

Gee Plaza

2738-2790 N Campbell Ave

Tucson, AZ 85719



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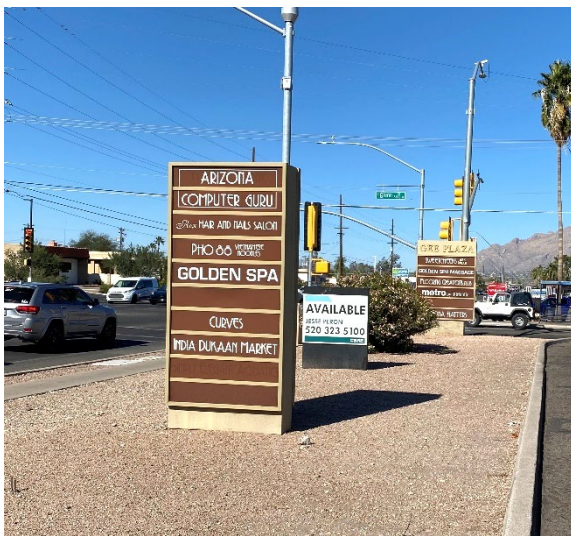
For Lease

Property Features

Location	Southeast corner of Campbell Ave & Glenn St
Available	±1,171 SF, ±1,191 SF, ±1,197 SF & ±1,792 SF
Lease Rate	\$14.00/SF - \$16.00/SF NNN
Zoning	C-1, City of Tucson

Property Overview

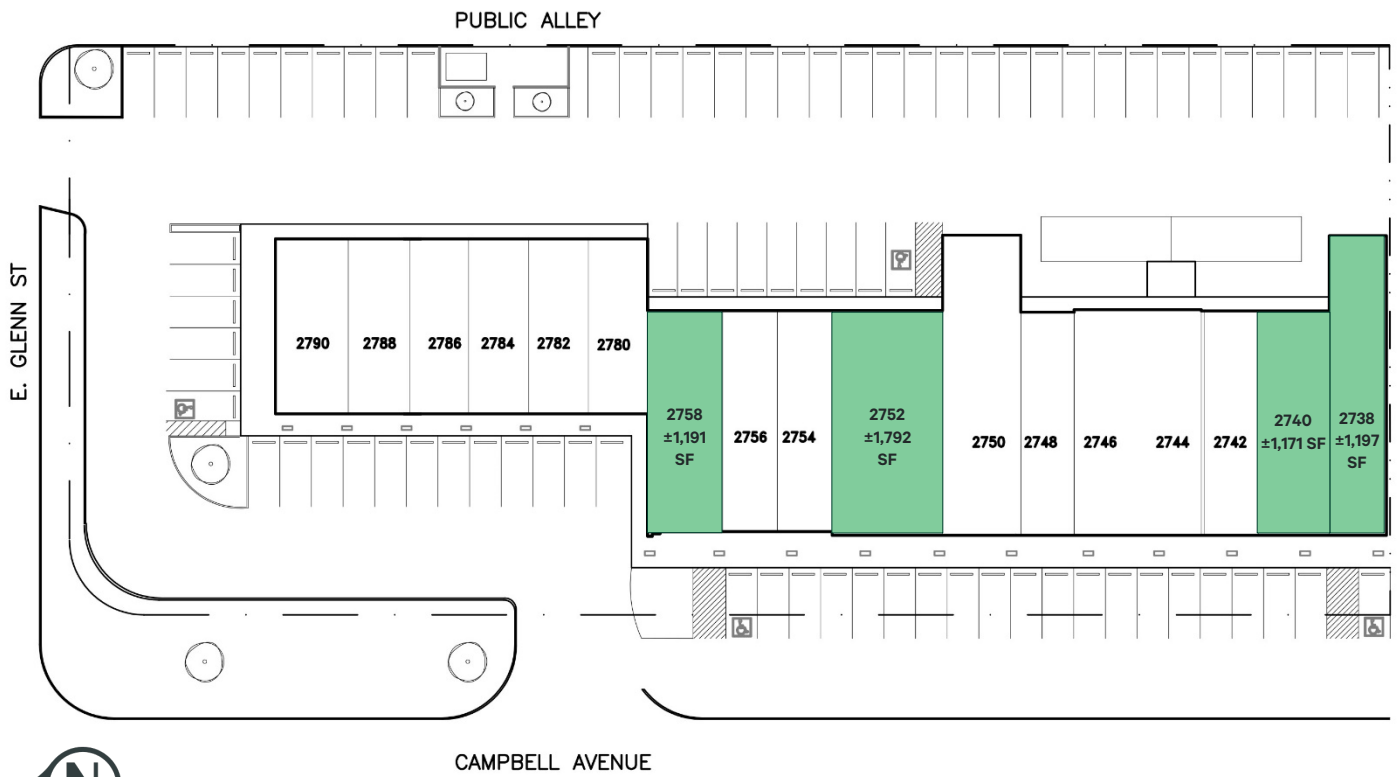
- + Located along heavily-traveled Campbell Ave at the southeast corner of Campbell Ave and Glenn St
- + Strong daytime population
- + Great midtown location with high concentration of retail, office and medical space along Campbell Ave Corridor
- + Nearby University of Arizona, Banner University Medical Center and Arizona Cancer Center
- + Going-home side of traffic for affluent Catalina Foothills commuters



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Not to Scale

Space #	Tenant Name	±SF	Space #	Tenant Name	±SF
2790	Arizona Hatters	950	2752	Available	1,792
2788	Two Hands Corn Dogs	758	2750	Nique's Beauty Supply	1,600
2786	Two Hands Corn Dogs	758	2748	Rex Hair & Nail	888
2784	Suspiros Cakes	746	2744-2746	Pho 88 Express & Noodle	2,056
2782	Mojo Barber Shop	751	2742	American Family Insurance	868
2780	Golden Spa	756	2740	Available	1,171
2758	Available	1,191	2738	Available	1,197
2754-2756	Indian Dukaan	1,740			

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Demographics

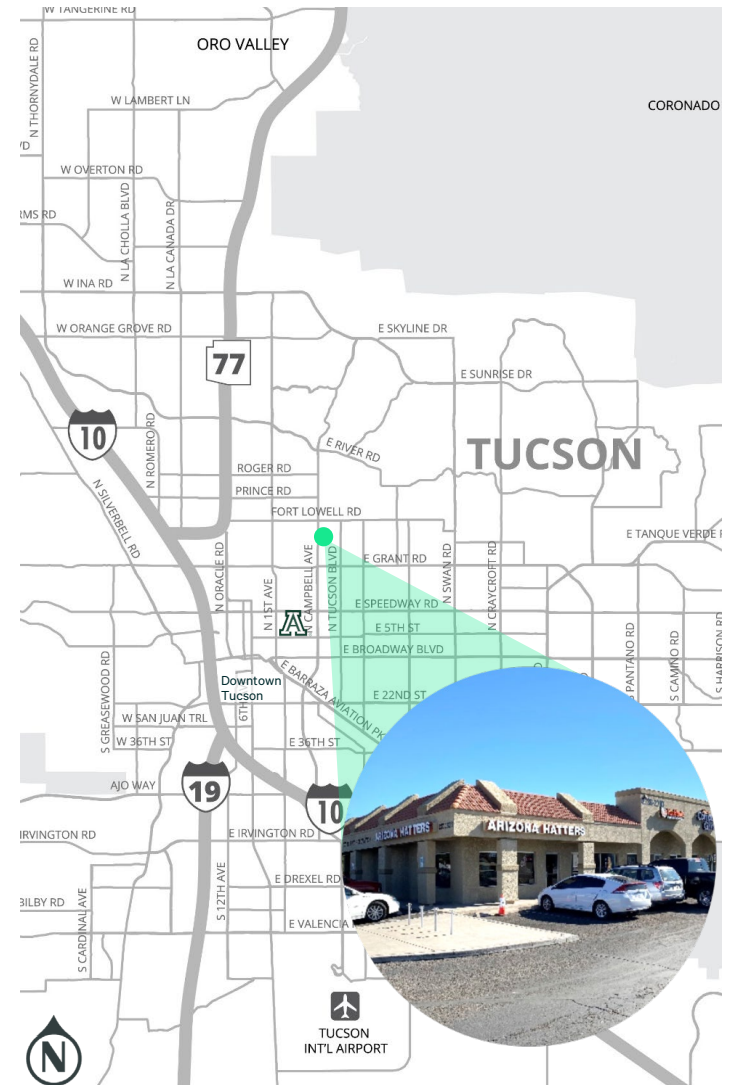
2024 Estimates	Population	Daytime Population	Households	Avg HH Income
1 mile	15,228	16,442	7,653	\$76,121
3 miles	135,594	178,053	63,684	\$65,294
5 miles	272,348	343,309	124,271	\$74,238

Source: ESRI

Traffic Counts

Campbell Ave	34,549 AADT (2024)
Glenn St	8,020 AADT (2023)

Source: PAG



Not to Scale

Contact Us

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