edge

NEW CONSTRUCTION DRIVE-THRU IN TUCSON RETAIL NEXUS - FOR SALE OR LEASE

Interstate 10 & Kino Drive-Thru

Interstate 10 & Kino Pkwy NEC, Tucson, AZ 85713

Anthony Ruiz | *Senior Associate*
aruiz@edge-re.com | 602.774.3636x8

Michael Clark | *Senior Vice President*
mclark@edge-re.com | 602.774.3636x6

Southwest Edge
2850 E Camelback Road, Suite 310, Phoenix, Arizona 85016
602.774.3636 | edge-re.com

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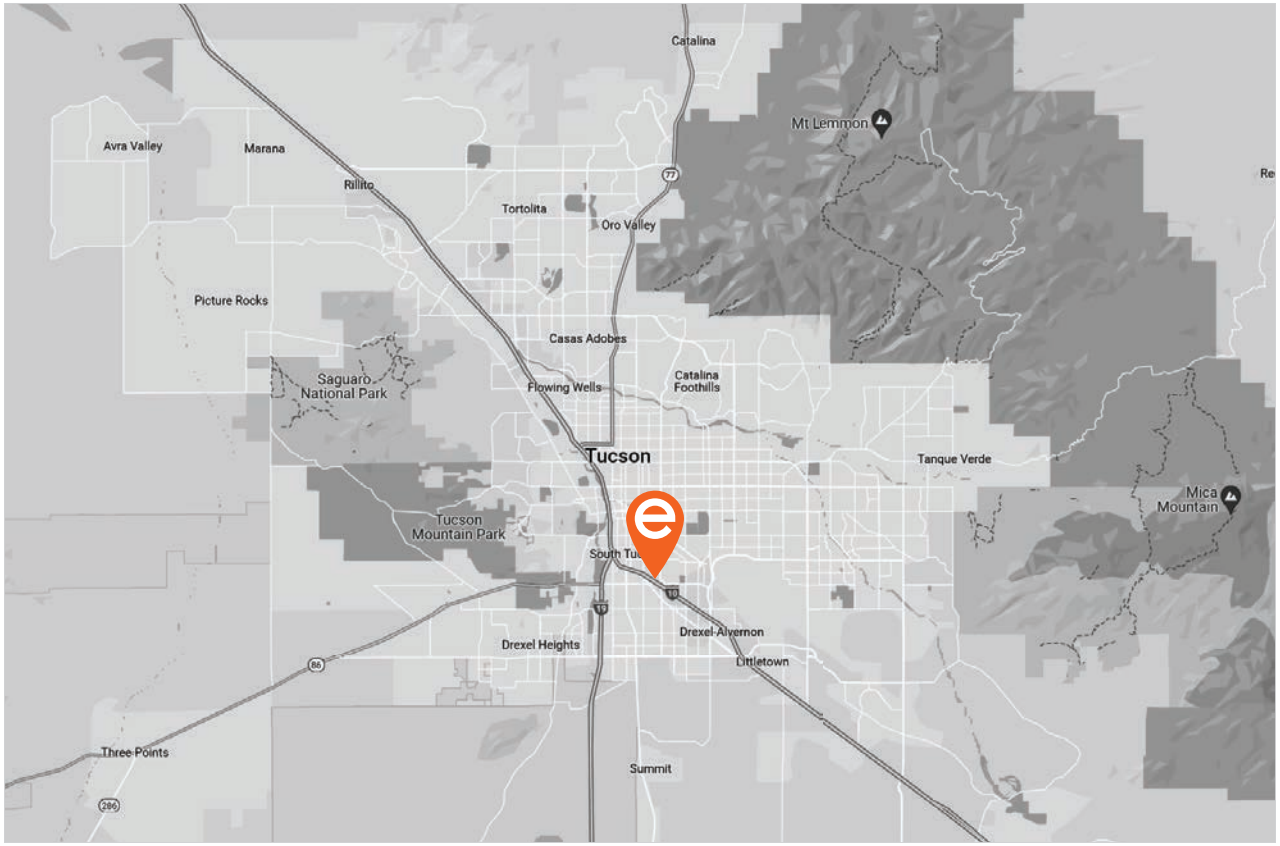

LOCATION

1995 E Ajo Way
Tucson, AZ 85713

SIZE

±2,342 sf (Building)
±.67 ac (Pad)

ZONING

Commercial (PAD, Tucson)

TRAFFIC COUNTS

100,155 CPD	43,100 CPD
Interstate 10	Kino Pkwy

2025 DEMOGRAPHIC SNAPSHOT

	1 Mile	3 Mile	5 Mile
TOTAL POPULATION	9,361	102,579	272,348
DAYTIME POPULATION	8,967	160,152	363,555
MED HH INCOME	$52,797	$49,814	$48,016

AREA RETAILERS

Walmart, Costco, Bass Pro Shops, Cinemark, Dave & Buster's, Planet Fitness, McDonald's, Taco Bell, Popeyes, Raising Cane's, Whataburger, In-N-Out, Jack in the Box, Wendy's, Dunkin', Dutch Bros, MOD Pizza, First Watch, Salad & Go, Freddy's Frozen Custard

PROPERTY INFORMATION

- For Sale or Lease
- Exisiting drive-thru for F&B
- The Bridges, Kino Sports Complex, UA Tech Park and Mosaic Quarter all within a 1-mile radius.
- Banner – University Medical Center South and nearby Industrial park brings strong daytime population.
- Close proximity and access from the I-10
- Signage Opportunities along Kino visible from Freeway

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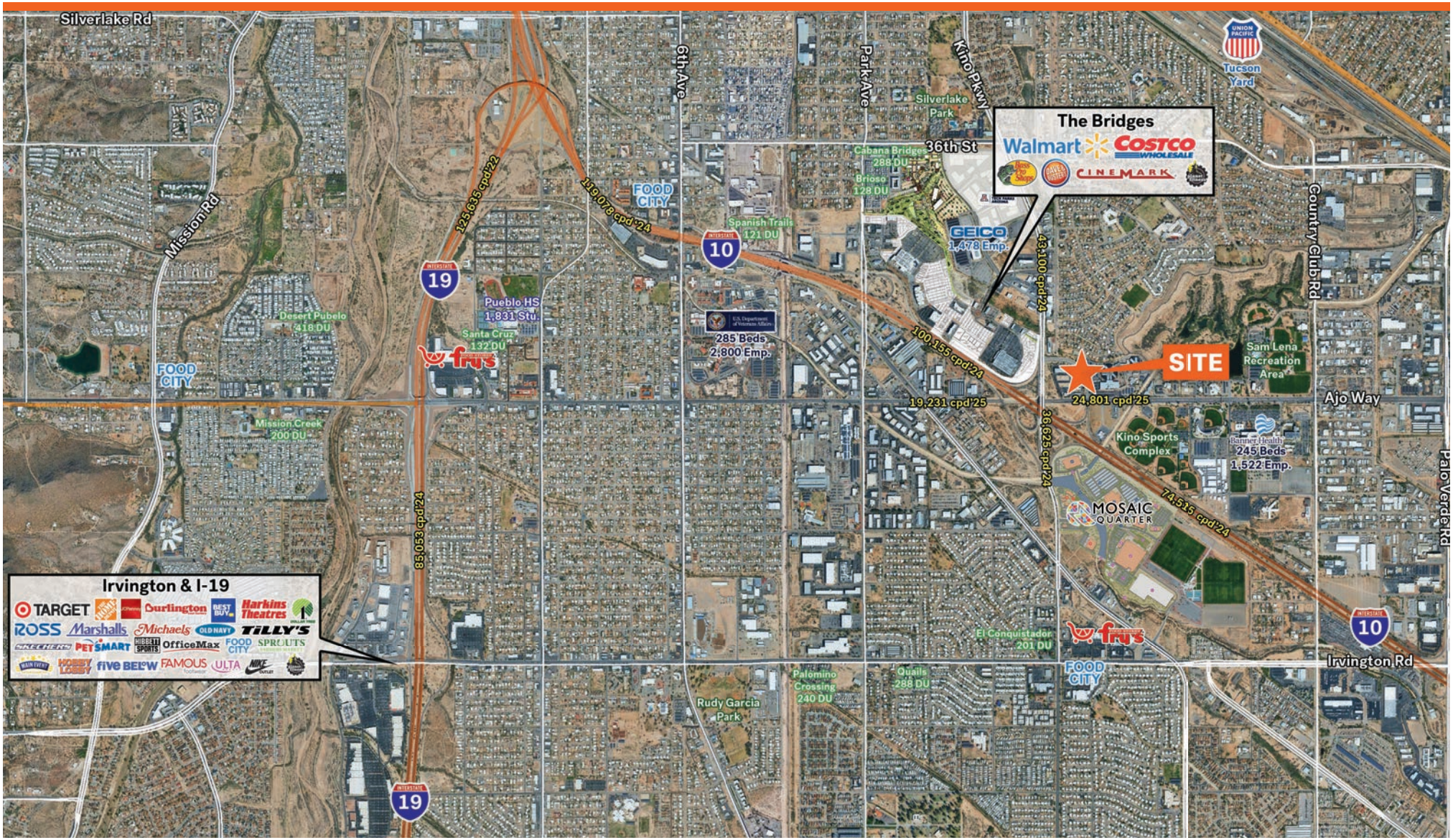

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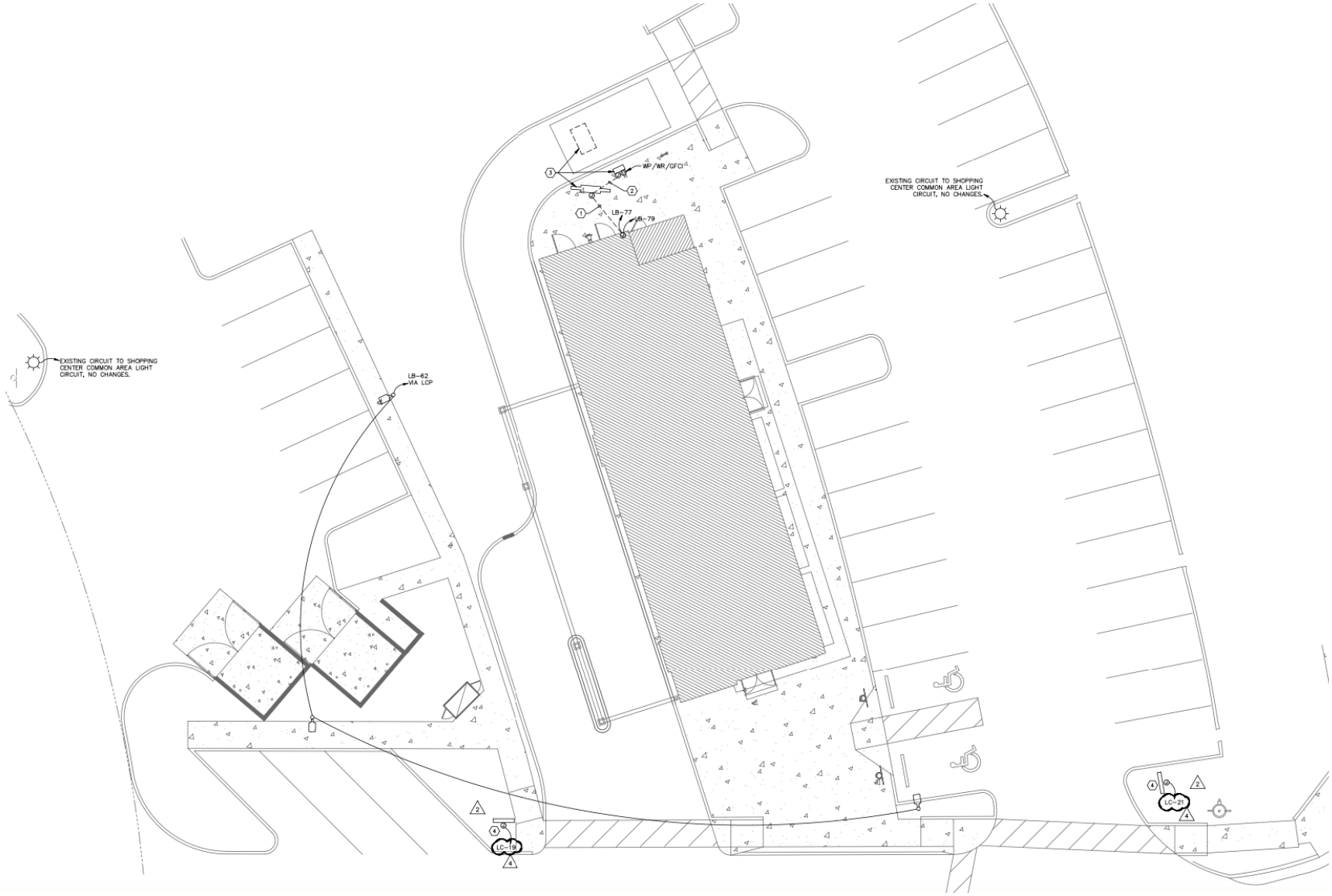

Site Plan

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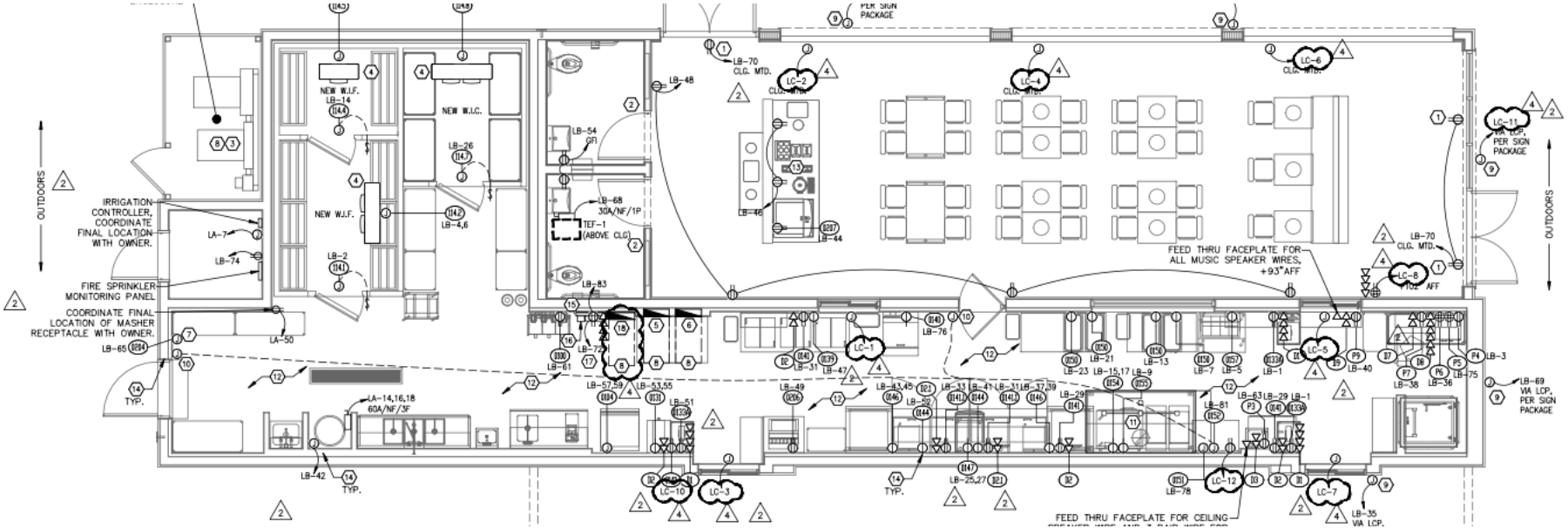

Interior Floor Plan

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