



# Tucson Realty & Trust Co.

Southwest Expertise, Global Capability

333 N. Wilmot Rd., Ste 340

Tucson, AZ 85711

phone: 520.577.7000

www.tucsonrealty.com

**F  
O  
R  
S  
A  
L  
E**



**5626 E. 22nd St.  
Tucson, AZ 85711**



*850 SF Building, 7658 SF Land  
Plenty of parking front and back.  
Property is a former bookstore, thousands of  
books and two trailers negotiable.  
Sale Price: \$60,000  
Zoned C-1 City of Tucson*

*Exclusively Represented by:*  
**Tucson Realty & Trust Co.**  
**Mike Gross**  
C. 520.977.0144  
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

333 N. Wilmot Rd., Ste 340

Tucson, AZ 85711

phone: 520.577.7000

www.tucsonrealty.com

**F  
O  
R  
S  
A  
L  
E**



Sale Price:	\$60,000
Building SF:	Approximately 850 Square Feet
Site Size:	Approximately 7658 Square Feet
Tax Parcel Number:	131-10-0040
Zoning:	C-1 City of Tucson
Traffic Count:	49,542 vehicles per day (PAG 2011)

*Exclusively Represented by:*  
**Tucson Realty & Trust Co.**  
**Mike Gross**  
C. 520.977.0144  
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.