

# Professional Office Space

4226 Avenida Cochise, Sierra Vista, AZ. 85635



## Property Highlights

- Property is ideally located within walking distance to eateries, shopping, and the Cochise Racquet Club and Fitness Center
- Competitive Rates
- Flexible terms

Lease Rates . . . . \$9.25/sf - \$9.75/sf  
RE Taxes . . . . . \$1.38/sf/yr  
Insurance . . . . . \$.33/sf/yr  
CAM . . . . . \$.99/sf/yr  
Total NNN Rate . . . . . \$2.70/sf/yr  
Lease Terms . . . . . flexible

### Suites Available:

Suite 5 . . . . . 3,200 sf  
Suite 10 . . . . . 1,600 sf  
Suite 13 . . . . . 1,285 sf  
Suite 14 . . . . . 1,065 sf  
Suite 15 . . . . . 1,600 sf

For More Information Contact

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## Location

The RAM Building is located at 4226 Avenida Cochise just east of Highway 92, at the south east corner Avenida Cochise and Paseo San Luis, directly across the street from the Sierra Vista Mall.

## Description

The building is designed with one 750 suite and four 1600 sf suites on the first floor, and one 750 suite and two 1,600 sf suites on the second floor. Most suites include private offices, conference rooms, reception areas, break room, and bathrooms. Offices are available from 1,600 sf to 3,950 sf. Rental rates are extremely competitive and terms are flexible.



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