

Available August 1, 2024
*DO NOT DISTURB TENANT

INDUSTRIAL


10,220 SF Building

Lease Rate: \$0.95/SF/Mo/MG

Property Highlights

- Located 5.8 miles from Tucson International Airport and within 2.5 miles to DM Airforce Base
- Easy access to Palo Verde & Golf Links Rd
- Tucson Marketplace within 3 miles, includes Costco, Walmart and Century Theatres
- Large fenced yard
- Security system in place
- 14' x 20' Canopy
- Reception, conference room, breakroom, 2 restrooms, 7 offices, common area
- 15+ parking spaces

Property Details

Available	10,220 SF Total ±2,200 SF Office
Possession	August 1, 2024 (Do not Disturb Tenant)
Lot Size	31,455 SF (0.72 Acres)
Year Built	1972
Construction	Metal, Stone
Ceiling Height	20-24 feet warehouse 8-12 feet office
Loading	(3) Grade Level (1) + Well Dock
HVAC	AC Office Evap Warehouse
Power	120/240 Volt, 3-Phase
Zoning	Multiple Industrial, Pima County
Tax Parcel No.	132-04-055A

Se Habla Español:

Denisse Angulo-Badilla
Commercial Properties
+1 520 546 2736
dangulo@picor.com

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

Cushman & Wakefield Copyright 2018. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.

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



For more information, please contact:
Se Habla Español:

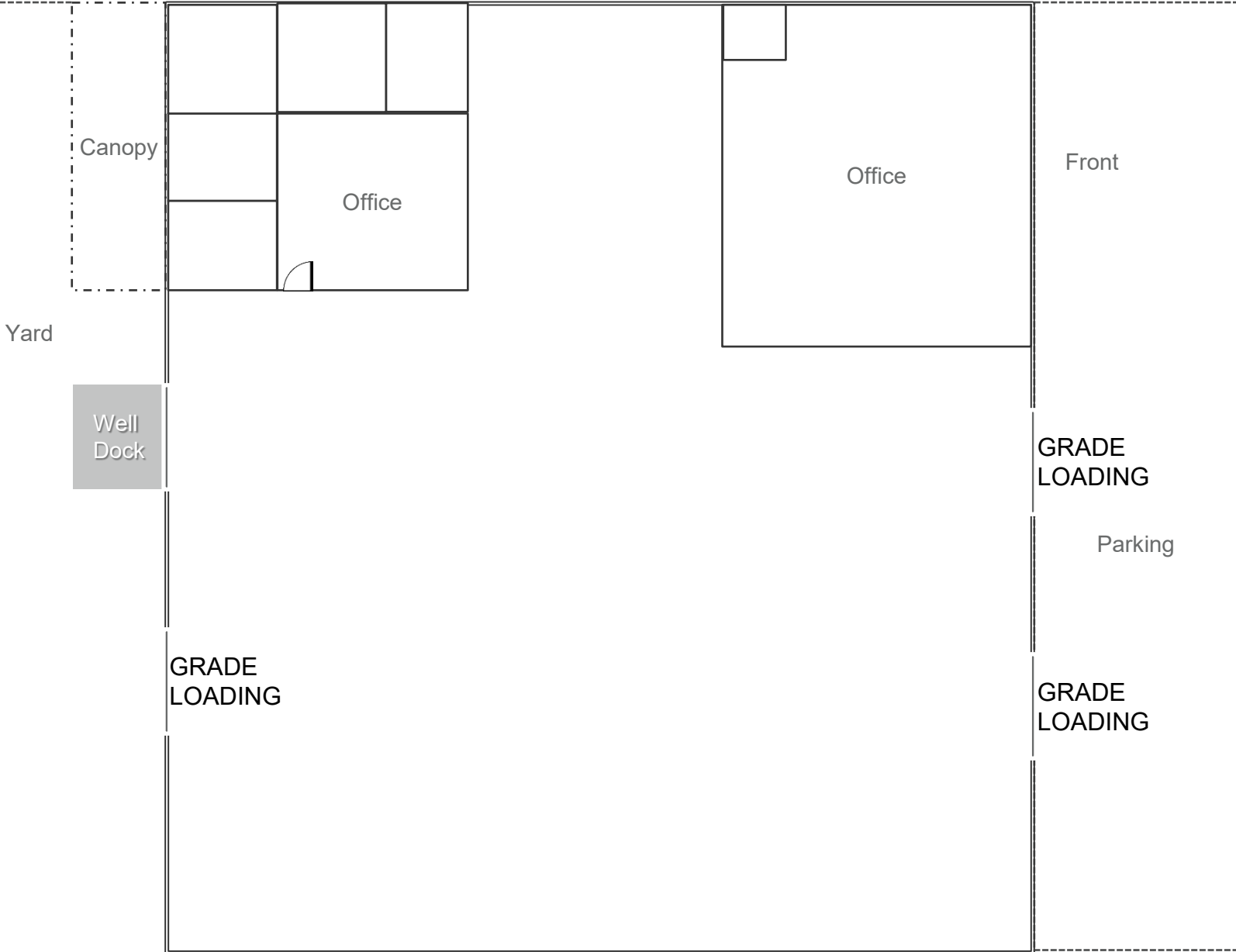
Denisse Angulo-Badilla
Commercial Properties
+1 520 546 2736
dangulo@picor.com

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



Floor Plan

INDUSTRIAL



Se Habla Español:
Denisse Angulo-Badilla
Commercial Properties
+1 520 546 2736
dangulo@picor.com

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

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance
Cushman & Wakefield Copyright 2018. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.