


RETAIL
Property Details

Available	1,683 SF
Lease Rate	\$16.00/SF, NNN
NNN Charges	Est \$2.85/SF

Property Highlights

- Located just north of Davis Monthan Air Force Base
- C-2 zoning
- Former check cashing space
- Monument signage available

**Demographics
2017 Estimates**

	1-Mile Radius	3-Mile Radius	5-Mile Radius
Est Population 2017	14,370	95,119	258,345
Avg Household Income	\$45,604	\$58,910	\$60,636
Daytime Employment	3,846	58,344	160,477
Total Retail Expenditure	\$114M	\$958M	\$2.68B

Traffic Counts 24-hr. two-way volume of average weekday traffic.
Source: Pima Association of Governments

22 nd Street	38,983 VPD (2015)
Craycroft Road	25,760 VPD (2015)
29 th Street	12,519 VPD (2015)

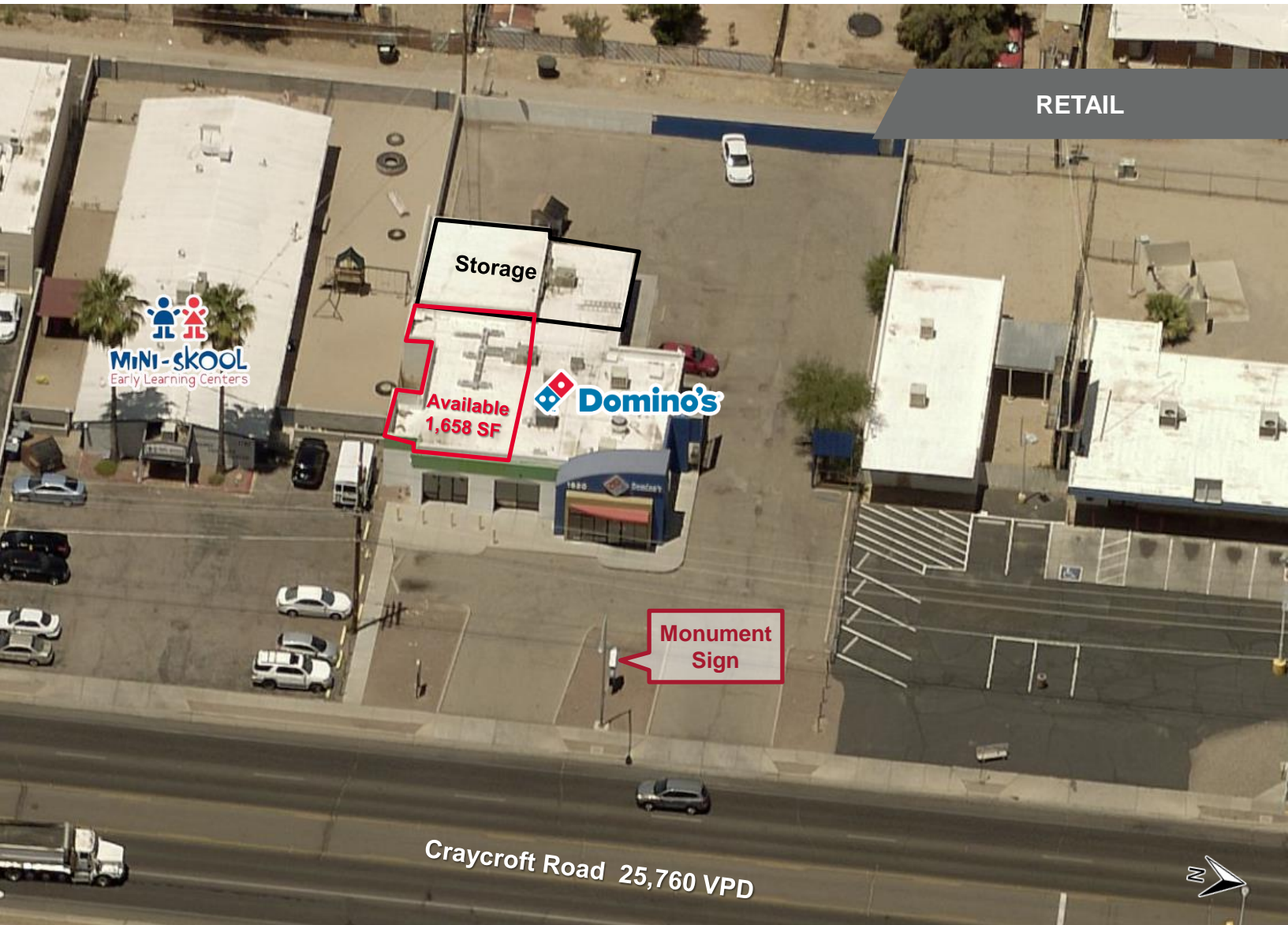
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