

5151 E Broadway

Tucson, Arizona 85711

Tucson's Landmark Class A Office Building

FOR LEASE

796 RSF to 40,000 RSF

\$22.00 - \$27.00 per RSF Full Service

Incentive Rate:

\$19.50 per RSF

Ask for details!

For more information, contact

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PICOR Commercial Real Estate Services

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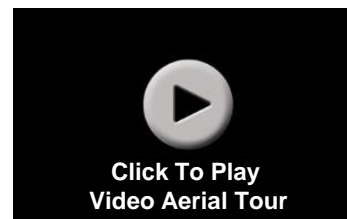
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CLASS A OFFICE

Property Highlights

- Iconic landmark Class-A building with incredible visibility and identity
- Building and building-top signage available
- Turnkey suites available for immediate occupancy
- Newly modernized state of the art elevators
- Stunning mountain and city views
- Floor to ceiling windows
- 24/7 access
- Convenient to public transportation
- Three separate fully redundant fiber networks available in building
- Wireless Internet available throughout building via rooftop provider
- Building part of Tucson Electric Power grid redundancy program
- Full Service leases
- Abundant parking - ±1,250 parking spaces, including ±525 covered spaces
- Building security
- Outstanding on-site amenities: Fitness gym, dry cleaning services, Coffee X Change
- High-profile location in the heart of Tucson's Midtown Business District
- Walking distance to numerous retailers, restaurants, hospitality, and business and postal services
- Professional onsite management

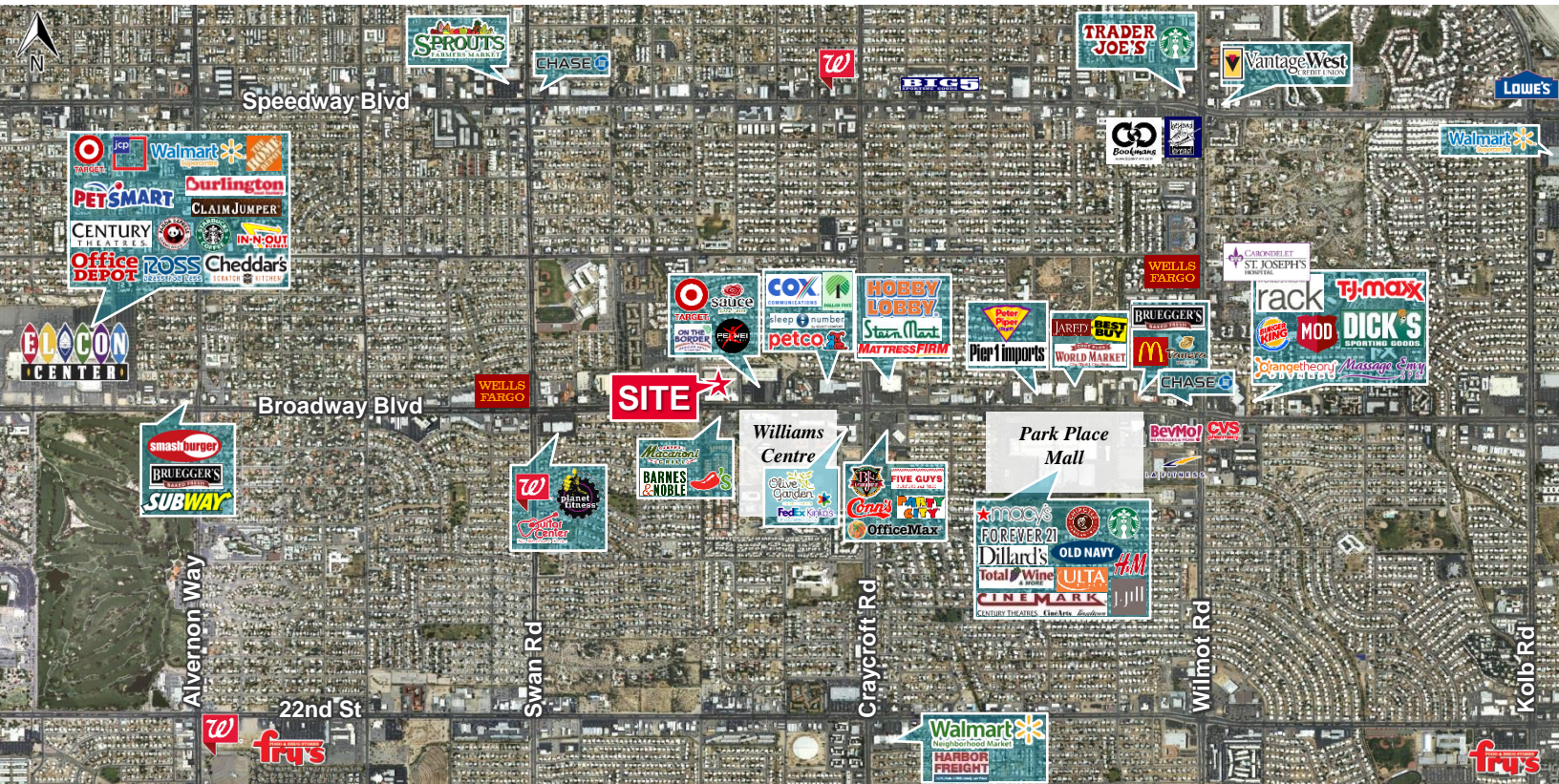


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Trade Area Map

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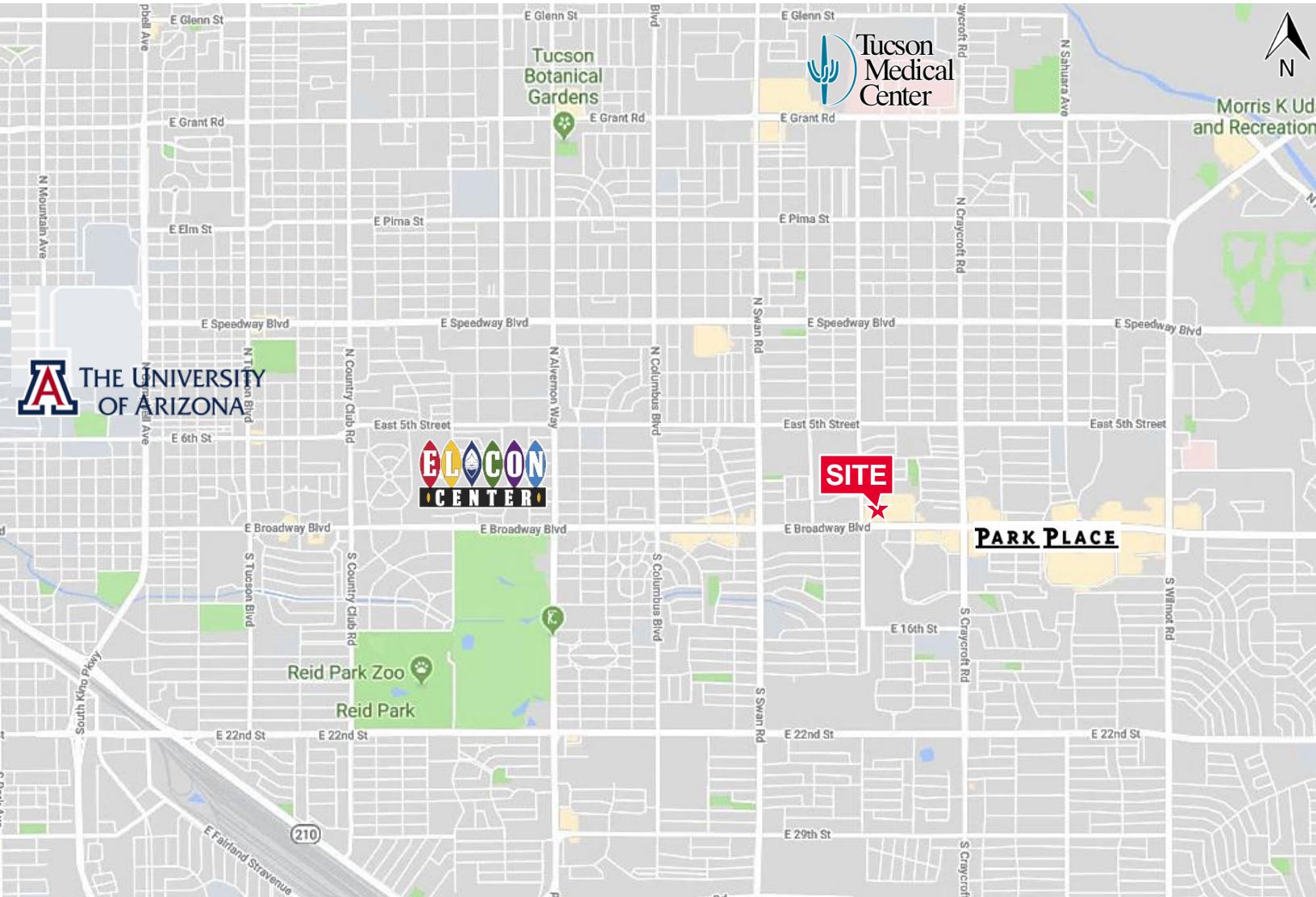
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Map

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