

FOR
LEASE



1602 S. Craycroft Rd. Tucson, AZ 85711

- Property located on Craycroft, just north of the main entrance of Davis-Monthan Air Force Base.
- Corner lot with access to Craycroft Road
- The property fronts Craycroft and is approximately half mile from the main entrance to DM. Just north of 29th Street with a traffic count on Craycroft of 37,326 (2015) cars per day
- Perfect Location for Business Serving DMAFB
- Clear span / open floor plan interior - Former Circle K Food Store
- Freestanding building with fenced rear yard
- Signage: Great building and pylon sign



Specifications	
Rental Rate:	\$10.00 PSF NNN
Available:	± 2,550 SF
Land Area:	± 18,375 SF
Zoning:	C-2 City of Tucson
Construction:	Masonry
Year Built:	1958

Demographics*	1-Mile	2-Mile	3-Mile
Est. Pop. (2017):	14,906	51,442	100,202
Est. Avg. HH Income:	\$41,566	\$47,448	\$49,607
Daytime Employment	4,389	30,035	61,828

Exclusively Represented by:
Tucson Realty & Trust Co.
Frank Arrotta C. 520.465.5291
 O. 520.577.7000

Information contained herein has been obtained from the owner of the property or other source that we deem reliable. We have no reason to doubt its accuracy, but do not guarantee it.



Tucson Realty & Trust Co.

Southwest Expertise, Global Capability

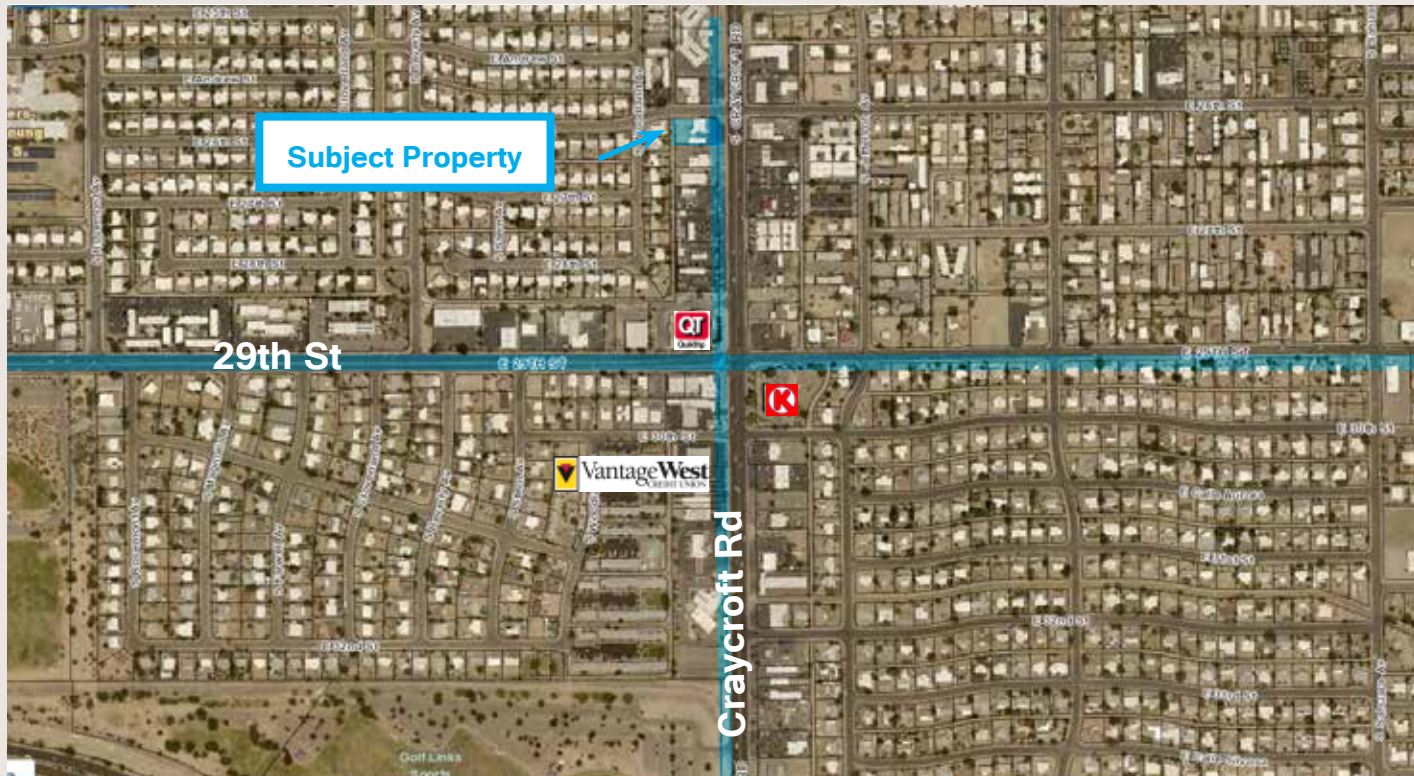
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