

Industrial | For Lease

**CBRE**

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# 7775 N Casa Grande Hwy, Suite 155

Tucson, AZ 85743



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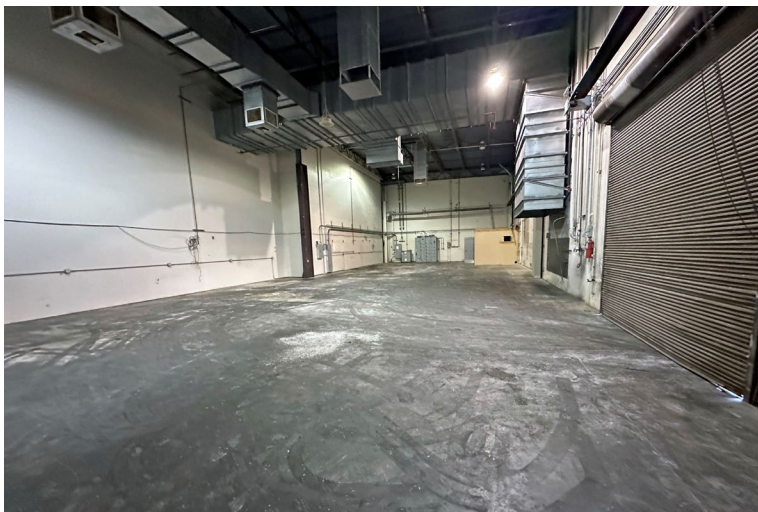
For Lease

## Property Highlights

- + Proximity to North Cortaro Rd and Interstate 10
- + Peppertree Ranch Business Park within the Northwest Tucson Industrial submarket
- + Previous use: light manufacturing
- + Open warehouse with 2 bays, front office/breakroom, 2 bathrooms, and wash station
- + High ceilings
- + Ample power

## Property Details

Available Size	Suite 155 ±8,816 SF
Lease Rate	\$11,000/Mo, NNN
Loading	2 Grade level doors (12'x12')
Cooling	50% HVAC, 50% Evaporative (1 of 2 bays is HVAC)
Power	Heavy 3-phase power with drops distributed throughout suite along with compressed air infrastructure
Construction	Concrete tilt-up
Year Built	1997/ Renovated in 2024





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## Contact Us

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