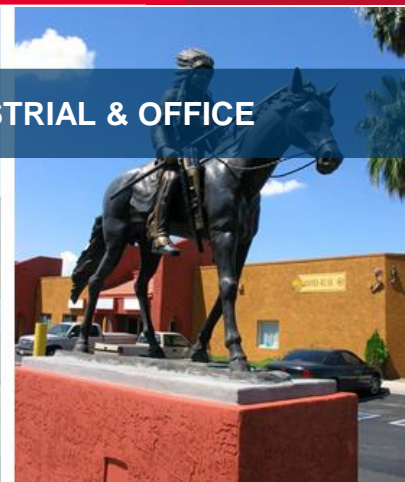



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Property Highlights

- Well-configured industrial, office & retail spaces
- Proximity to Tucson business hub
- Convenient central location
- Zoned C-2, City of Tucson

Address	Size	Rent/SF/ Mo	Rent/Mo	Notes
4500 E Speedway #14*	2,720 SF	\$0.99 MG	\$2,693 MG	Available May 2024
4500 E Speedway #16/17*	3,200 SF	\$0.99 MG	\$3,168 MG	100% A/C office/ open space

* Please do not disturb existing tenants.



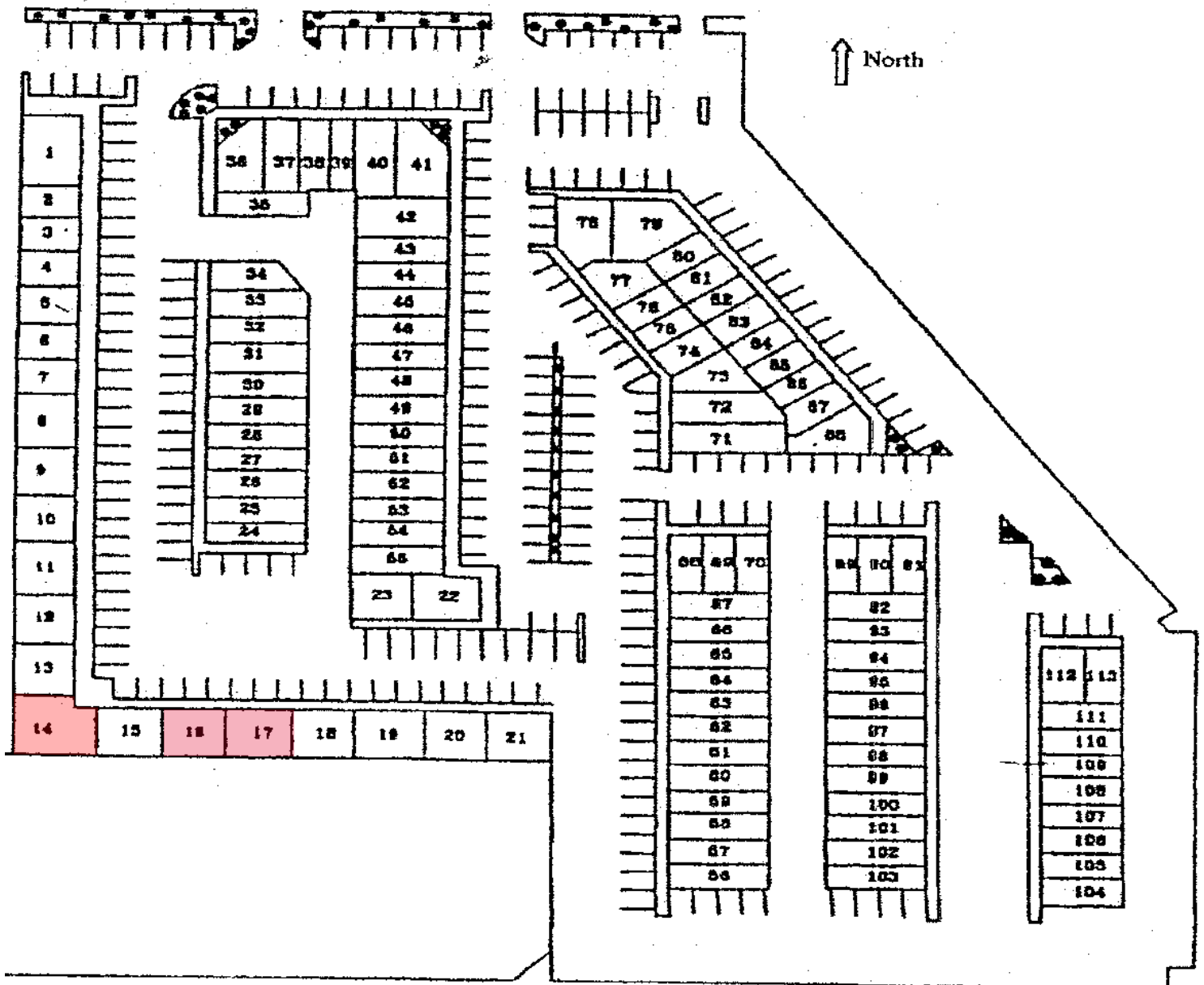
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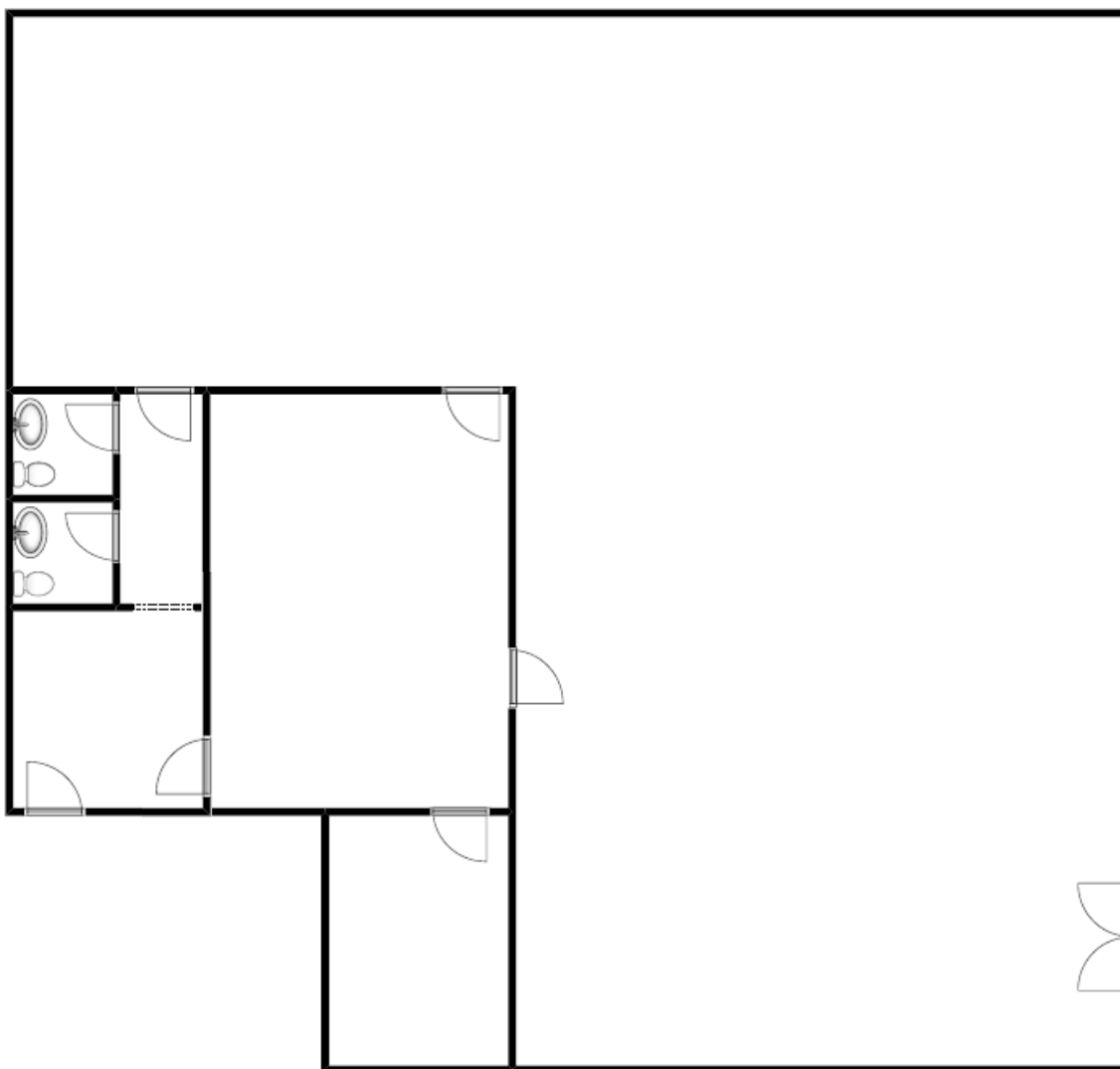
Site Plan



Floor Plans
4500 E. Speedway Blvd

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Suite 14



Floorplan is provided for illustration purposes only and is subject to change.



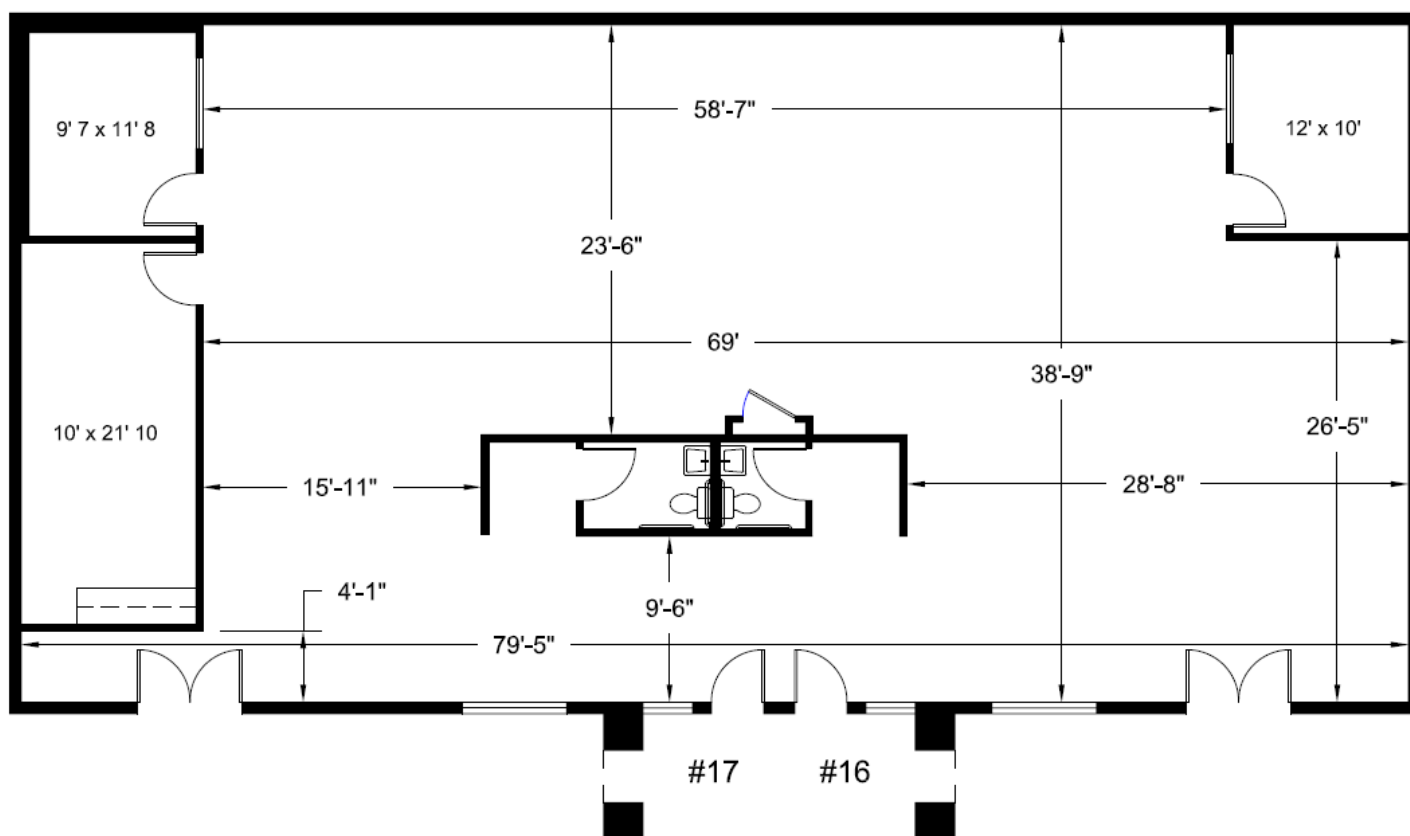
Midway Business Center

4500 E. Speedway Boulevard
Tucson, Arizona 85711

4500 E. Speedway Blvd

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Suite 16/17



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3/5/2024