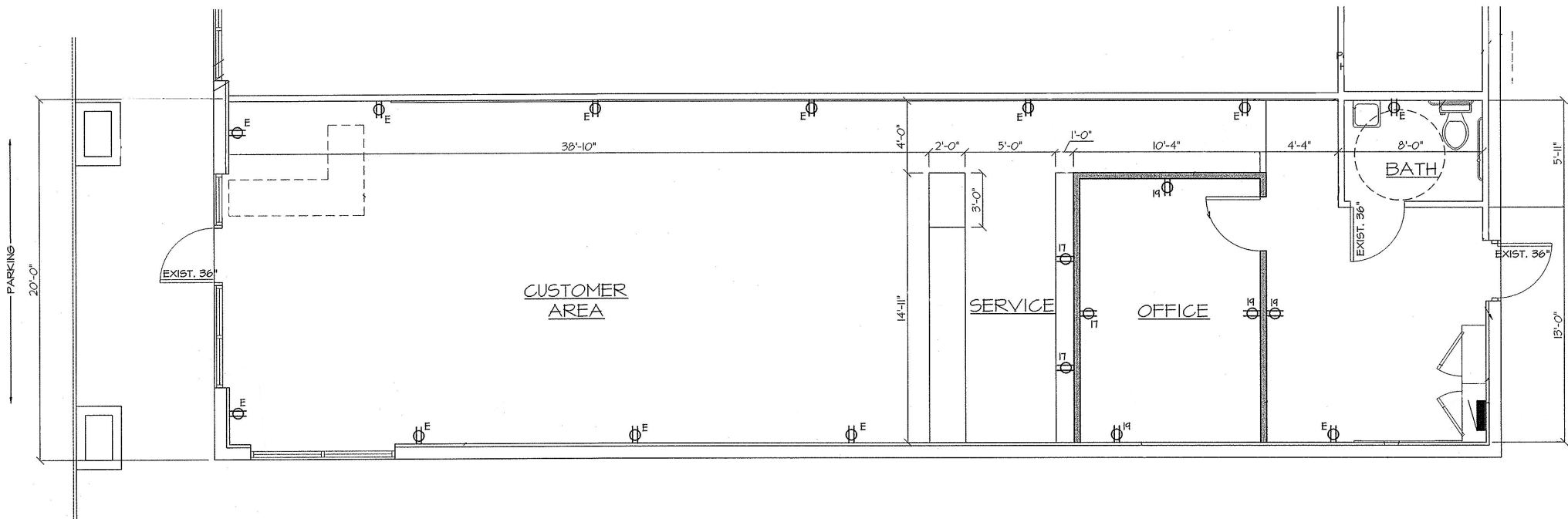
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FLOOR PLAN SUITE 100 1,427 SF



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AERIAL



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