

702 South Stone & 709 South 7th Ave For Sale

702 SOUTH STONE & 709 SOUTH 7TH AVE
TUCSON, AZ 85701

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CUSHMAN & WAKEFIELD



PICOR



SPACE AVAILABLE

REDEVELOPMENT LAND

14,686 SF

0.34 Acres

Available ASAP

PRICE \$499,000

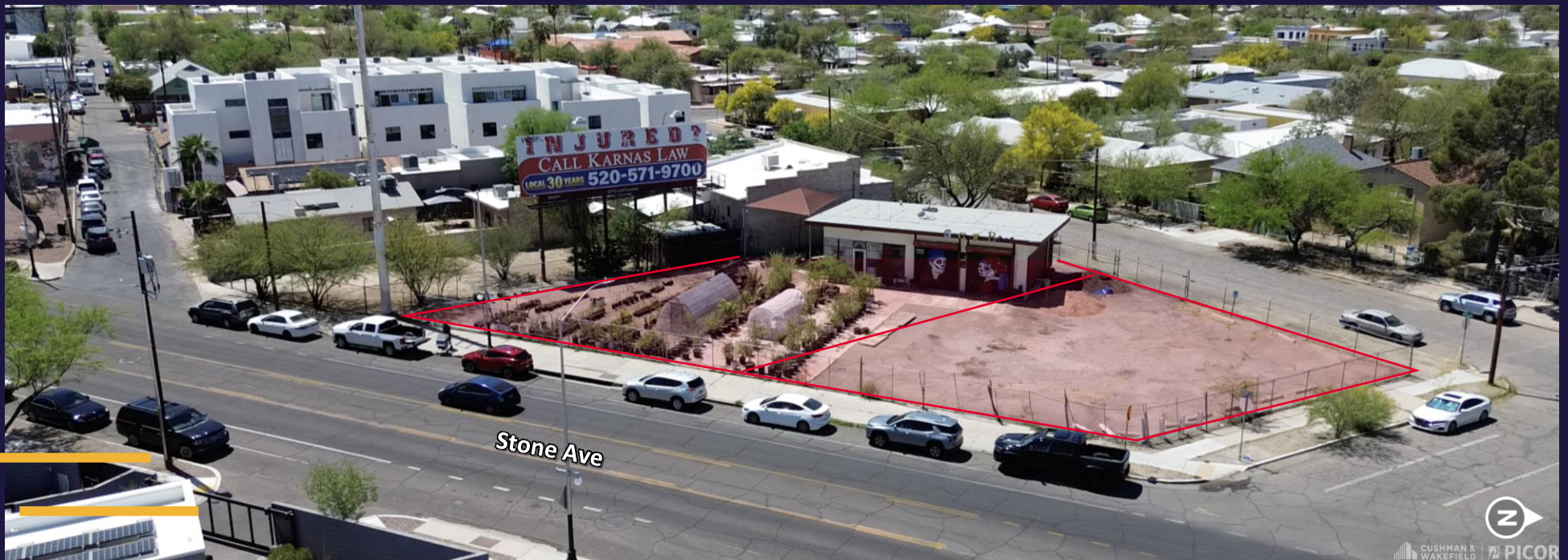
ZONING C-3

TAX PARCEL NO. 117-07-1940 & 117-07-1930

HIGHLIGHTS

- Steps away from 5 Points Market & Restaurant, Cafe Desta, Rosebud Bakery, & Forbes
- Redevelopment Land
- Approved for 20-unit 2 story multi-family development
- Near 5 Points Restaurant Row





DEMOGRAPHICS

1 MILE

10,611

POPULATION

\$73,828

AVERAGE
HOUSEHOLD INCOME

19,161

DAYTIME POPULATION

5 MILES

285,811

POPULATION

\$67,447

AVERAGE
HOUSEHOLD INCOME

135,363

DAYTIME POPULATION

NEIGHBORING TENANTS

5 Points Market & Restaurant – A beloved spot known for its farm-to-table brunch, fresh pastries, and natural wines. They also host a Sunday farmers market featuring local produce and goods.

Cafe Desta – Serving authentic Ethiopian cuisine since 2010, offering a range of vegan and meat stews accompanied by traditional injera bread.

Tucson Foodie Rosebud Bakery – Opened in 2024, this bakery specializes in sourdough bread, pastries, and pies, all crafted with locally sourced ingredients.

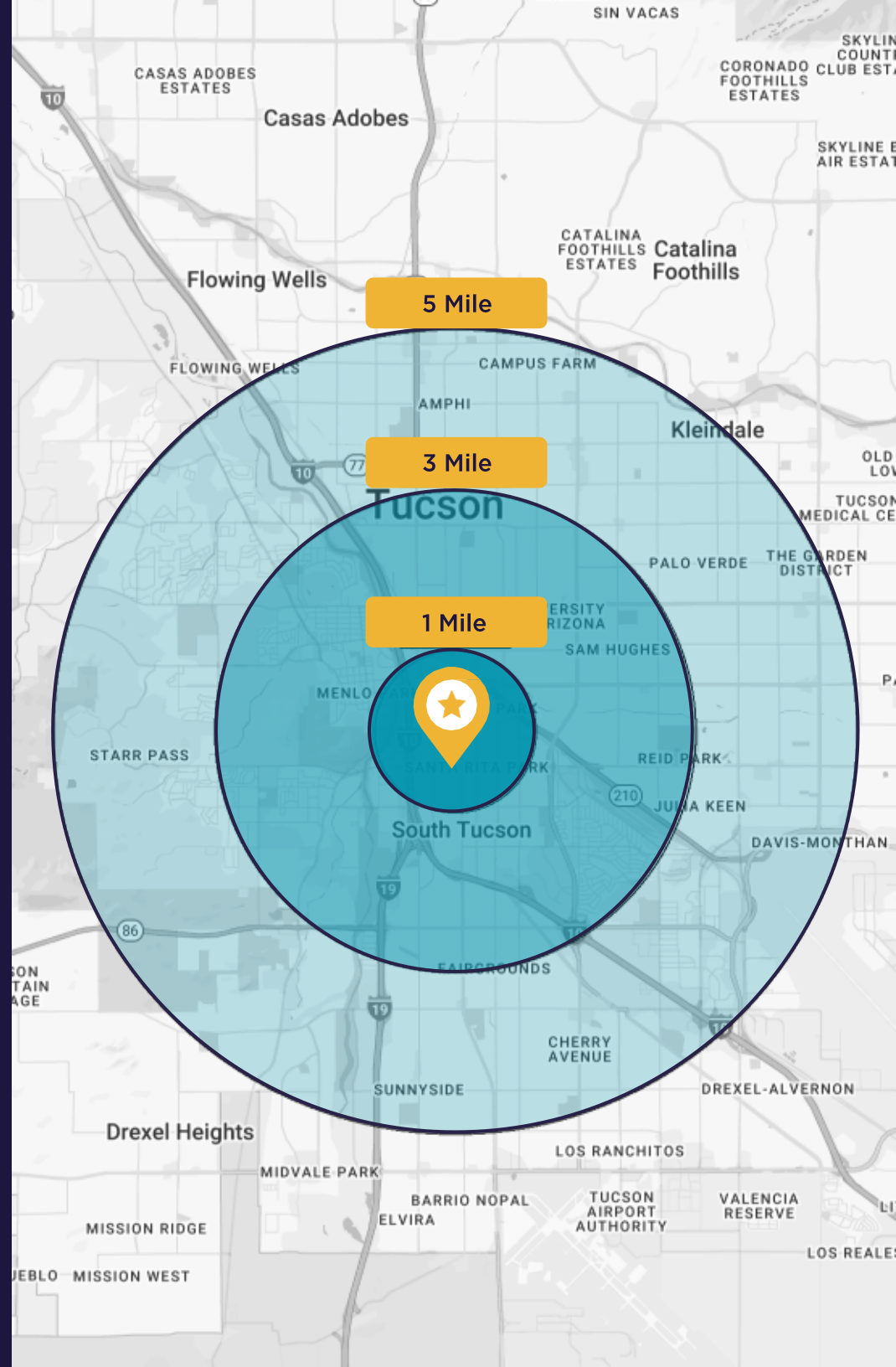
Casa Madre – A modern Mexican restaurant located within The Baffert complex, offering contemporary takes on classic dishes.

Ugly But Honest Pizza – Also situated in The Baffert, this pizzeria is known for its artisanal pies with creative toppings.

5 Points Bikes – A full-service bike shop providing sales, repairs, and accessories, catering to both casual riders and cycling enthusiasts.

Saturday Generation – A boutique offering a curated selection of vintage and contemporary home décor, furniture, and art pieces.

Bon – A thoughtfully curated shop featuring high-quality stationery, kitchenware, and unique gifts.



SALE TEAM

Please contact us for more information:

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