



# Tucson Realty & Trust Co.

Southwest Expertise, Global Capability

333 N. Wilmot Rd., Ste 340

Tucson, AZ 85711

520-577-7000

www.tucsonrealty.com

FOR SALE



## C-2 Zoned Land

**2785 S Wilmot Rd, Tucson, Arizona**

**South of the SEC Golf Links & Wilmot**

**\$222,678**

**(\$±1.80 PSF)**

### Features:

- Location: South of the SEC Wilmot Rd. & Golf Links Rd, Tucson, AZ
- Sales Price: \$222,678 (\$±1.80 PSF)
- Property Taxes: \$6,571.50 (2018)
- Site Size: Approximately 123,710 SF (2.84 acres)
- Tax Parcel Number: 136-26-1320
- Zoning: C-2, City of Tucson
- Traffic Counts:
  - Golf Links WB 45,985 VPD (2018)
  - Golf Links EB 46,732 VPD (2018)
  - Wilmot SB 18,604 VPD (2018)
  - Wilmot NB 31,282 VPD (2018)
- Flood Zone: According to FEMA maps, this property is not in the 100-year flood plain.

Demographics*	1-Mile	3-Mile	5-Mile
Est. Pop. (2019):	15,139	84,761	222,776
Est. Avg. HH Income (2019):	\$41,525	\$43,441	\$42,813

\*Source - CoStar

**Possible Uses:**  
**Senior Living Facility/  
 Self Storage**

*Exclusively Represented by:*

**Tucson Realty & Trust Co.**

**Hank Amos**

Office 520-577-7000

**Pat Darcy**

Retail Division Head

Office 520-618-5324



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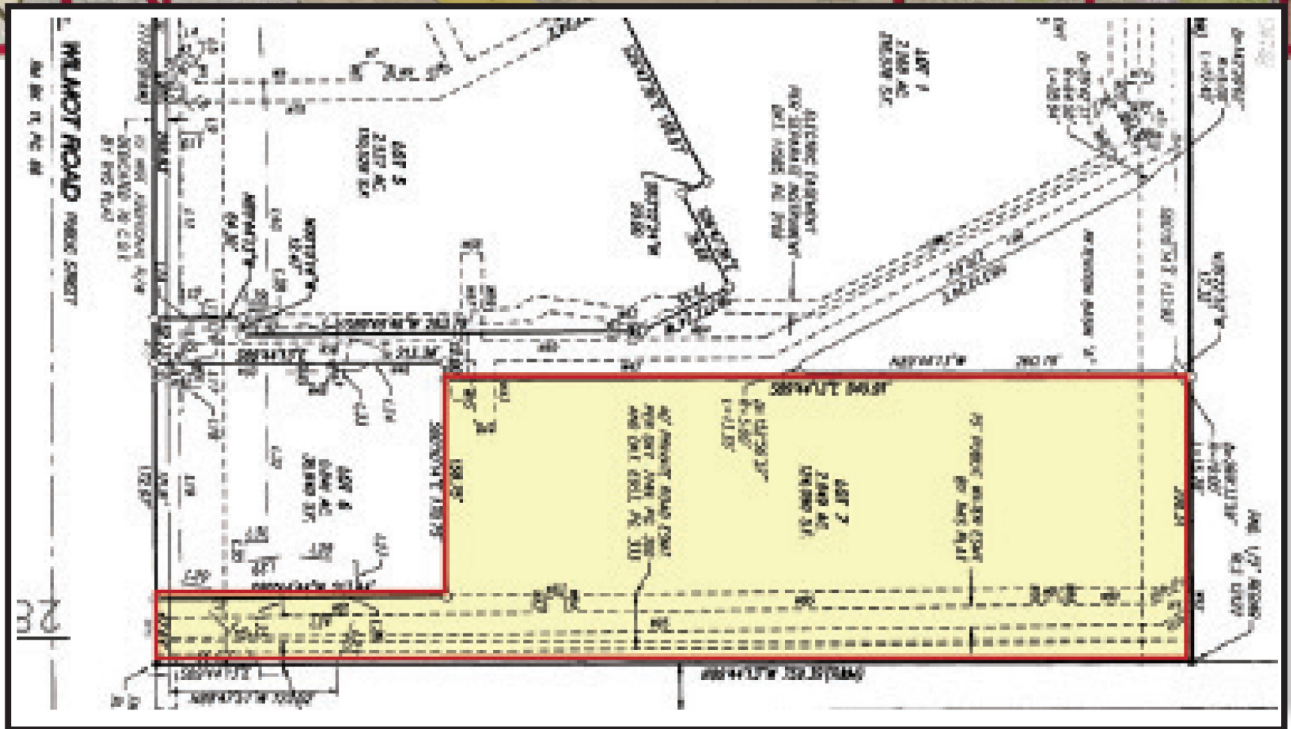
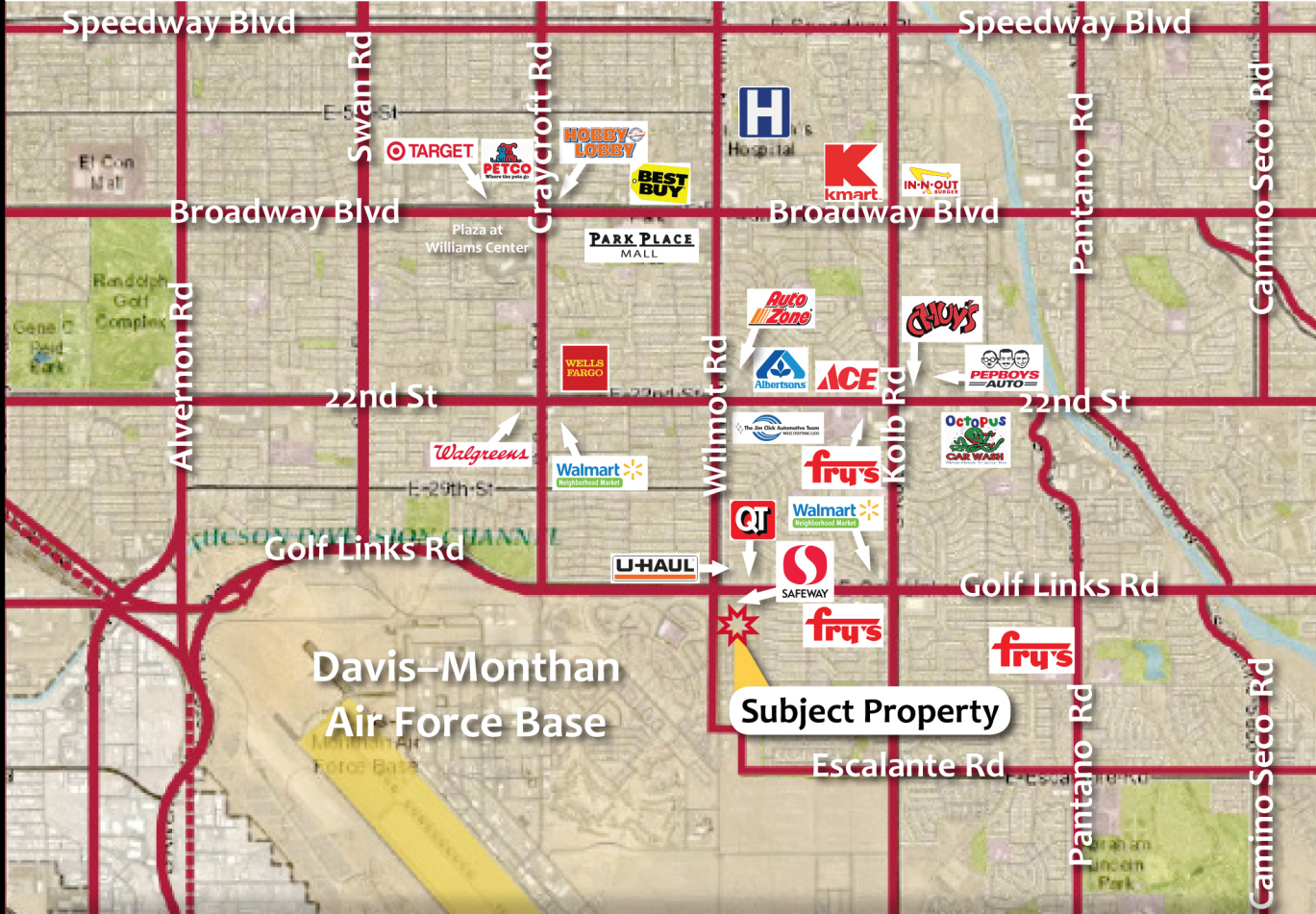
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Information contained herein has been obtained from the owner of the property or other source that we deem reliable. We have no reason to doubt its accuracy, but do not guarantee it.