

880 W. PRINCE ROAD

TUCSON, AZ 85705



For Lease | Retail Space at Signalized Intersection

WE ARE
THE CENTER
OF RETAIL



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RETAIL SPACE

±6,000 SF

LEASE RATE

\$12.00 / SF, NNN

NNN CHARGES

\$4.50/SF

TRAFFIC COUNTS

Prince Rd: 18,997 VPD (2020)

NEIGHBORING TENANTS

Boot Barn, PepBoys Auto, O'Reilly Auto Parts, Circle K, Walgreens, Wells Fargo & More

COMMENTS

- This is a relatively new building.
- It is located minutes away from I-10 and close to the Oracle Road trade area
- It offers great façade and monument signage
- Zoned C-1, City of Tucson



NEIGHBORHOOD DEMOGRAPHICS



	POPULATION	AVERAGE HOUSEHOLD INCOME	DAYTIME POPULATION	TOTAL RETAIL EXPENDITURE
1 Mile	18,228	\$44,744	6,849	\$152.91 M
3 Miles	108,861	\$53,180	60,626	\$1.04 B
5 Miles	232,114	\$66,318	141,436	\$2.5 B

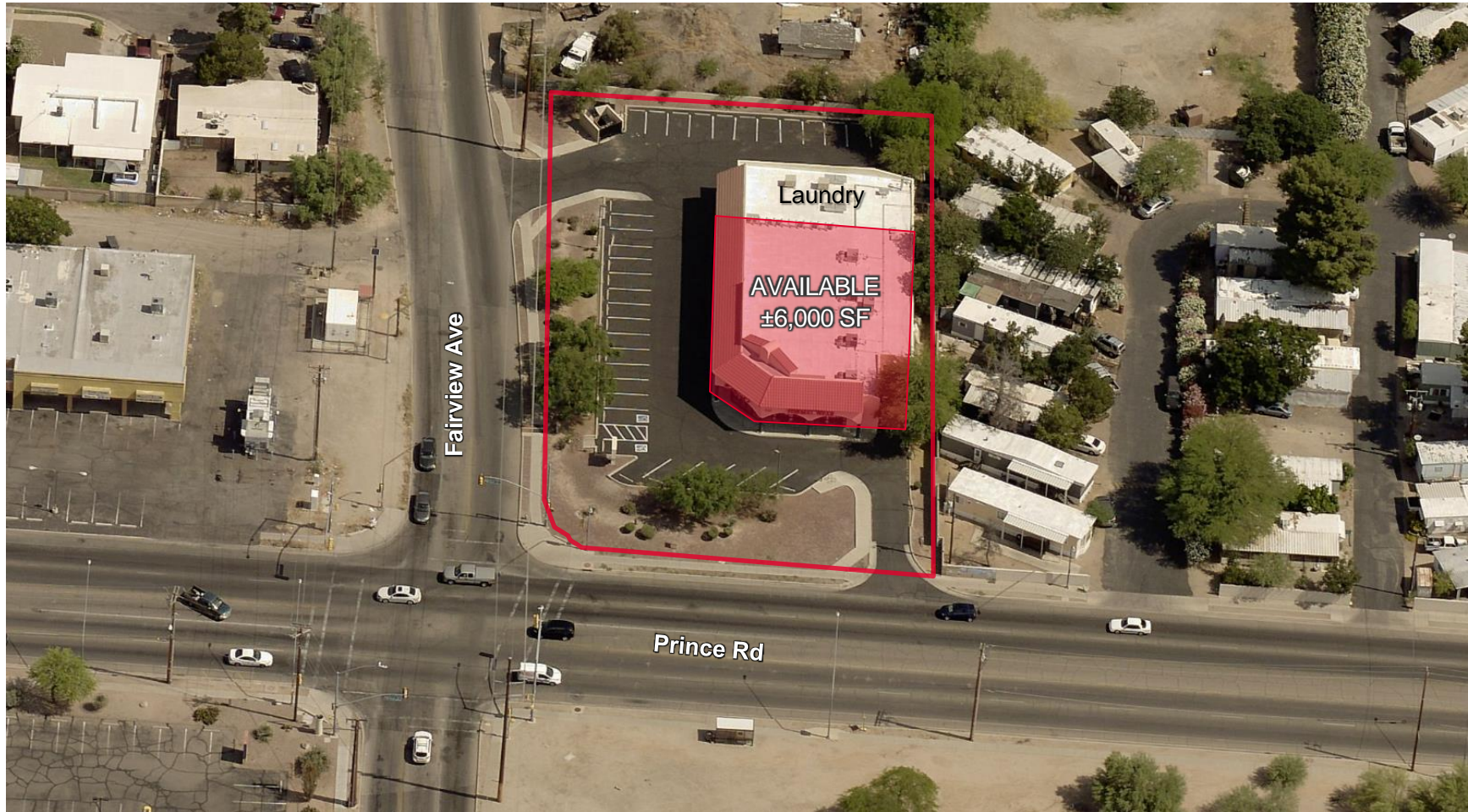
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AERIAL



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