

**For Lease**  
**Office / Warehouse**

**3131 E 47th St.**  
**Tucson, Arizona**  
**1,500 ± SF Building with Yard Area**



**Location:** 3131 E 47th St.  
Tucson, AZ 85713  
Tax Parcel: 132-06-1020

**Size:** 1,500±SF Bldg Total  
1,000±SF Office  
500±SF Warehouse  
300±SF Canopy

**Lease Rate:** \$950.00 Per Month  
\$0.63/SF/Month  
\$7.60/SF/Year  
Modified Gross

**Zoning:** CI-1 Pima County

**Features:** Fully Gated Yard  
Grade Level Door  
AC in Office  
Easy I-10 Access



**Represented By:**

**Jeff Zellet and Paul Hooker**

**PICOR COMMERCIAL REAL ESTATE SERVICES**  
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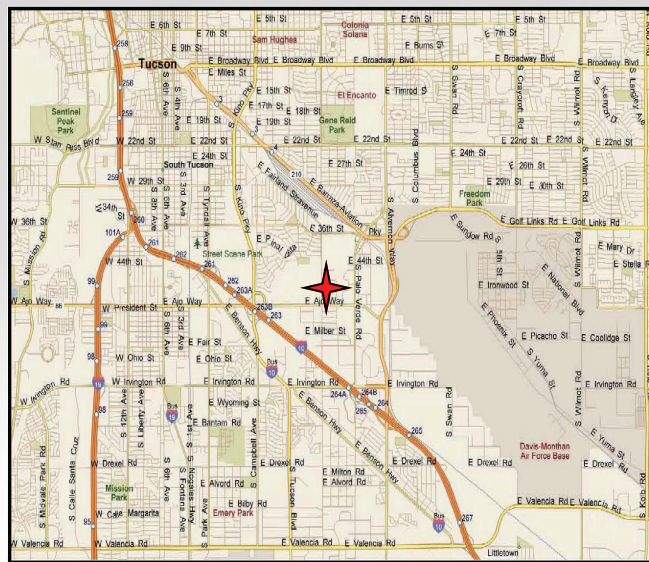
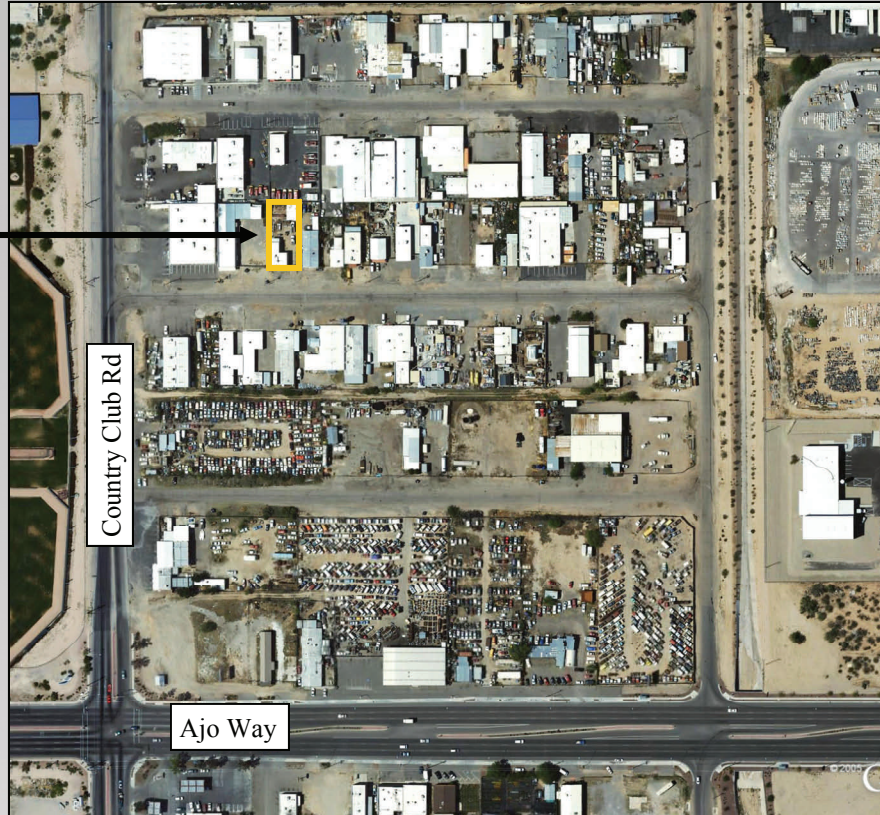


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**Location Aerial and Map**

**Subject Property**



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