

INA 10 FLEX CENTER YARD

7051 N CAMINO MARTIN
TUCSON, AZ 85741



6298 E. Grant Rd., Suite #100
Tucson, AZ 85712
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www.larsenbaker.com
Owner/Agent

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Information contained herein has been obtained from the owner of the property or from other sources that we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. George C. Larsen - Designated Broker - Owner/Agent.

AVAILABILITY

Lot Size: **± 27,000 sf, Secured Yard**

Lease Rate: **\$2k/month NNN**

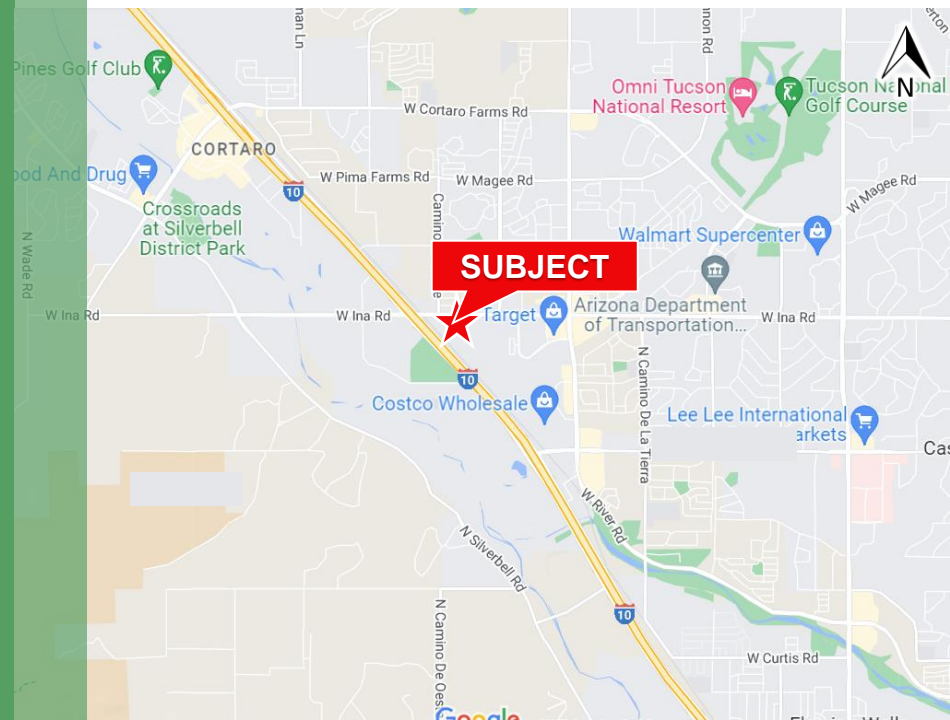
PROPERTY FEATURES

Zoning: **Heavy Industrial Town of Marana**

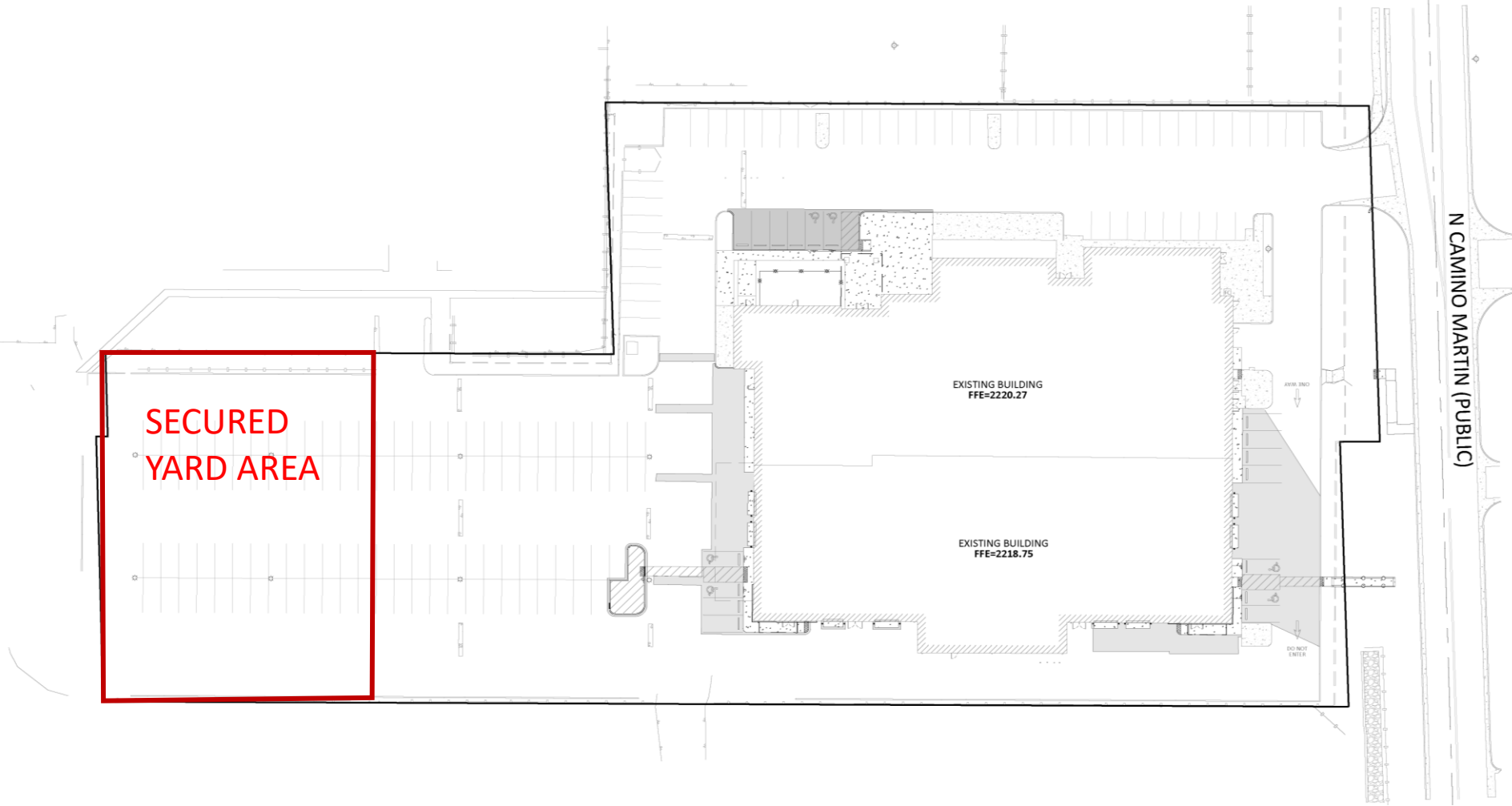
Tax Parcel: **101-05-007D**

PROPERTY HIGHLIGHTS

- Heavy Industrial Zoning allows a wide variety of uses
- Secured Yard space
- Located directly adjacent to the newly-completed Interstate 10/Ina Road interchange



SITE PLAN



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AERIAL VIEW



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DEMOGRAPHICS (2023)

	1 Mile Radius	3 Mile Radius	5 Mile Radius
Population	5,356	56,704	122,491
Average Family Income	\$80,141	\$77,491	\$79,992
Employees	6,121	22,797	46,670
(2020) Total Retail Expenditures	\$60.5 M	\$661.79 M	\$1.51 B

