

DAVE DUTSON

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FOR LEASE

Shops at Camp Lowell

NWC Camp Lowell & Swan



Shops at Camp Lowell

NWC Camp Lowell & Swan, Tucson, AZ

Property Highlights

- High daytime population
- Located on Swan Road, a major north/south corridor connecting the affluent Foothills with Midtown Tucson



Traffic Counts



E Camp Lowell Road
24,169 VPD



Swan Road
30,642 VPD

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

2900 N Swan Rd, Suite 200

Tucson, Arizona

+1 520 326 2200

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Additional Photos

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Suite A-103-105: ±3,025 SF End Cap Restaurant Space



Suite A-103-105: ±3,025 SF End Cap Restaurant Space



Well established, long-time tenants



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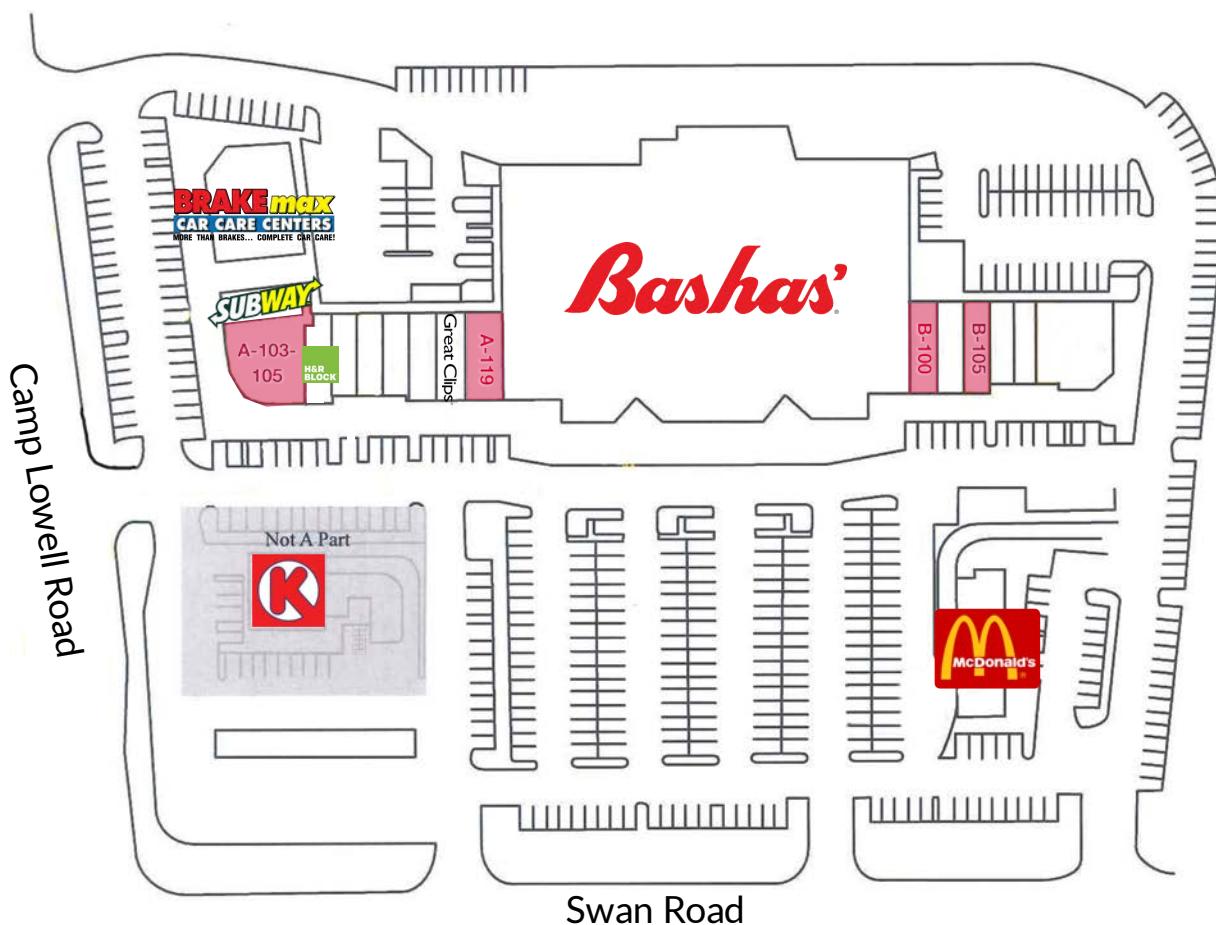
Availabilities

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SUITE	SIZE	STATUS	RATE
A-103-105	±3,025 SF	Available	\$24.00/SF, NNN
A-119	± 1,635 SF	Available	\$20.00/SF, NNN

SHOPS

A



SHOPS

B

SUITE	SIZE	STATUS	RATE
SUITE B-100	± 1,150 SF	Available	\$17.00/SF, NNN
SUITE B-105	± 1,200 SF	Available	\$17.00/SF, NNN

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Site Plan

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1-Mile Demographics



2021 Est. Population
8,064



2021 Avg. Age
42.1



2021 Est. Households
3,907



2021 Avg. HH Income
\$66,746

3-Mile Demographics



2021 Est. Population
91,625



2021 Avg. Age
41.0



2021 Est. Households
44,364



2021 Avg. HH Income
\$69,034

5-Mile Demographics



2021 Est. Population
266,794



2021 Avg. Age
39.7



2021 Est. Households
120,202



2021 Avg. HH Income
\$71,327

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