

727 W. AJO WAY

TUCSON, AZ 85714



For Lease | Retail End Cap with Drive-Thru

WE ARE
THE CENTER
OF RETAIL



Aaron LaPrise / alaprise@picor.com / +1 520 546 2770
PICOR.COM

727 W. AJO WAY

TUCSON, AZ 85714

RETAIL SPACE

2,680 SF

LEASE RATE

\$18.00/SF, NNN

NNN CHARGES

\$6.35/SF

TRAFFIC COUNTS

Ajo Way: 24,036 VPD (2020)

Interstate 19: 102,772 VPD (2018)

NEIGHBORING TENANTS

Burlington, Fry's, Chase Bank, Chuze Fitness, Walgreens, Shell, dd's Discounts, Peter Piper Pizza & More

COMMENTS

- Strategic location, convenient access and excellent visibility to Interstate 19
- Over 140,000 residents living within 3-mile radius
- Exterior remodeled in 2020



NEIGHBORHOOD DEMOGRAPHICS



	POPULATION	AVERAGE HOUSEHOLD INCOME	DAYTIME POPULATION	TOTAL RETAIL EXPENDITURE
1 Mile	14,960	\$47,159	3,882	\$100.63 M
3 Miles	104,173	\$53,424	34,605	\$735.04 M
5 Miles	220,029	\$57,864	127,885	\$1.75 B

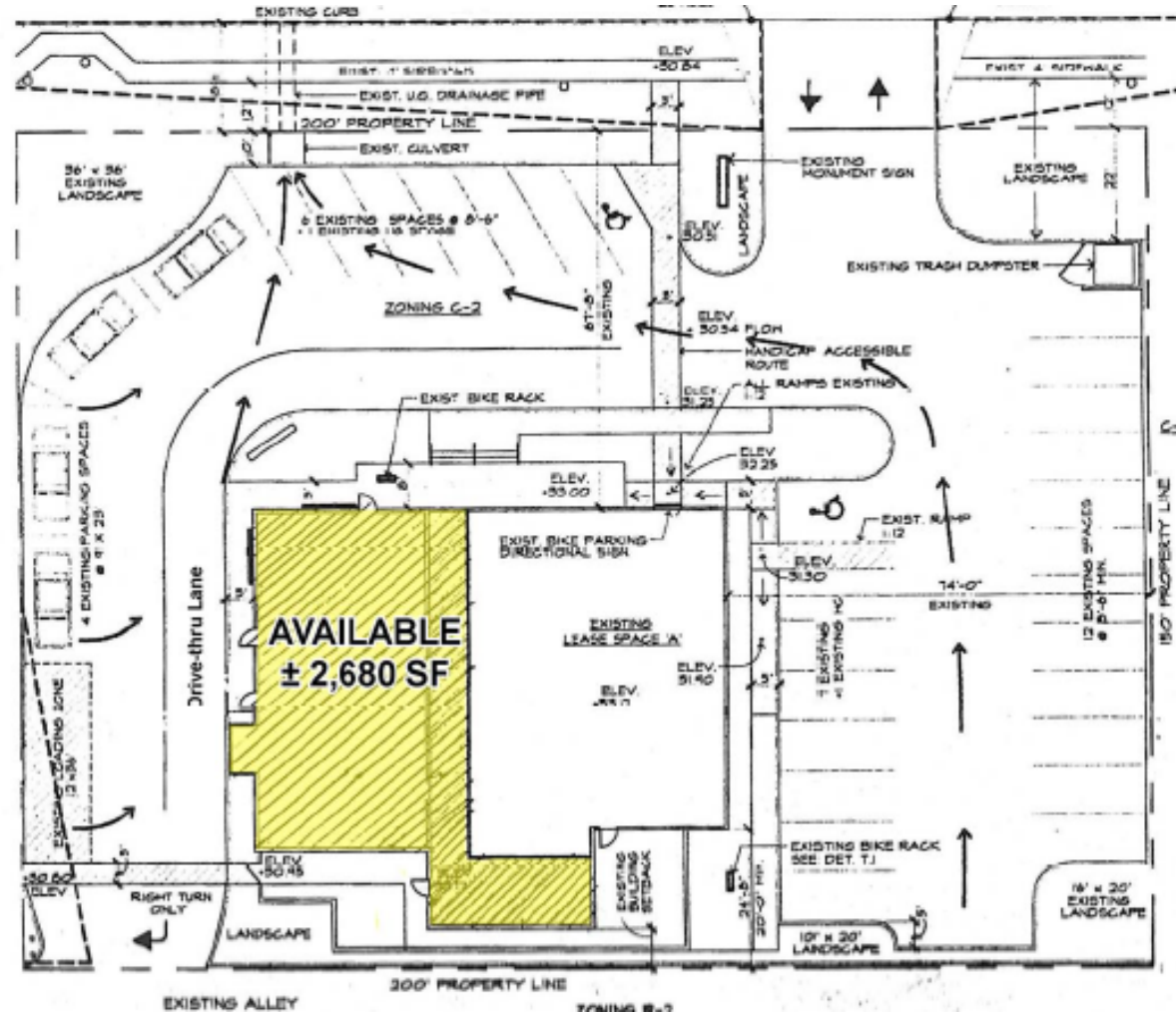
Aaron LaPrise / Principal / alaprise@picor.com / +1 520 546 2770

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance 4/21/2022
 Cushman & Wakefield Copyright 2022. 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.

727 W. AJO WAY

TUCSON, AZ 85714

SITE PLAN



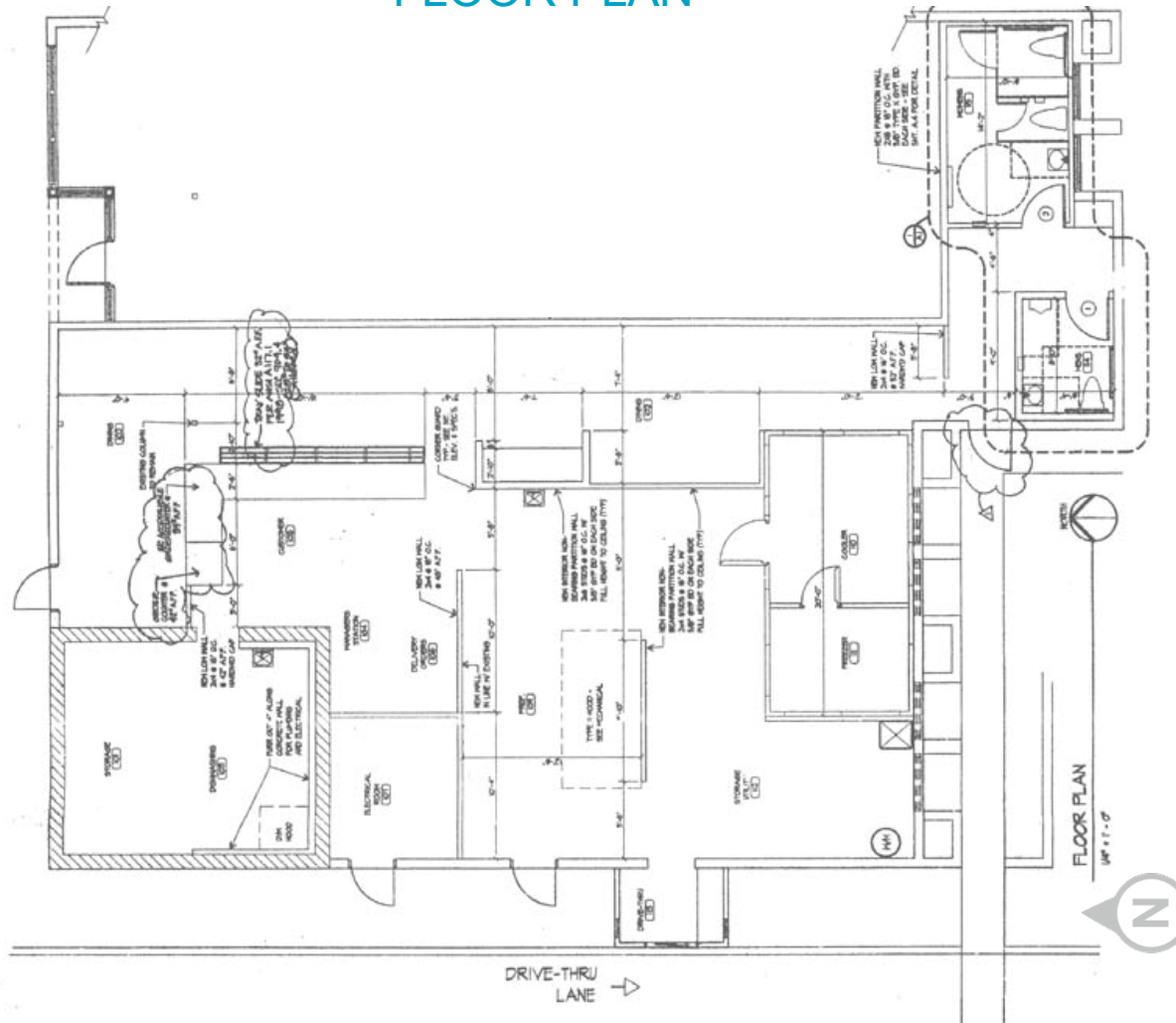
Aaron LaPrise / Principal / alaprise@picor.com / +1 520 546 2770

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance
 4/21/2022
 Cushman & Wakefield Copyright 2022. 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.

727 W. AJO WAY

TUCSON, AZ 85714

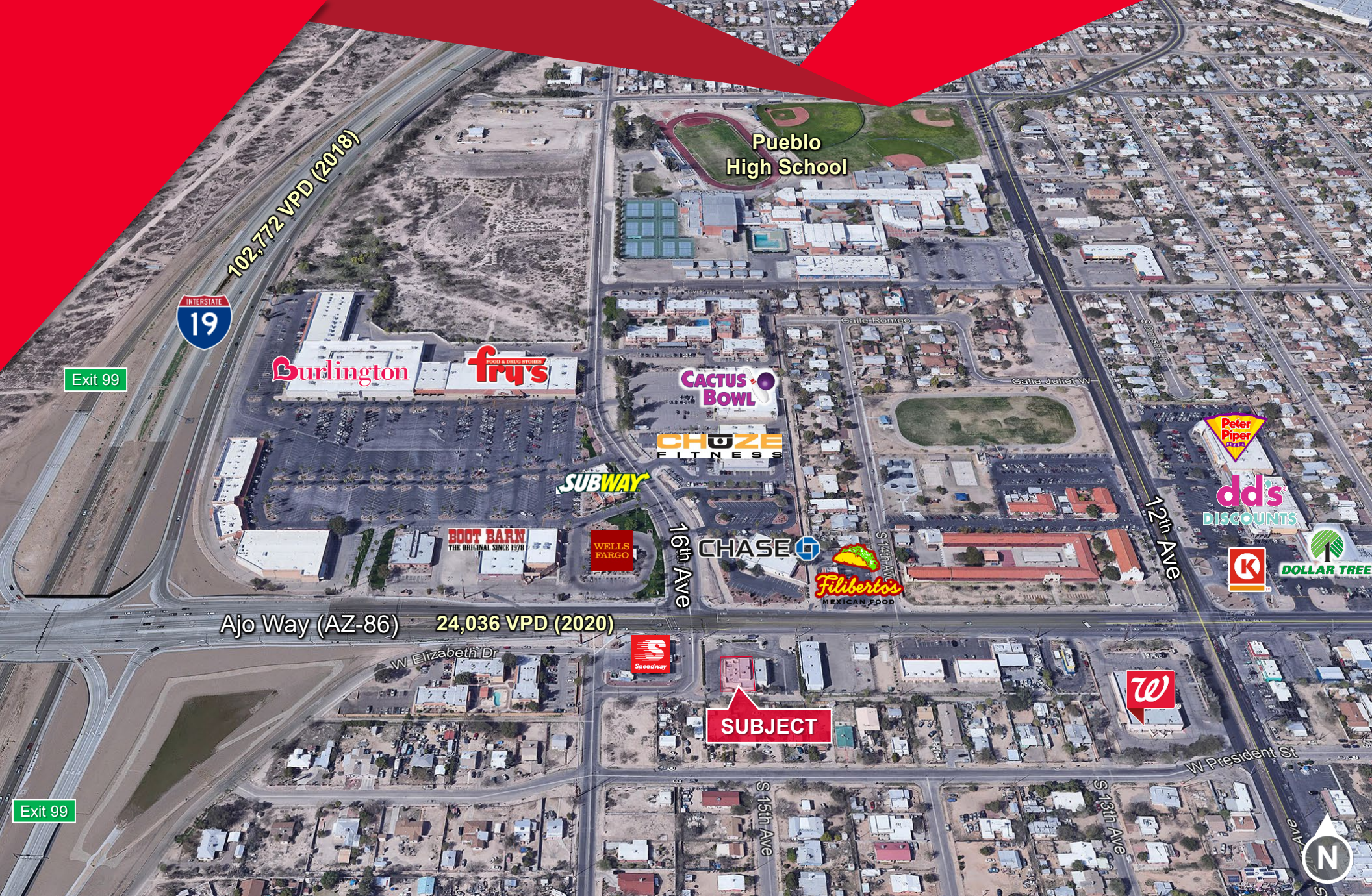
FLOOR PLAN



[CLICK TO VIEW VIRTUAL TOUR](#)

Aaron LaPrise / Principal / alaprise@picor.com / +1 520 546 2770

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance
4/21/2022
Cushman & Wakefield Copyright 2022. 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.



Aaron LaPrise / alaprise@picor.com / +1 520 546 2770



A commission computed and earned in accordance with the rates and conditions of our agency agreement with our principal, when received from our principal, will be paid to the cooperating broker who consummates a lease which is unconditionally executed and delivered by and between lessor and lessee (a copy of the rates and conditions referred to above is available upon request). The depiction in the attached images of any person, entity, sign, logo or property (other than Cushman & Wakefield's client and the property offered by Cushman & Wakefield) is incidental only, and is not intended to connote any affiliation, connection, association, sponsorship or approval by or between that which is incidentally depicted by Cushman & Wakefield or its client. 4/21/2022

WE ARE THE CENTER OF RETAIL

PICOR.COM



Aaron LaPrise / alaprise@picor.com / +1 520 546 2770



A commission computed and earned in accordance with the rates and conditions of our agency agreement with our principal, when received from our principal, will be paid to the cooperating broker who consummates a lease which is unconditionally executed and delivered by and between lessor and lessee (a copy of the rates and conditions referred to above is available upon request). The depiction in the attached images of any person, entity, sign, logo or property (other than Cushman & Wakefield's client and the property offered by Cushman & Wakefield) is incidental only, and is not intended to connote any affiliation, connection, association, sponsorship or approval by or between that which is incidentally depicted by Cushman & Wakefield or its client.

4/21/2022

WE ARE THE CENTER OF RETAIL

PICOR.COM