



## AJO CENTER



I-10 & EAST AJO WAY

**SOUTHEAST CORNER OF I-10 & AJO/AZ 86 | TUCSON, ARIZONA 85735**

### PROPERTY HIGHLIGHTS

- » 2 miles from the University of Arizona, downtown Tucson and the Tucson International Airport
- » Intersection of three highways, on I-10 off ramp
- » Next to ±300 acre Kino Sports and Entertainment Complex, currently undergoing a major 90 acre expansion to include an
- 8,600 SF ice complex, a 130,000 SF field house, and an 8,500 seat stadium
- » Additional hotels, restaurants, and several multi-family projects are being planned on an adjacent parcel
- » Next to Banner University Medical Center South Campus

### DEMOGRAPHIC HIGHLIGHTS

	1 MILE	3 MILE	5 MILE
Population	6,778	100,251	259,994
Households	2,059	32,369	91,813
Average household income	\$47,813	\$48,333	\$53,134

### TRAFFIC COUNTS

	VEHICLES PER DAY
Ajo Way	23,617
I-10	70,601
Kino	36,979



**W.M. GRACE COMPANIES**  
SINCE 1966

#### CONTACT

**TOM GRACE**  
(480) 703-1869  
TGRACE@WMGRACECO.COM

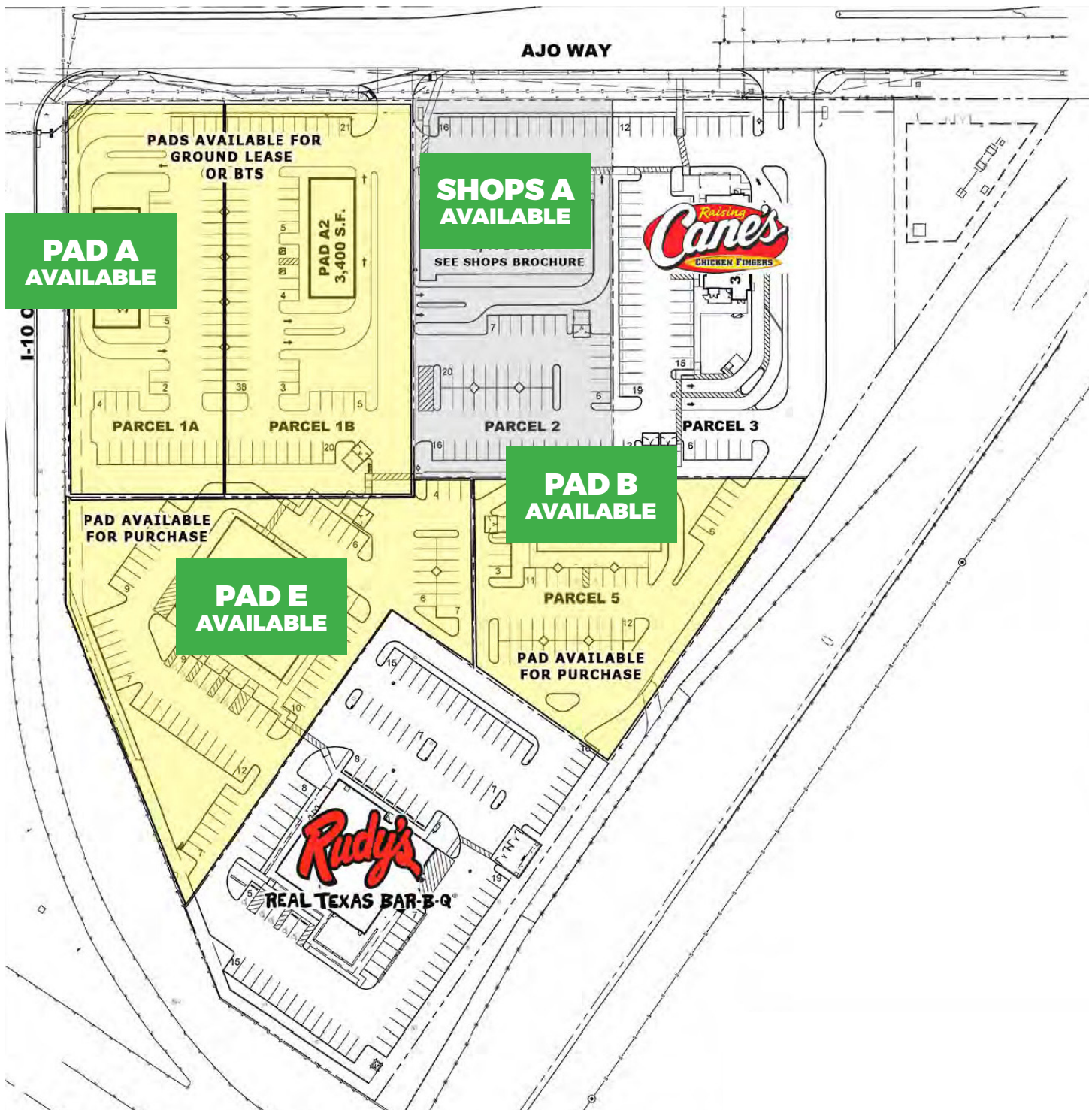
**JERRY STRAUSS**  
(602) 418-9164  
JSTRAUSS@WMGRACECO.COM



# AJO CENTER | TUCSON, AZ 85735







**PAD A**  
4,993 SQUARE FOOT  
DRIVE-THRU AVAILABLE

**PAD B**  
3,194 SQUARE FOOT  
DRIVE-THRU AVAILABLE

**PAD E**  
9,540 SQUARE FOOT  
DRIVE-THRU AVAILABLE

**SHOPS A**  
8,470 AVAILABLE