

# Commercial & Industrial Site



Crossroads Commerce Center  
Sierra Vista, Arizona

**CORNER LOT  
Available  
\$296,000**

## Specifications

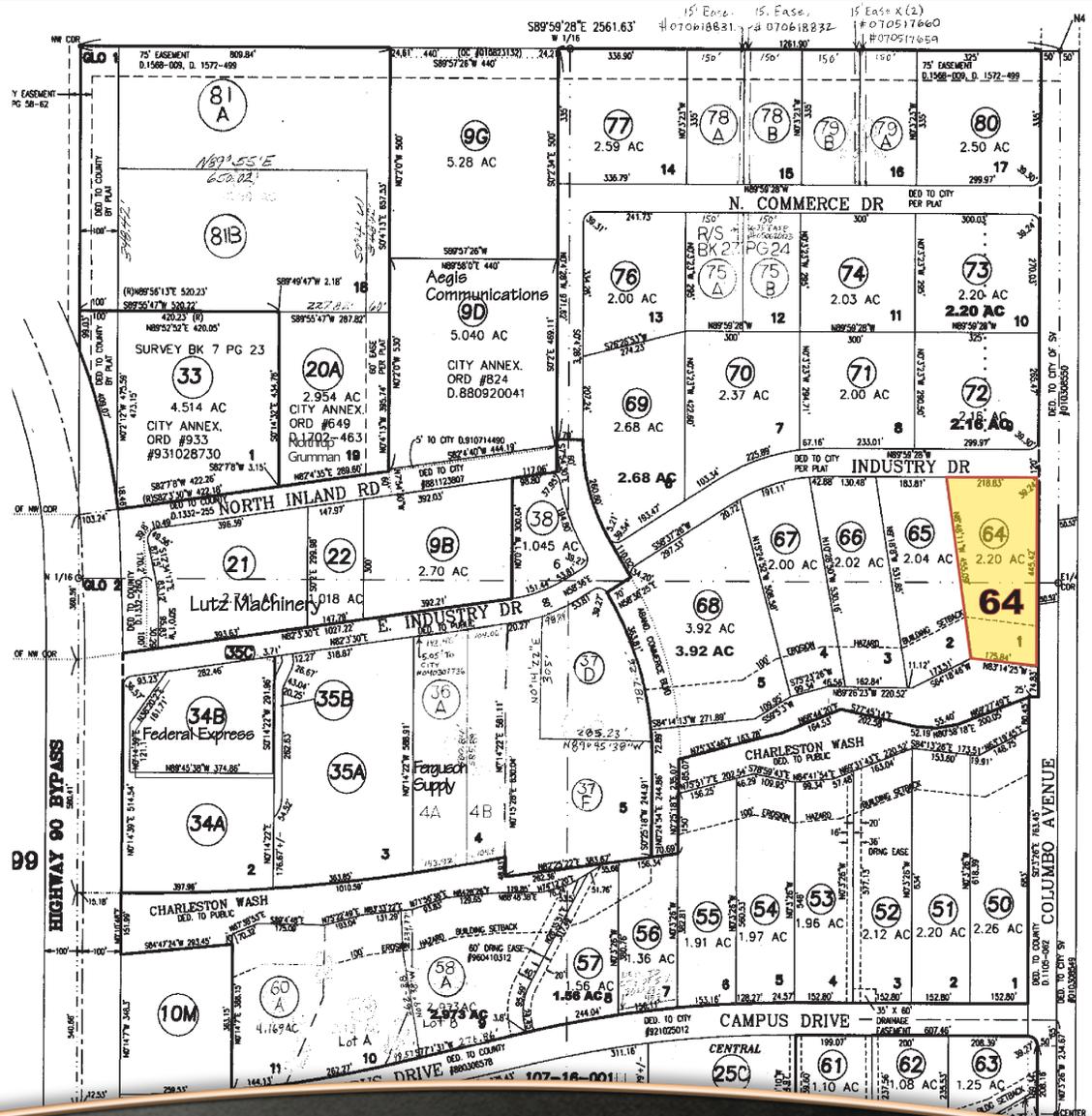
WATER: Liberty Water Co. 8" Line  
SEWER: City of Sierra Vista 8" Line  
ELECTRIC: Sulphur Springs Valley Electric Cooperative  
NATURAL GAS: Southwest Gas 9" Line  
COMMUNICATIONS: Century Link / Fiber Available

LOCATION: Off Hwy 90, (one mile north of the Hwy 90/92 Intersection)  
ZONING: Light Industrial (Commercial Use Permitted)  
SITES: 2.2 Acres  
CC & R's: Yes (Copy Available Upon Request)  
ASSESORS #: 107-16-064



*For More Information  
CALL TODAY!*

**Frank T. Moro, DB**  
**frank@fwpc.net**



(520) 458-1666  
Toll Free: 1(800)320-2381  
Fax: (520) 459-0718



**FIRST WEST**  
PROPERTIES CORPORATION

[www.fwpc.net](http://www.fwpc.net)  
1700 South Highway 92, Ste. E100  
Sierra Vista, Arizona 85635

All information furnished regarding property for sale, rental, or financing is from source deemed reliable, but no warranty or representation is made as to the accuracy thereof and same is submitted subject

# Crossroads Commerce Center

Sierra Vista, Arizona

*Ask About Terms!*

- ALL UTILITIES TO SITE
- FULLY ENTITLED SUBDIVISION
- ZONED LIGHT INDUSTRIAL
- SIDEWALKS, CURBS, AND GUTTERS
- LEASING AVAILABLE



EXCELLENT CORNER SITES AVAIL

*Call Today For Pricing!*  
**(520) 458-1666**  
**1-800-320-2381**