VOLK COMPANY
COMMERCIAL REAL ESTATE

EL RIO PLAZA | RETAIL SPACE FOR LEASE

NEC of Speedway and Silverbell

1230, 1350-1380 N Silverbell, Tucson, AZ

Exclusively represented by

DEBBIE HESLOP, CCIM
dheslop@volkco.com
520.495.2235

ANDREAS CASTILLO
acastillo@volkco.com
520.495.3220

HIGHLIGHTS

- Albertson's anchored shopping center with historically high occupancy
- Diverse tenant mix with national and local retailers
- Loacated at a major, signalized intersection 1.2 miles away from Interstate 10

AVAILABLE

SIZE		RATE
±7,000 SF	Freestanding Building 1230 N Silverbell Road	Contact Agent
±1,080 SF	Suite130	

DEMOGRAPHICS

(2024 estimates)	1 Mile	3 Miles	5 Miles
Population	9,541	91,222	217,824
Avg. HH Income	$82,087	$68,870	$75,823
Total employees	6,480	53,795	113,769

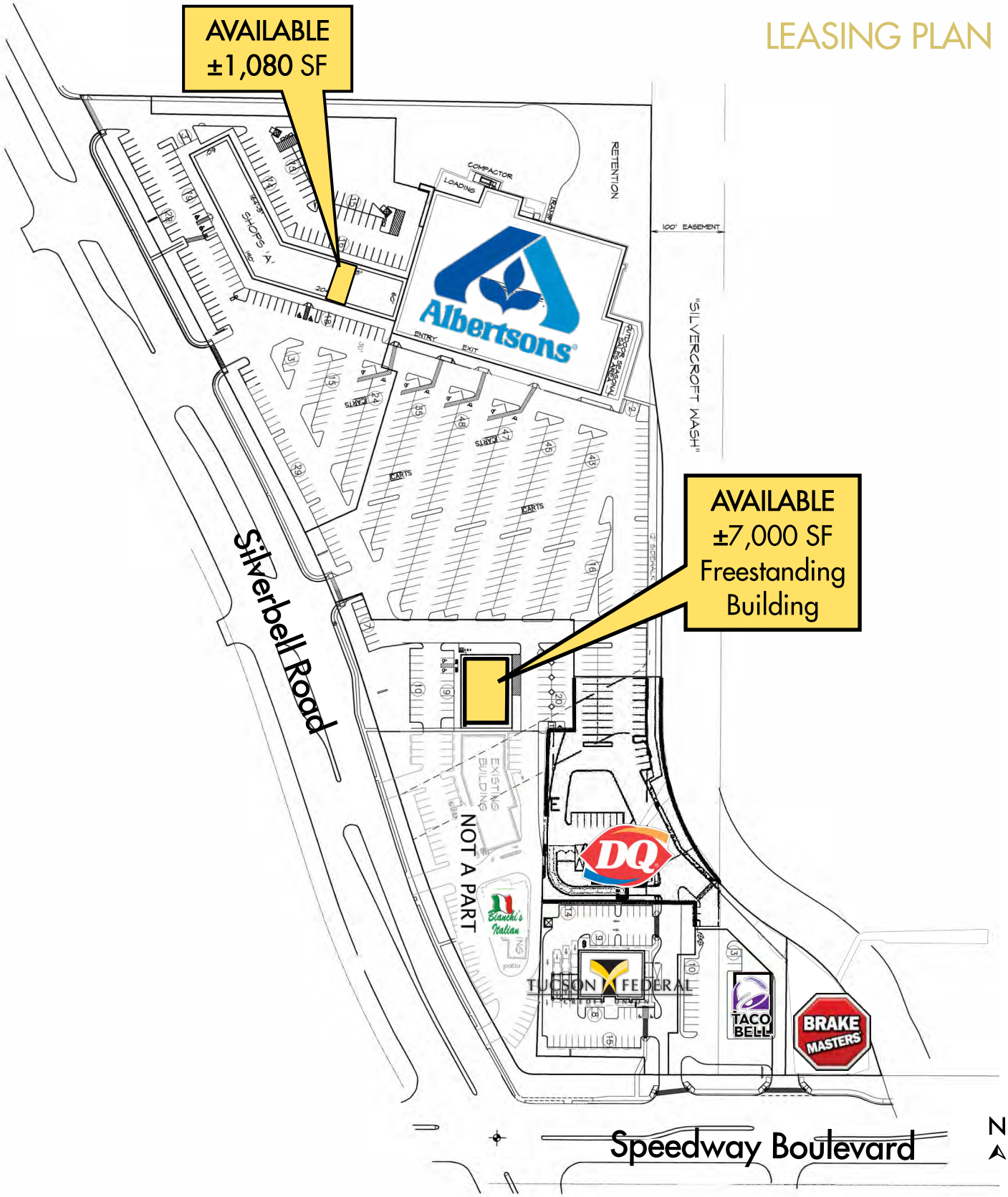
Source: Applied Geographic Solutions/TIGER Geography, 05/2024

Speedway Blvd	18,018 AADT
Silverbell Rd	14,824 AADT

Source: REGIS SITES USA 2024

The information contained herein has either been given to us by the owner of the property or obtained from other sources. We make no representation, express or implied, as to its accuracy. The prospective buyer or tenant should carefully verify all information contained herein. Not to scale - for illustration only. All sizes, dimensions, and locations of the buildings, parking, entrances and common areas shown above are subject to modification by Landlord. Occupant names are shown for illustration only. No representation is made as to the current or future occupancy of the Shopping Center or adjacent areas.

LEASING PLAN



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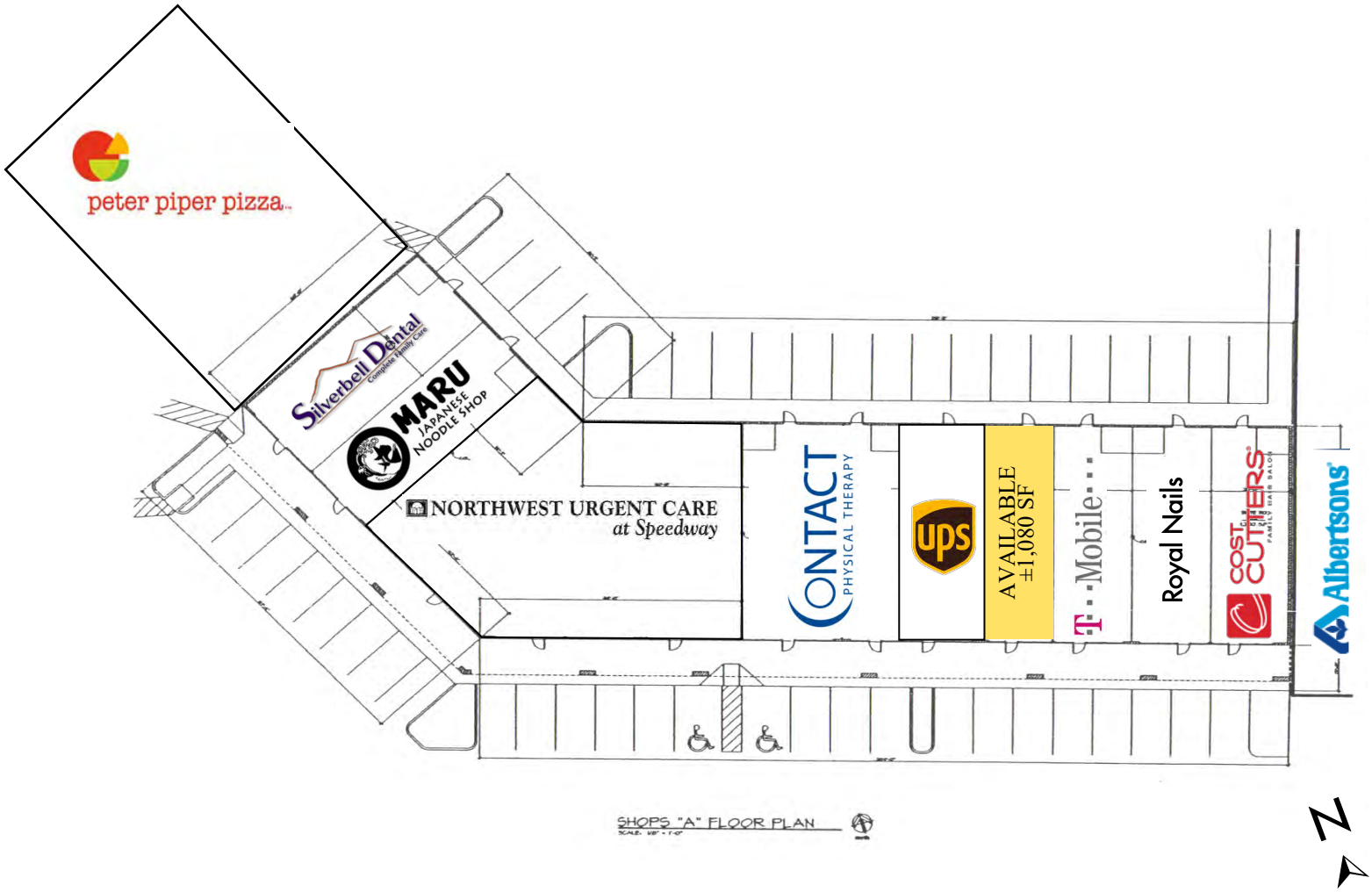
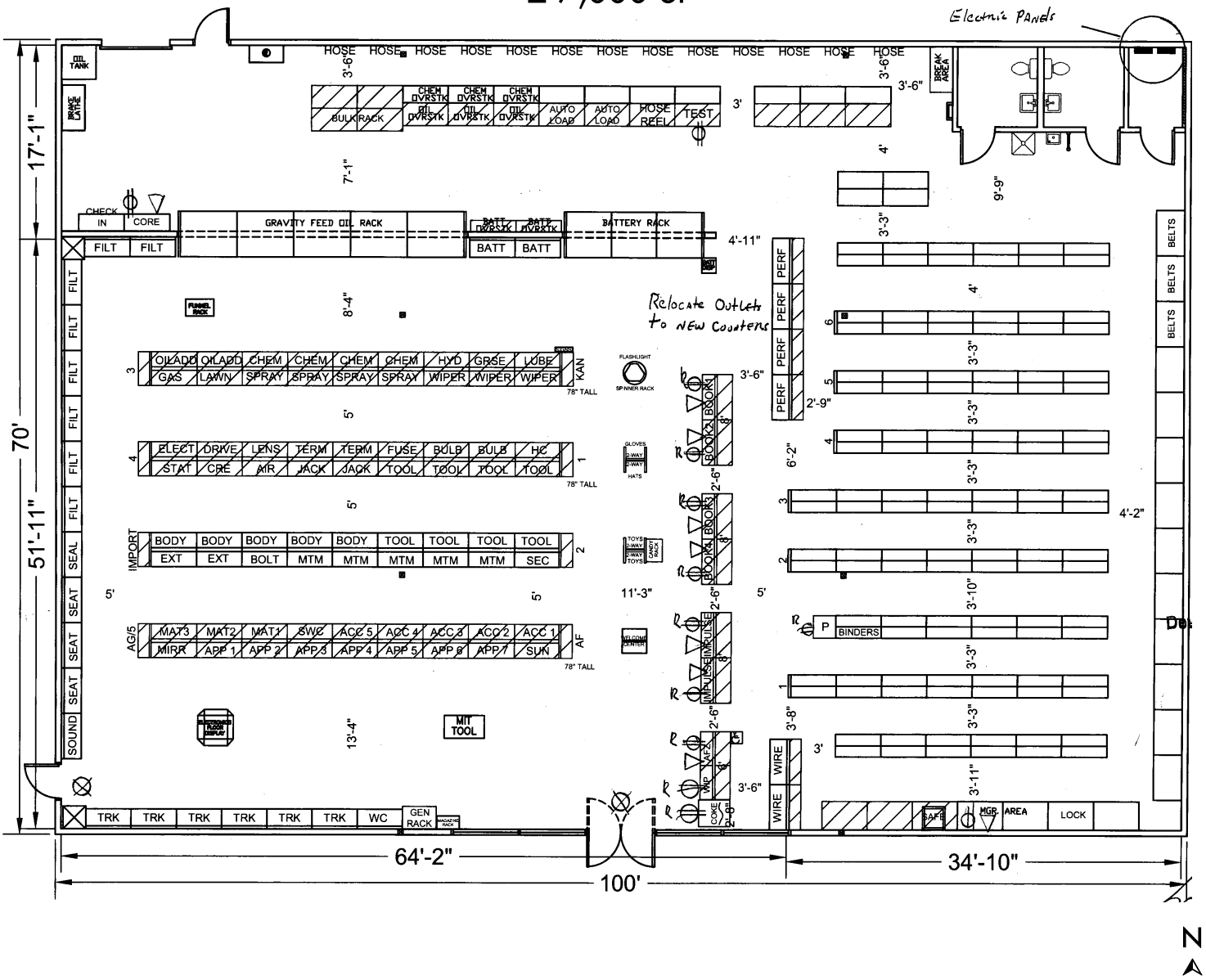


FLOOR PLAN

1230 N. Silverbell Rd
± 7,000 SF



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