

Downtown Office for Lease

3,300 SF Office Building | C-2 Zoning
36 W Franklin St., Tucson

Exclusively represented by

DAVE VOLK

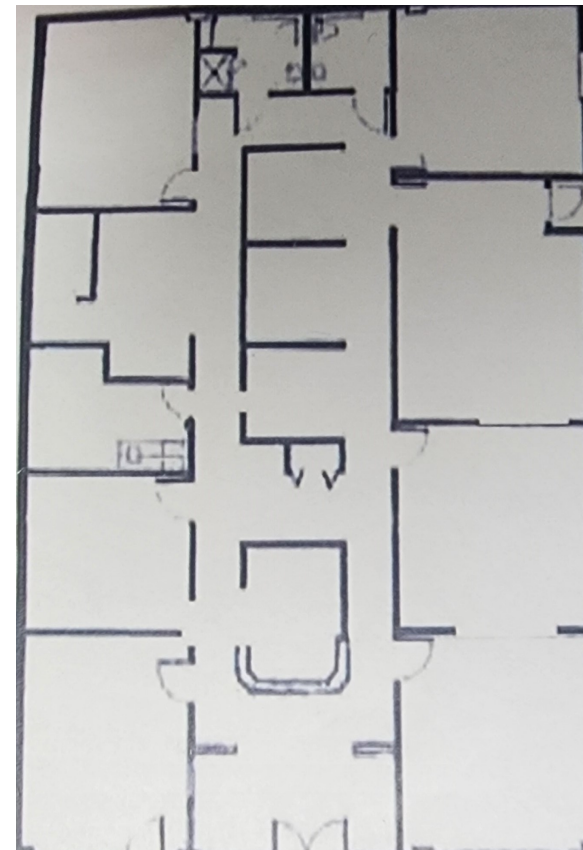
dvolk@volkco.com

520.235.3000



The information contained herein has either been given to us by the owner of the property or obtained from other sources. We make no representation, express, or implied, as to its accuracy. The prospective buyer or tenant should carefully verify all information contained herein. Not to scale- for illustration only. All projected income or expenses, tenant and financial data, sizes, dimensions, property lines, zoning boundaries, and locations of buildings, parking, entrances and other improvements are approximate only and must be independently verified by buyer or tenant. Occupant names are shown for illustration only. No representation is made as to the current or future occupancy of the Property or adjacent areas.

VOLK COMPANY | 2102 North Country Club Rd #7, Tucson, Arizona 85716 | 520.326.3200 | volkco.com



- Location:** 36 W Franklin Street (corner of Franklin and Stone)
- Size:** 3,300* SF (*Per Assessor)
- Zoning:** C-2, City of Tucson, Heavy Retail and Office
- Rate:** \$21.00 Modified Gross per RSF per year
Tenant responsible for electricity and janitorial costs
- Availability:** Immediately
- Interior:** 8 large offices surround a central core, plus kitchen and shower
- Parking:** 4 Free parking spaces included
City-operated parking lot across the street



Downtown Office for Lease

3,300 SF Office Building | C-2 Zoning
36 W Franklin St., Tucson

