

Southeast Corner of Grant Road & Craycroft Road - Tucson, Arizona



DEMOGRAPHICS (Source: SitesUSA)

	1 Mile	2 Miles	3 Miles
Estimated Population (2016)	13,037	47,200	102,278
Projected Population (2021)	14,246	50,872	109,785
Estimated Avg. Household Income (2016)	\$52,256	\$54,932	\$57,476
Projected Avg. Household Income (2021)	\$58,591	\$62,266	\$65,607
Average Household Size (2016)	1.91	1.93	2.01
Total Daytime Employees (2016)	13,675	42,089	73,809
Median Age (2016)	46.3	42.7	41.4

TRAFFIC COUNTS (2016 Source: CoStar)

Grant Road	62,000
Craycroft Road	35,000
Total Cars Per Day	97,000



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The information provided is gathered from sources deemed reliable. However, De Rito Partners makes no representations, warranties or guarantees as to its accuracy. The information has not been independently verified or confirmed by De Rito Partners. The information provided should not be relied upon to make any leasing or purchasing decisions. This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through De Rito Partners.

ANCHOR SPACE AVAILABLE NEXT TO ROSS IN TUCSON



Southeast Corner of Grant Road & Craycroft Road - Tucson, Arizona

35,787 SF (DIVISIBLE) - FORMER SAFEWAY - PRIME RETAIL AREA

FOR LEASE



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PROJECT HIGHLIGHTS

- Across from Tucson Medical Center - 600 beds/2,900 employees
- 62,000 VPD on Grant/35,000 VPD on Craycroft
- 73,809 daytime employees in a 3 mile radius
- 35,787 SF on 3.43 acres - Zoned C-1 City of Tucson
- Monument signage available on Grant
- Tenants within 1 mile:



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