

2520 S HARRISON RD

NWC of Harrison Rd & Golf Links Rd | Tucson, AZ

CUSHMAN &
WAKEFIELD

PICOR

FOR LEASE

Golf Links Rd 27,941 VPD (2023)

SUBJECT



Moose Lodge
2475



Losbetos
Mexican Food

vca
animal
hospitals

Harrison Rd 18,240 VPD (2023)



CLICK TO VIEW
AERIAL TOUR

2520 S HARRISON RD

NWC of Harrison Rd & Golf Links Rd | Tucson, AZ



PROPERTY DETAILS

Available	28,104 SF
Floor Area	18,176 SF
Storage	8,037 SF
Mezzanine	1,891 SF
Lease Rate	Contact Agent
NNN Rate	Est. \$3.75/SF
Clear Height	20' To Roof Deck & 13' To Ceiling Grid
Zoning	CB-1, County

HIGHLIGHTS

- Located at busy Eastside intersection
- Surrounding tenants include Archwell, Bookmans, Walgreens, Safeway, Ace Hardware, and more
- Monument signs on both Harrison and Golf Links Rds.
- Parking lot resurface 2022
- Subject to Big Lots formal rejection of lease

TRAFFIC COUNTS

Golf Links Rd	27,941 VPD (2023)
Harrison Rd	18,240 VPD (2023)

DEMOGRAPHICS	Population	Average Household Income	Daytime Population
1 Mile	11,841	\$87,640	1,879
3 Miles	83,110	\$73,828	15,373
5 Miles	159,594	\$73,240	36,613

Greg Furrier / Principal / gfurrier@picor.com / +1 520 909 6111
Natalie Furrier / nfurrier@picor.com / +1 520 955 7663

*Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance
4/2/2025*

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.

2520 S HARRISON RD

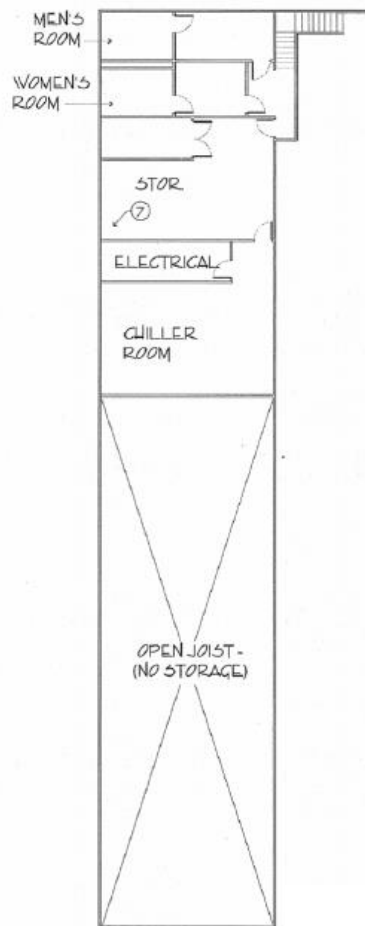
NWC of Harrison Rd & Golf Links Rd | Tucson, AZ

CUSHMAN & WAKEFIELD

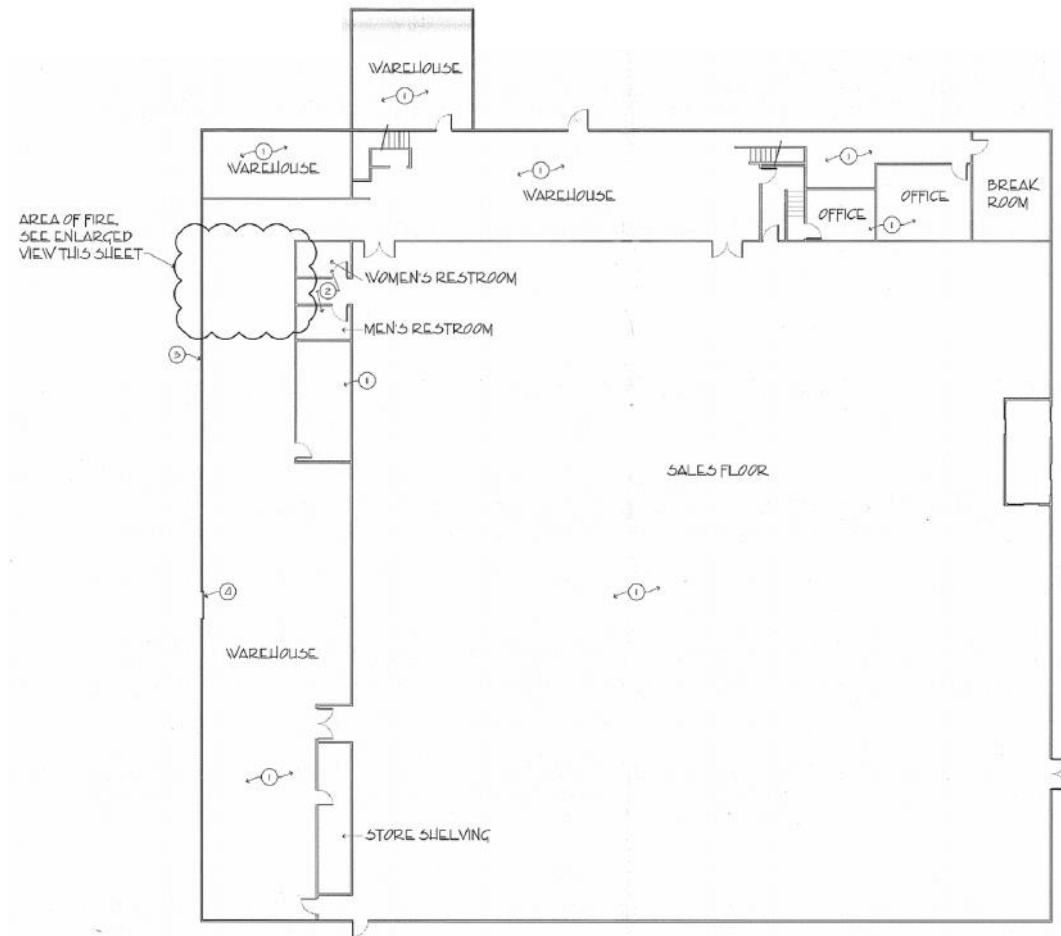
PICOR

FLOOR PLANS

Mezzanine Plan



Floor Plan



Greg Furrier / Principal / gfurrier@picor.com / +1 520 909 6111

Natalie Furrier / nfurrier@picor.com / +1 520 955 7663

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance
4/2/2025

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.

2520 S HARRISON RD

NWC of Harrison Rd & Golf Links Rd | Tucson, AZ

CUSHMAN &
WAKEFIELD

PICOR

SITE PLAN



Greg Furrier / Principal / gfurrier@picor.com / +1 520 909 6111
Natalie Furrier / nfurrier@picor.com / +1 520 955 7663

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance
4/2/2025

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.

2520 S HARRISON RD

NWC of Harrison Rd & Golf Links Rd | Tucson, AZ

CUSHMAN &
WAKEFIELD

PICOR

