

FOR SALE

RETAIL GAS STATION AND CONVENIENCE STORE

6295 EAST 22ND STREET | TUCSON, ARIZONA

RETAIL



PROPERTY INFORMATION

PRICE	\$1,300,000
LOCATION	NWC 22nd Street and Wilmot Road
BUILDING SIZE	±2,500 SF
FUEL DISPENSERS	Six MPD's with card readers
UNDERGROUND FUEL TANKS	Three 15,000 gallon double-wall fiberglass tanks which are vaulted
YEAR BUILT	1999
PARCEL NUMBERS	128-01-044A and 128-01-041A
TRAFFIC COUNTS	22nd Street: 49,542 cars per day (PAG, 2011) Wilmot Road: 33,897 cars per day (PAG, 2013)

COMMENTS

This facility is located at one of the busiest corners in Tucson with over 80K cars per day. The facility includes a large modern convenience and gas facility with six dispensers and great signage. This is a great opportunity to acquire a facility in the heart of Tucson at a very busy intersection.

CONTACT US

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