

FOR LEASE

San Francisco Square

3906-3912 N. ORACLE ROAD, TUCSON, ARIZONA 85705

RETAIL

RARE TUCSON MALL AREA JUNIOR BOX & END-CAP RESTAURANT SPACE



PROPERTY INFO

A ±27,129 SF RETAIL CENTER JUST 1 MILE SOUTH OF THE ±1.2 MILLION SF TUCSON MALL

- + At the SEC Oracle and Roger Roads
- + Center shares access to Roger Road with adjacent Oracle Village
- + Prominent sign band and monument signage available
- + Across street from Super Target
- + Zoned C-2, City of Tucson
- + Join Western Dental, Red Wing Shoes, Trinity Bookstore & Samurai Sushi

Available Space

Suite	Size	Just Reduced! Rent	NNN
3906 #110	±15,088 SF (divisible)	\$7.00/SF	\$4.31/SF
3906 #100	±2,400 SF (end-cap)	\$13.00/SF	\$4.31/SF

2018 Estimated Demographics

	1 Mile	3 Miles	5 Miles
Population	16,397	108,155	237,691
Avg. Household Income	\$37,710	\$49,602	\$60,197

Source: Esri



Traffic Counts

Oracle Road	61,000 vpd (2012)
Roger Road	10,000 vpd (2012)
Total	71,000 vpd

Source: P.A.G.

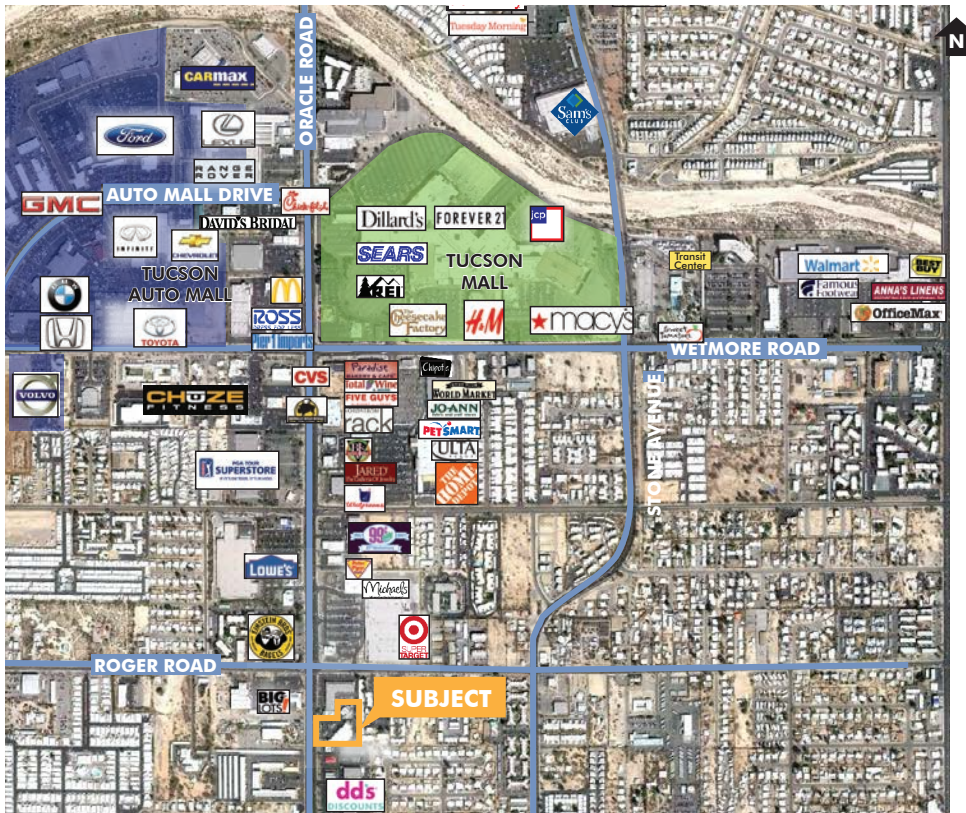
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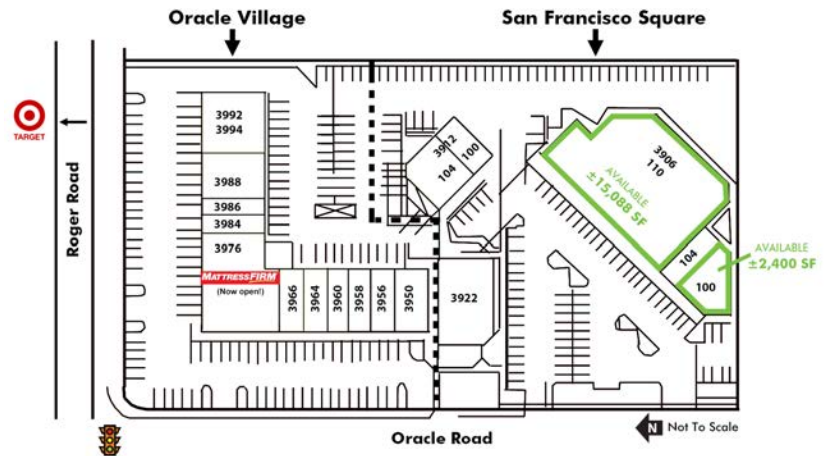
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Suite	SF ±	Tenant
3922	4,500	Western Dental
3906-110	15,088 (divisible)	Available
3906-104	1,200	Redwing Shoes
3906-100	2,400	Available (former restaurant)
3912-100	1,000	Samurai Restaurant
3912-104	2,941	Trinity Bookstore



CONTACT US

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