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**Rent only \$750,
plus utilities,
for the first 3 months
with a 3 year lease**

6015 E. 22nd St.

Tucson, AZ 85712

**Free Standing
Retail/Office Building For Lease**

1,204 Square Feet

\$12.00 per square foot Modified Gross

- Recently remodeled, professional office on busy South 22nd Street, with tremendous visibility and signage potential.
- Office interior includes break room (kitchenette), and restroom includes a shower.
- Ample parking behind the office with some customer parking at the front entrance.
- C-1 Zoning.
- Two, on-site storage sheds in a fenced area can be part of the office lease, price to be determined

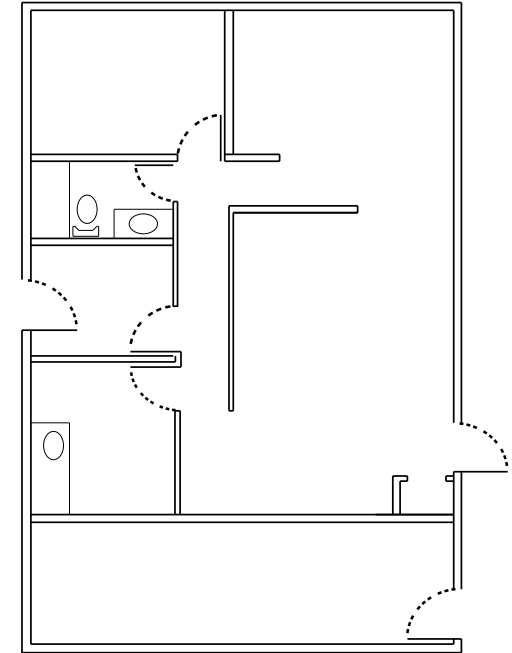
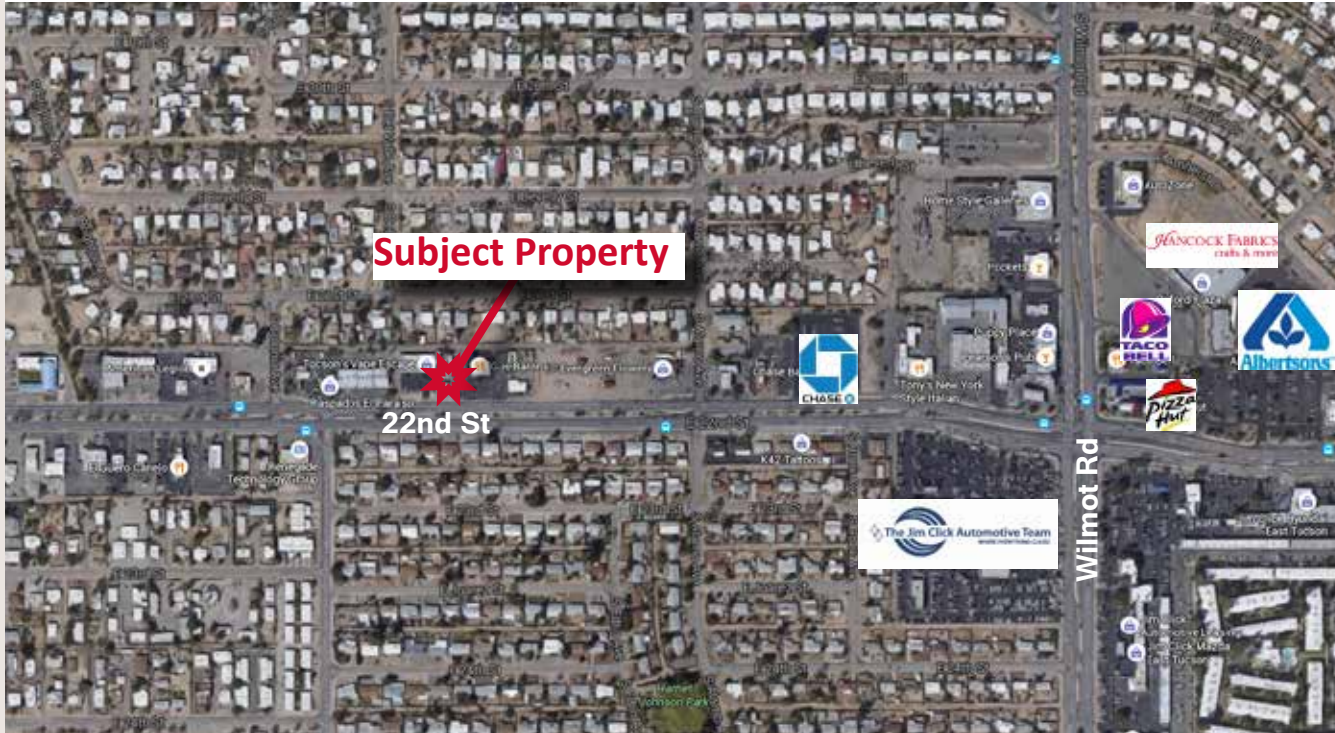
Exclusively Represented by:

Tucson Realty & Trust Co.

Doug Richardson C. 520.205.2718

O. 520.577.7000

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Traffic Count:	22nd St 45,610 VPD Source CoStar
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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.