



### AVAILABLE SPACE

2,073 SF (according to the owner)  
 (may be demised to 936 SF and 1,137 SF suites)  
 \$15.00/SF, NNN

### DEMOGRAPHICS

*(2017 estimates)*

	1 Mile	3 Miles	5 Miles
Population	11,907	78,446	149,253
Avg. HH Income	\$75,608	\$64,634	\$63,264
Total employees	1,285	13,284	38,629

*Source: Applied Geographic Solutions/TIGER Geography, April 2017*

### HIGHLIGHTS

- Pad building in Platinum Fitness center
- Great visibility to Golf Links Road
- Easy ingress and egress

### TRAFFIC COUNTS

Golf Links Rd:	19,523 avg. cars per day (2014)
Harrison Rd:	9,475 avg. cars per day (2016)
Total:	28,998 avg. cars per day

*Source: Pima Association of Governments  
 Traffic Volumes Database and Transportation Data Management System*

*Exclusively represented by*

**JERAMY PRICE**

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Old Spanish Trail

22nd St

29th St

Harrison Rd

Old Spanish Trail

Golf Links Rd

Marshall Elementary School  
± 303 students

Dunham Elementary School  
± 227 students

Pier 1 Imports  
GameStop  
NextCare URGENT CARE  
Pier 1 Imports  
Fry's  
MATTRESS FIRM  
Shell  
Village Inn  
CHIPOTLE  
FIVE GUYS  
MATTRESS FIRM  
VALERO  
BED BATH & BEYOND  
ULTA  
Kirkland's  
PETCO  
ROSS  
DRESS FOR LESS  
dressbarn  
OfficeMax  
BRAKE MASTERS

O'Reilly  
DOLLAR TREE  
BIG LOTS  
TACO BELL  
SUBWAY  
McDonald's  
CHASE  
LA FITNESS  
SAFeway  
Walgreens  
ACE Hardware  
K  
PIZZA HUT  
PLATINUM FITNESS  
PIMA COUNTY PUBLIC LIBRARY

SITE



Golf Links Rd



**CHASE**



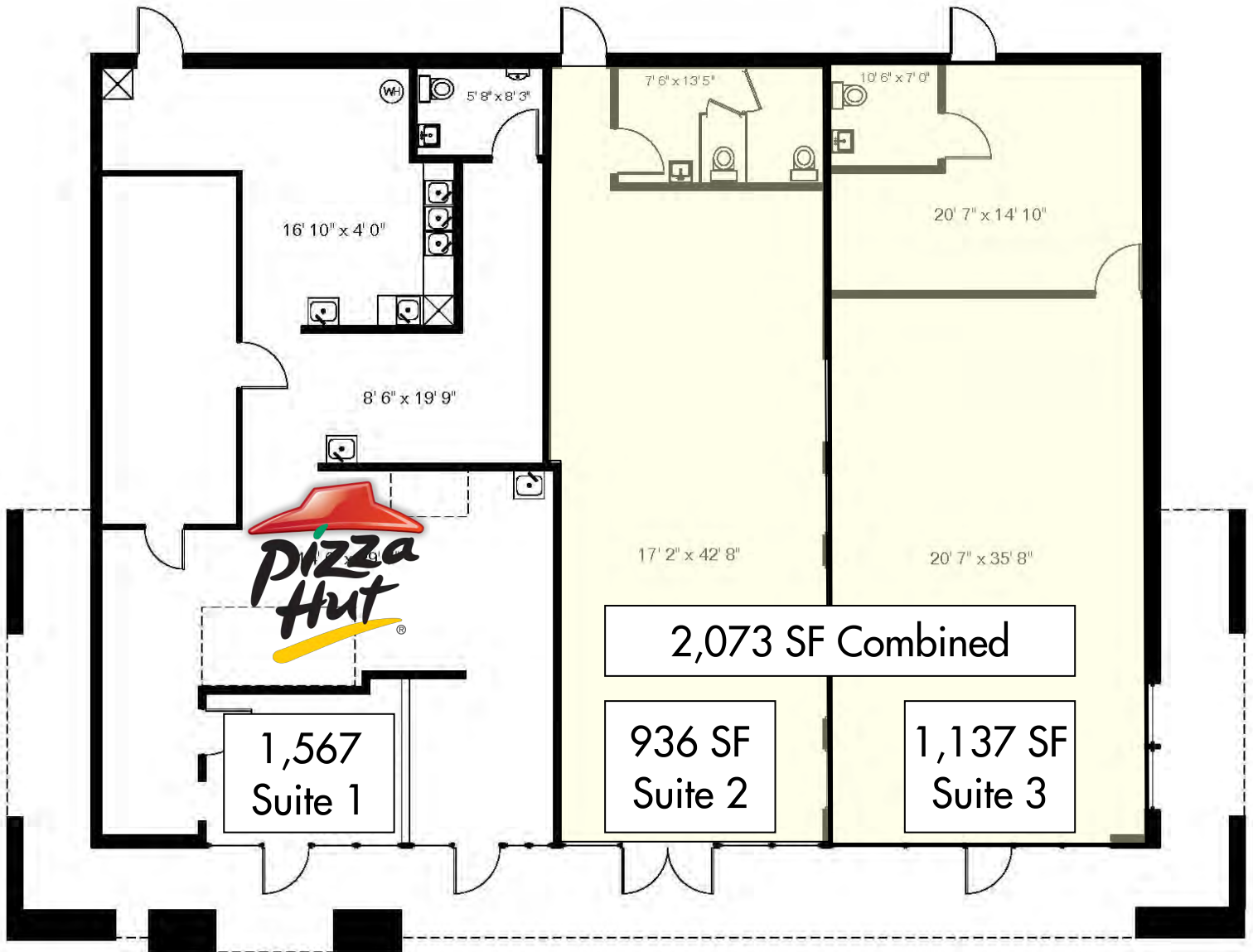
**SITE**

Harrison Rd

**PLATINUM**  
FITNESS



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.



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