



**11,312 SF Fully Improved Residential Care Facility**  
**Sale Price: \$1,100,000**

**Property Highlights**

- Presently includes a commercial-grade kitchen, fire sprinkler system, separate residential and office areas, secured entrances, and outdoor play area.
- Directly adjacent to Carondelet St Mary's Hospital (and related office/medical complex).
- Directly adjacent to St Mary's Plaza (Safeway anchored shopping center), plus numerous restaurants within walking distance.
- Located approximately one mile from Downtown Tucson, Pima Community College, and Interstate 10.
- Originally constructed as a multi-tenant office building—possible reconversion.

**Property Details**

Building Size	11,312 SF
Site Area	45,302 SF (1.04 acres)
Fire Sprinklers	Yes
Assessor Parcel No.	116-15-0810
Zoning	O-3, City of Tucson



For more information, please contact:

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Aerial







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10/4/2022



