

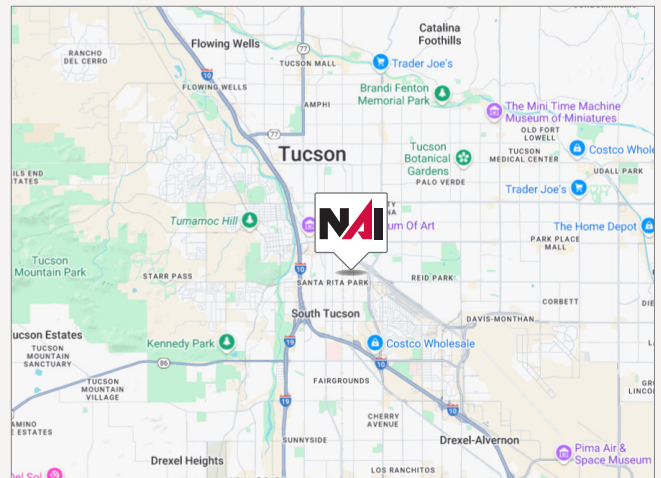


960 E 17th Street Tucson, Arizona 85719

Property Features

- 2 Docks with levelers
- 1 Dock without leveler
- Sprinklered with up to 12ft clear height
- Ample on-site parking
- Secured yard and parking
- Conveniently located near downtown Tucson, ideal for multiple uses

Year Built	1968
Available SF	6,185 SF
Building SF	8,637 SF
Zoning	I-1
Parcel #	124-15-0180



Demographics	1 Mile	3 Miles	5 Miles
Median Age	31.5	32.4	35.0
Population	11,712	105,266	297,767
Average HH Income	\$71,289	\$68,863	\$66,880

Traffic Counts	VPD
E Aviation Pkwy	22,465
S Park Ave	17,229

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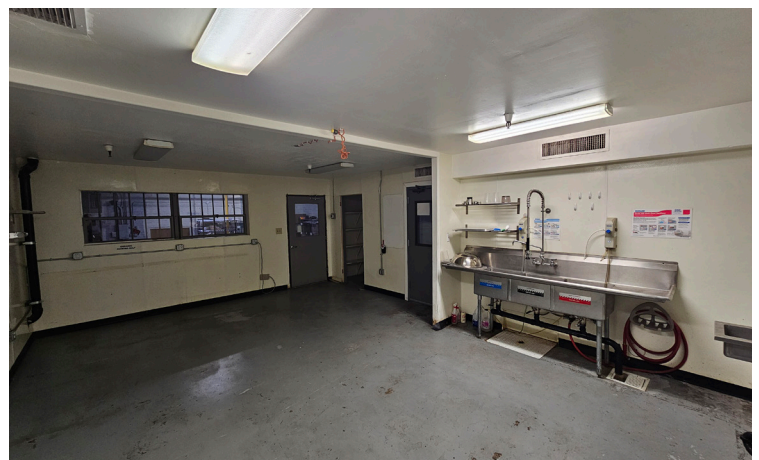
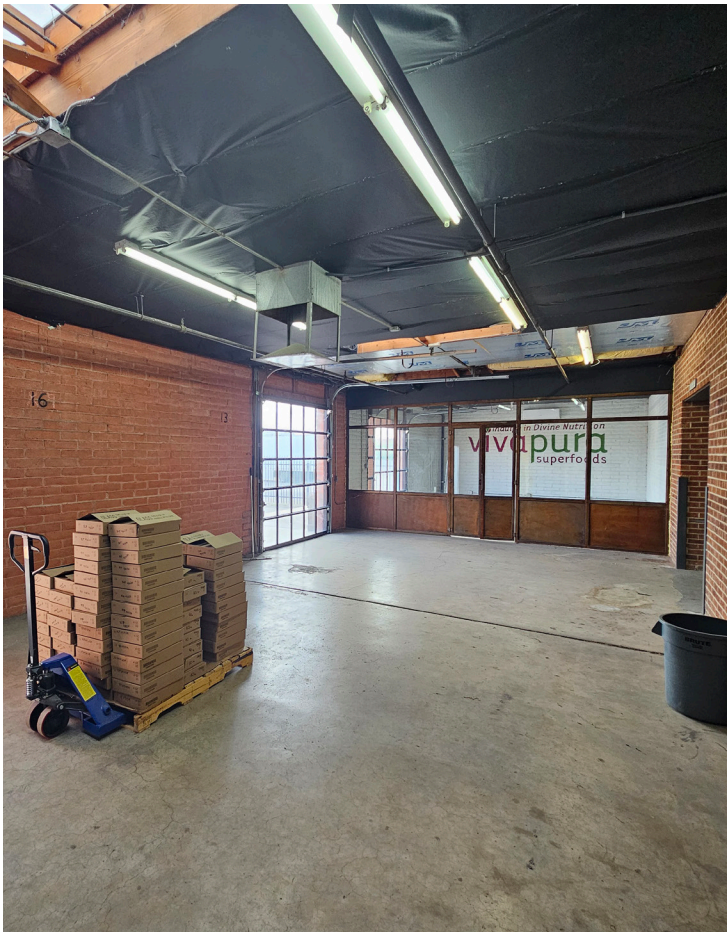
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Photos



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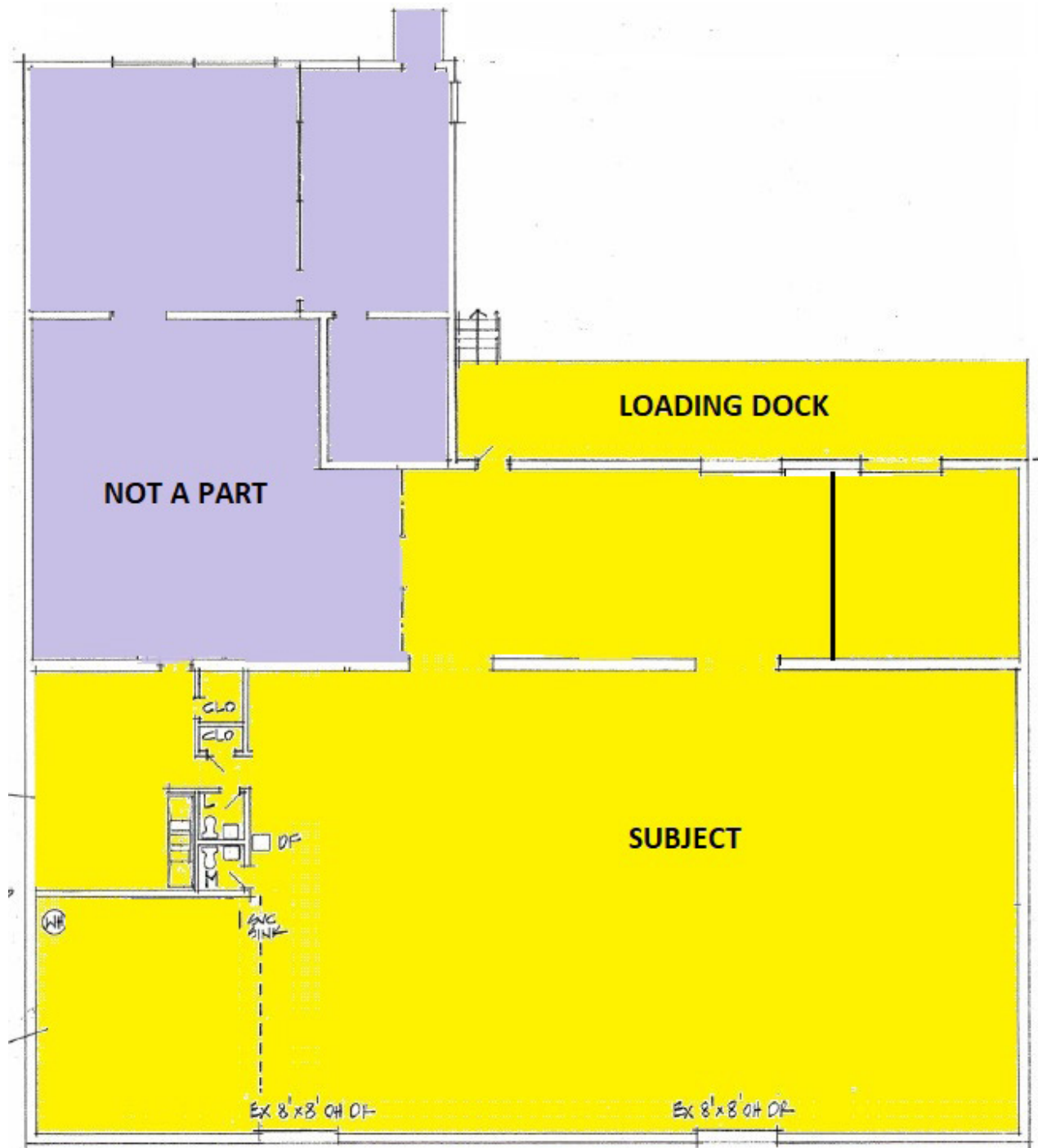
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Floor Plan



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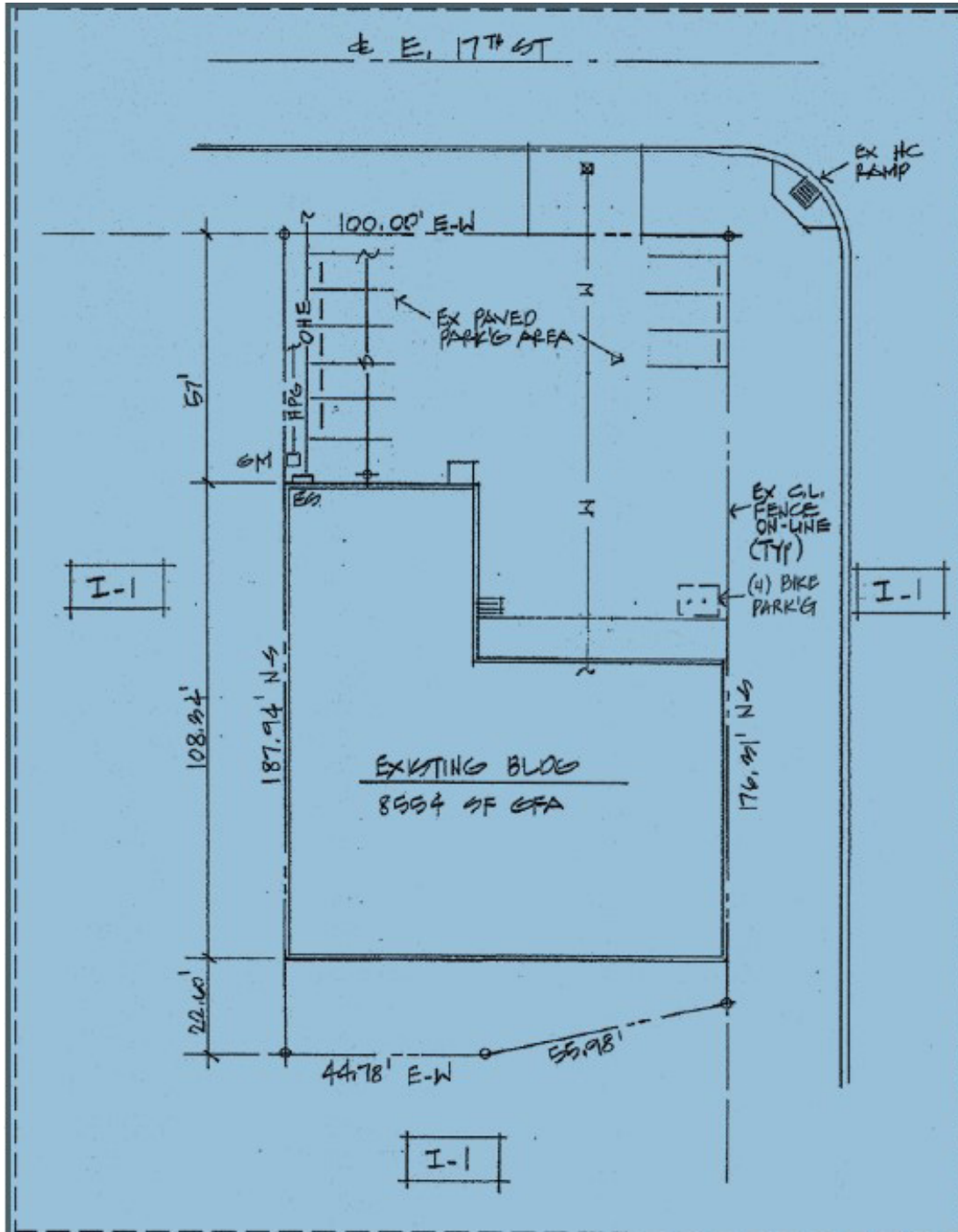
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Site Plan



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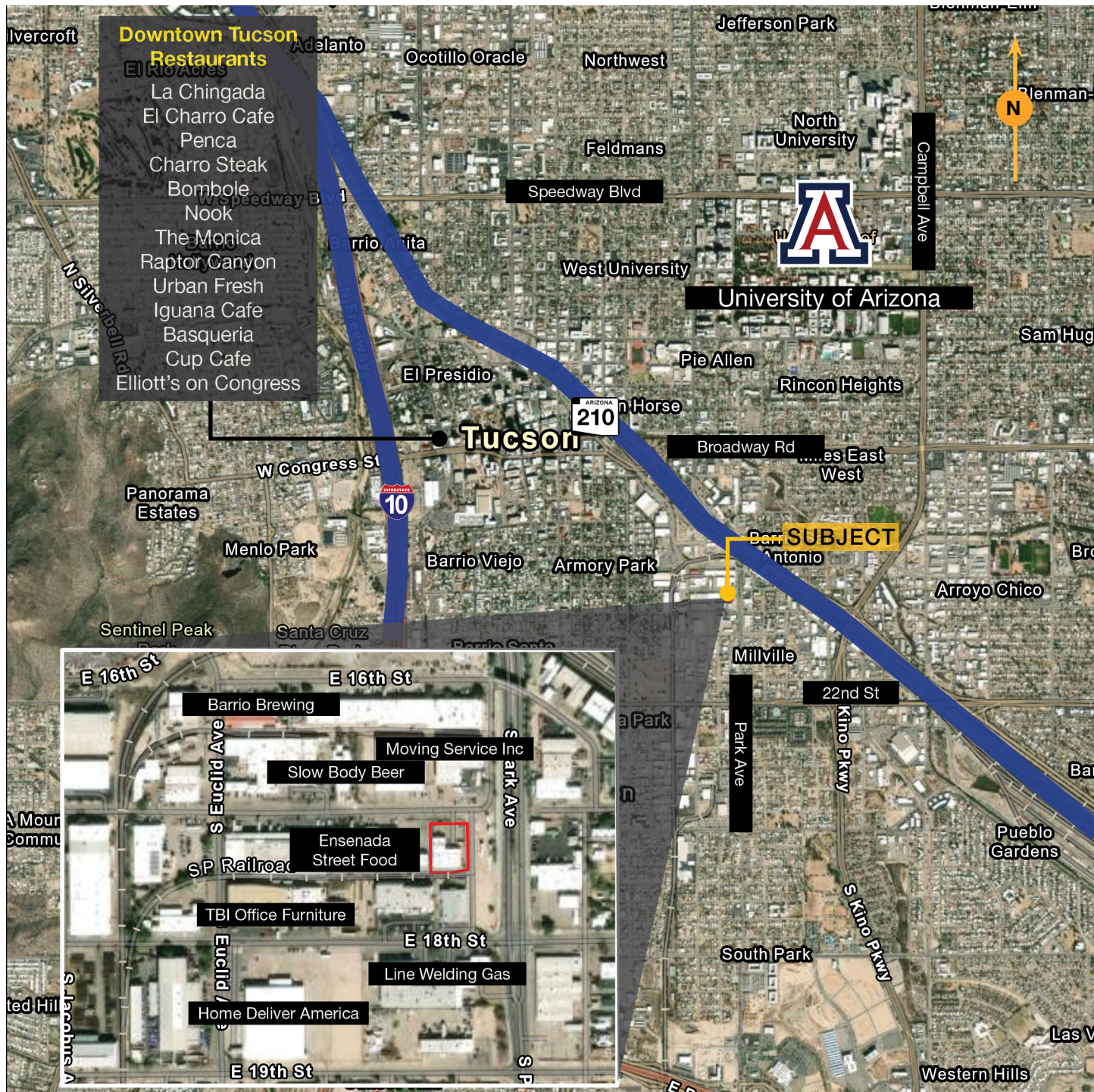
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Aerial Map



T24-04-029

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