

IRVINGTON PLAZA

SWC Irvington Road & Campbell Avenue
1758-1864 E Irvington Road, Tucson



AVAILABLE

SUITE	SIZE	RENTAL RATE
1770 E Irvington #100 Vanilla Shell	±1,200 SF	\$16.00 PSF, NNN
NNN Charges	Est. \$4.20 PSF (per owner)	

DEMOGRAPHICS

(2022 Estimates)

	1-MILE	3-MILES	5-MILES
Population	18,090	94,534	203,259
Avg Household Income	\$61,103	\$51,627	\$56,480
Total Employees	5,119	58,507	117,043

SOURCE: Applied Geographic Solutions/TIGER Geography, 6/2022

HIGHLIGHTS

- Anchored by Goodwill (recently renovated)
- High activity intersection with both Fry's and Food City on this corner
- Key corridor with I-10 to the east and I-19 to the west

TRAFFIC COUNTS

IRVINGTON ROAD	25,164 AADT (2021)
CAMPBELL AVENUE	23,903 AADT (2021)

SOURCE: Pima Association of Governments

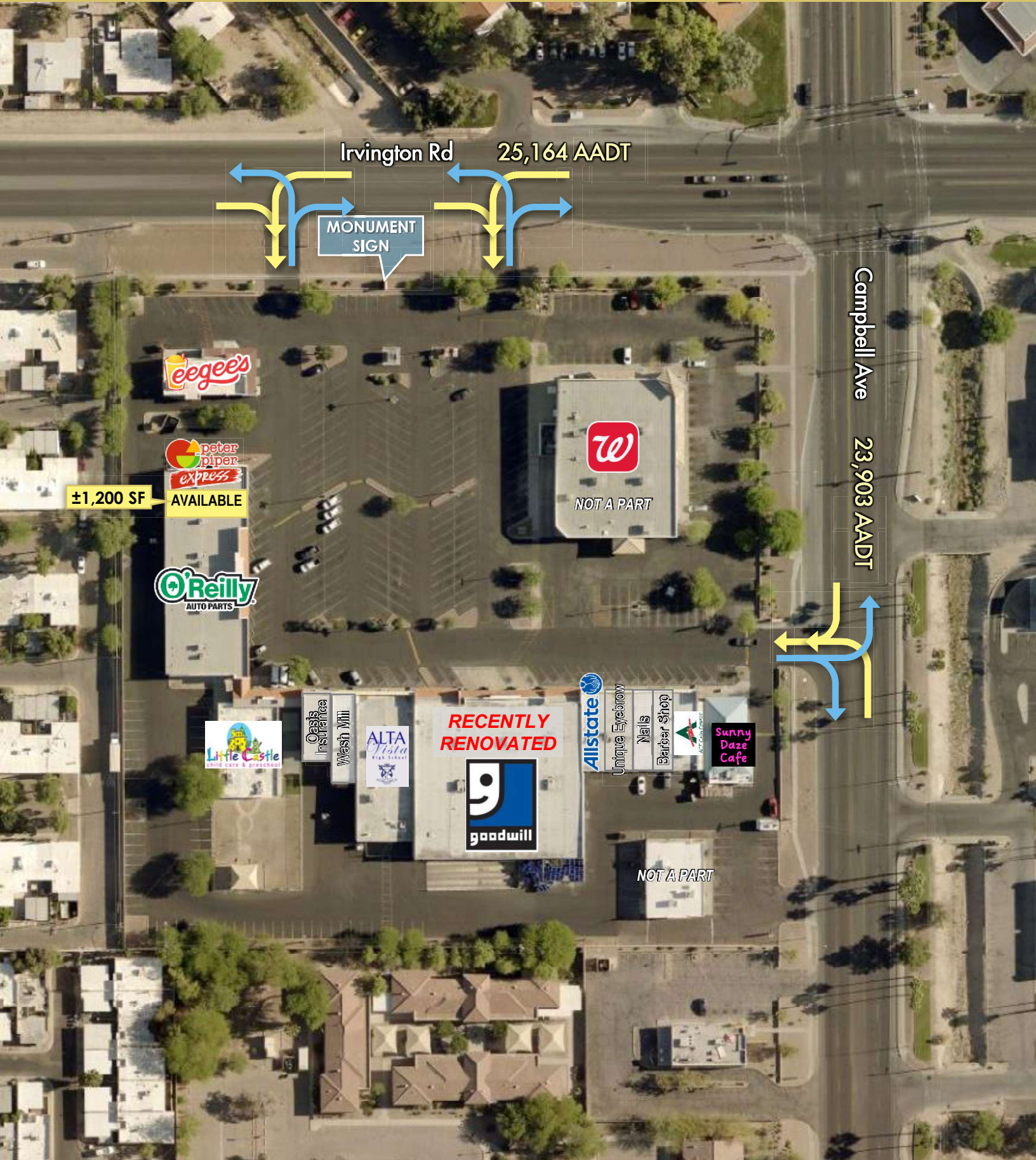
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RECENTLY RENOVATED



PLANNED EEJEE'S RENOVATION COMING SOON



