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6001 – 6011 East 22nd
Tucson, AZ

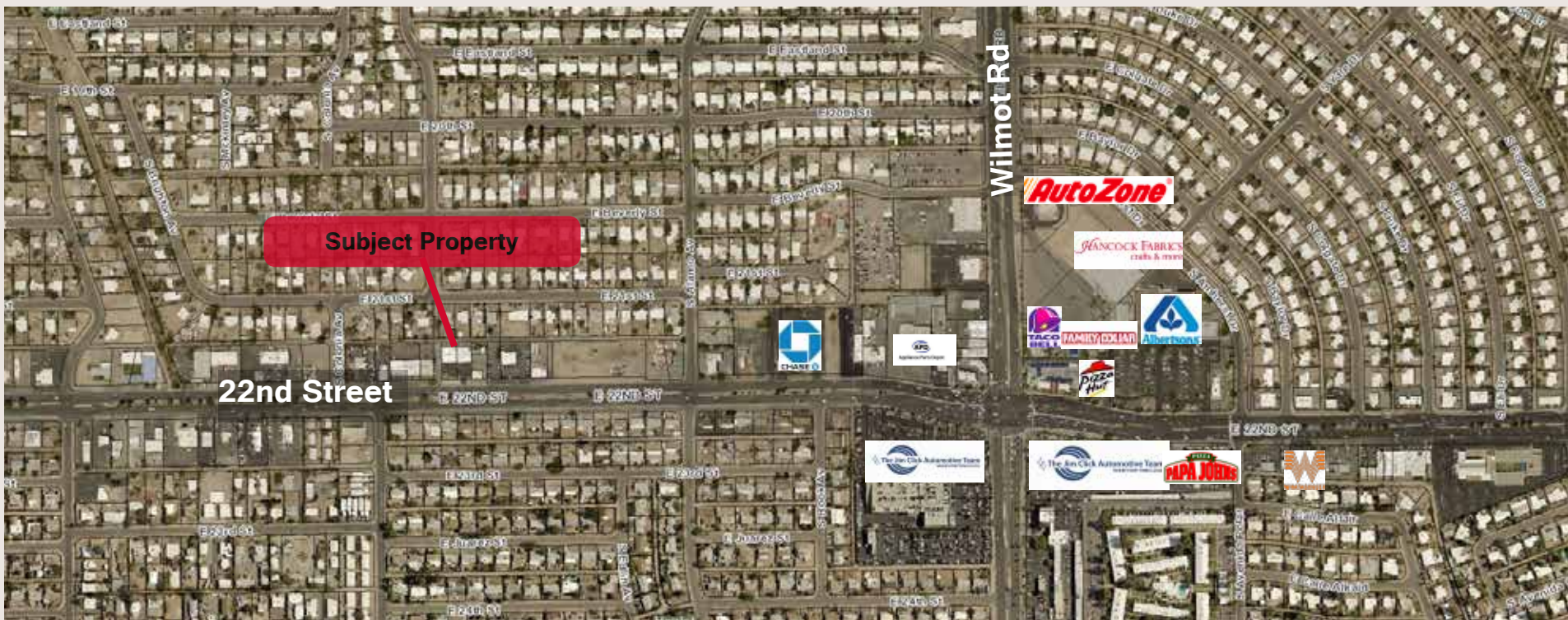
Suite	Tenant	Available Sq. Ft.	Rent	Rent Type
6001	City Slickers Barbershop			
6003	Available	1250	\$9.00 PSF	Modified Gross
6005	Available	1250	\$9.00 PSF	Modified Gross
6007	Available	1250	\$9.00 PSF	Modified Gross
6009	Available	1250	\$9.00 PSF	Modified Gross
6011	Available	1250	\$9.00 PSF	Modified Gross

Property Highlights

- Close to Davis Monthan Air Force Base
- Frontage along East 22nd Street / great visibility
- C-1 Zoning, City of Tucson
- Easy to Access - Central Tucson
- Between Craycroft & Wilmot Road

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

FOR LEASE



Surrounding Area Businesses:

- To the East
- Jim Click Automotive
- Albertsons
- Taco Bell, Pizza Hut, Wendy's Papa John's Whataburger
- AutoZone
- Family Dollar
- Arizona Car Spa
- Chase Bank

To the West

- Walmart Neighborhood Market
- Walgreens
- Harbor Freight
- Subway, KFC, Little Caesar's Pizza
- Wells Fargo Bank

Traffic Count:	22nd 45,610 VPD Source PAG 2012		
Demographics 2017 (Source-CoStar):	1-Mile	3-Mile	5-Mile
Population:	16,129	117,134	251,232
Avg. HH Income:	\$48,626	\$48,089	\$54,134
Area Daytime Employment:	7,933	67,823	139,504

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.