

10831 N Mavinee Drive

TUCSON, AZ 85737

 CUSHMAN &
WAKEFIELD

 **PICOR**



**OFFICE SPACE FOR LEASE
IN ORO VALLEY COMMERCE CENTER**

**±2,350 RENTABLE SQUARE FEET
INTRODUCTORY OFFER FOR NEW LEASES***

**Lease term must be 3 or more years. Introductory offer is half base rent for the first two months of the lease term.*



SUITE 105 | FOR LEASE | ±2,350



SUITE 105 | INTERIOR PHOTOS

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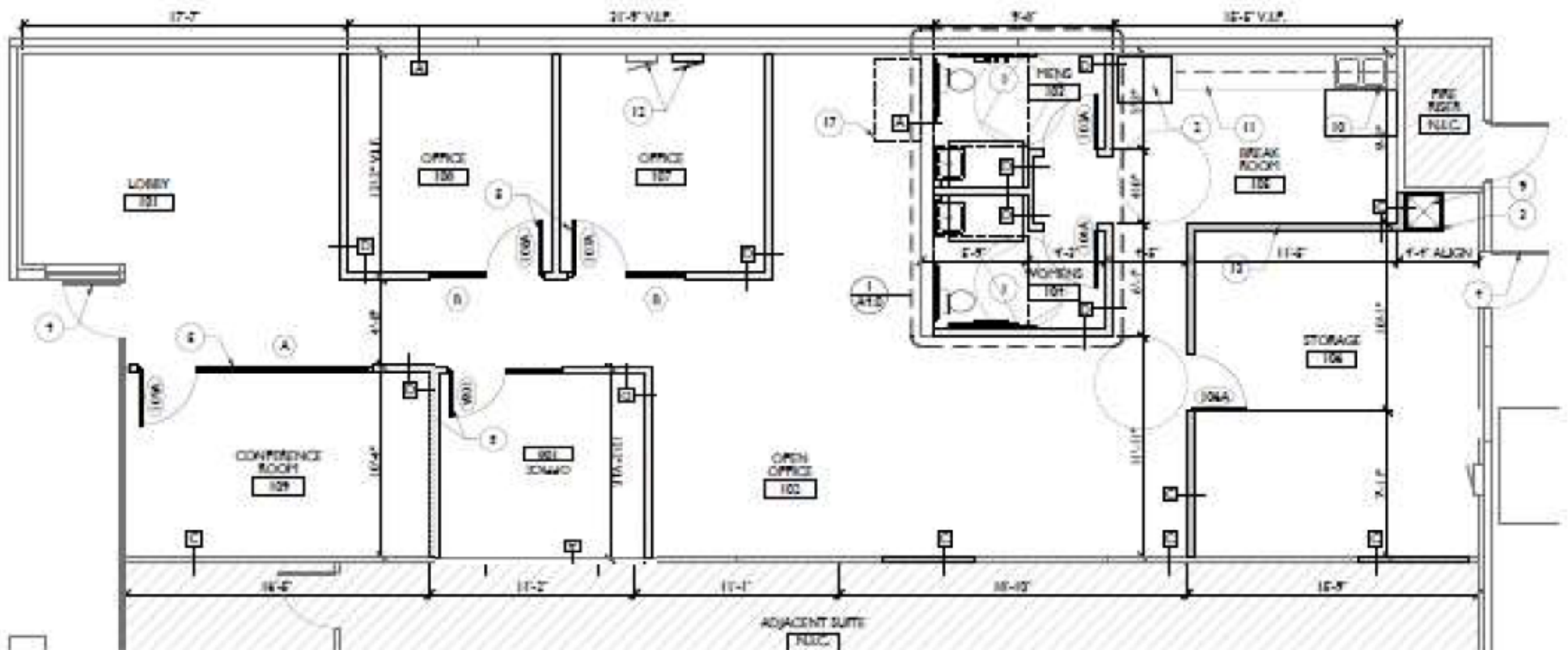
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Property Highlights

- Lease Rate: \$1.43/SF/Month/NNN
- Estimated NNN Rate: \$0.36/SF/Month
- Reception/lobby
- Three (3) private offices
- One (1) conference room
- Open bullpen
- Two (2) restrooms
- One (1) cantina/break room
- ±250 SF of storage served by one (1) access/personnel door
- 200 amps of 120/208v power



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