

# FOR LEASE      PARK VIEW PLAZA

## NEC Ajo Way and Mission Road, Tucson, Arizona



**For Information, Contact: RICK VOLK — 520-326-3200**

**SHOP SPACE:**            900 SF  
                                  4,800 SF

**LEASE RATE:**         \$16.00/SF

**LEASE TYPE**            Triple Net

**ZONING:**                C-1

### TRAFFIC COUNTS

Ajo Way:                    36,000 ACPD

Mission Road:            24,000 ACPD

Total:                        60,000 ACPD

*Source: Pima Association of Governments, 2010 Traffic Count Map*

**COMMENTS:** Located at the key intersection of Ajo Way and Mission Road, Park View Plaza is anchored by Food City. Other tenants in this active center serving Tucson and outlying communities include Church's Chicken, Little Caesar's Pizza, AZ T-Shirt Warehouse, Bamboo Terrace, USA Pawn & Jewelry (planned), and other successful merchants and restaurants.

### DEMOGRAPHIC HIGHLIGHTS

<i>2011 Estimates</i>	<u>1 Mile</u>	<u>3 Miles</u>	<u>5 Miles</u>
<b>Population:</b>	12,315	78,431	203,447
<b>Avg. HH Income:</b>	\$43,336	\$42,637	\$44,560
<b>Total Employees:</b>	848	25,434	104,723

*Source: Applied Geographic Solutions/TIGER Geography, August 2011*

**OWNER/AGENT:** An Arizona licensed real estate agent or broker at Volk Company has an ownership interest in this property.

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.

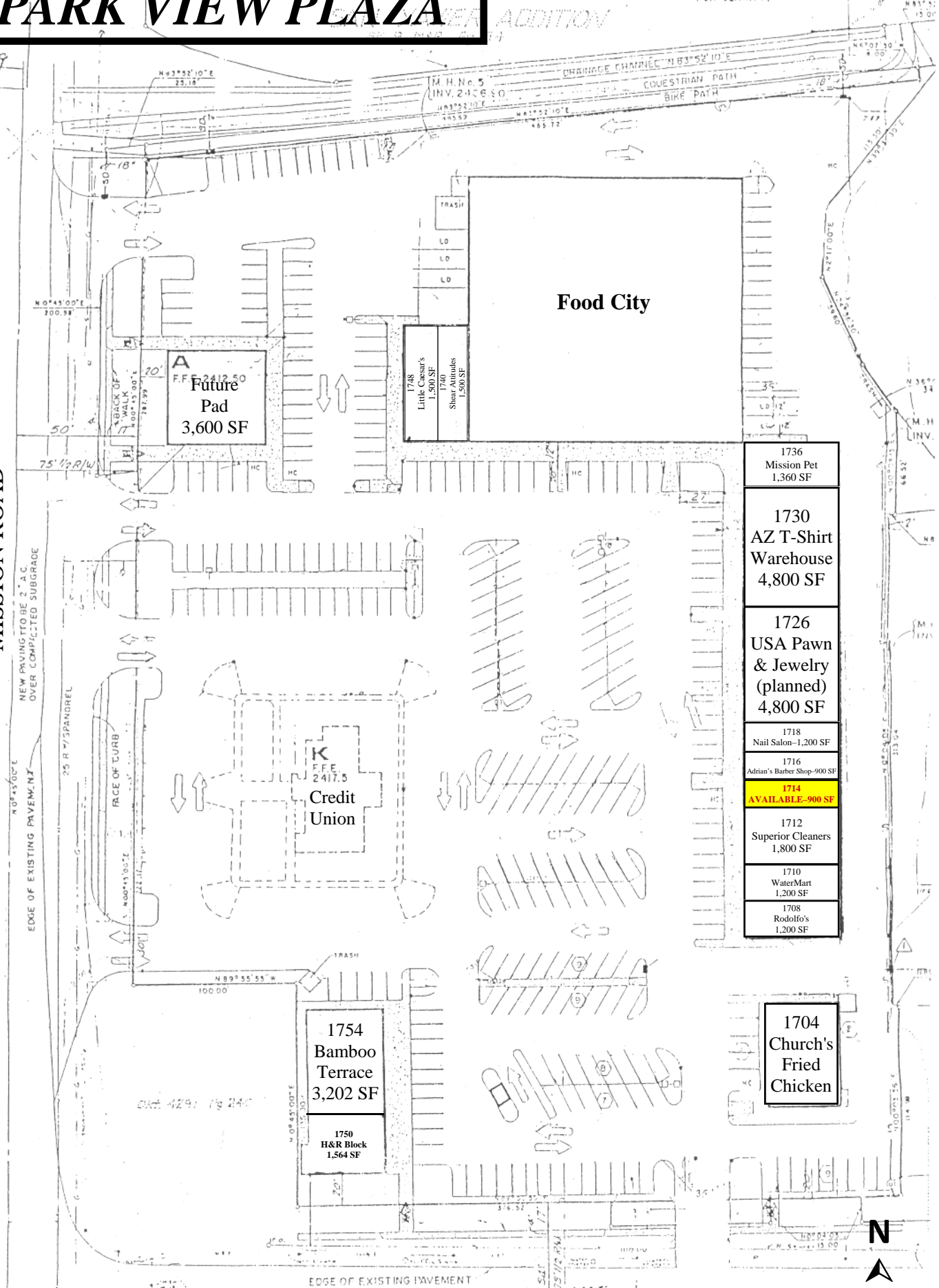


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# PARK VIEW PLAZA

ALONG NORTH PROPERTY LINE (FOR CLARITY)

MISSION ROAD



- 1736 Mission Pet  
1,360 SF
- 1730 AZ T-Shirt Warehouse  
4,800 SF
- 1726 USA Pawn & Jewelry (planned)  
4,800 SF
- 1718 Nail Salon—1,200 SF
- 1716 Adrian's Barber Shop—900 SF
- 1714 AVAILABLE—900 SF
- 1712 Superior Cleaners  
1,800 SF
- 1710 WaterMart  
1,200 SF
- 1708 Rodolfo's  
1,200 SF

1754 Bamboo Terrace  
3,202 SF

1750 H&R Block  
1,564 SF

1704 Church's Fried Chicken

