

RETAIL SPACE AVAILABLE SIERRA VISTA PLAZA

2260 E. Fry Boulevard, Sierra Vista, Arizona (SE Corner of Coronado and Fry Blvd)



SAFeway/ CVS ANCHORED CENTER

Location:

2260 E. Fry Boulevard, Sierra Vista, AZ

(Located on the south east corner of Fry Boulevard and Coronado, among the top two busiest intersections in Sierra Vista.

Description:

Sierra Vista Plaza is anchored by Safeway and CVS. There are three suites currently available in this high traffic center. Sierra Vista is the largest population center of Southeastern Arizona and the retail hub for Cochise County. The trade area includes both Fort Huachuca, Cochise County, portions of Santa Cruz County and Mexico.

Space Available:

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|----------|----------|
| Suite D5 | 1,200 sf |
| Suite E2 | 1,130 sf |
| Suite C1 | 1,288 sf |

Lease Rate:

Starting at \$12.75 per sq.ft. per year NNN

Property Taxes, Ins., CAM Fees:

\$5.02 per sq. ft. per year

Traffic Counts:

| | |
|----------------|-------------------|
| Fry Boulevard: | 29,100 VPD |
| Coronado: | 17,900 VPD |
| | 47,000 VPD (2008) |

Demographics:

Population Est. 98,000 within a 10 mile radius

Tenants:

Safeway Foods
CVS
Hallmark
Mailboxes, etc.
Jimmy John's
Toner West
Kims Salon



For More Information Contact

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PRIME RETAIL LOCATION

