



**THE HEARON COMPANY
ASHLAND GROUP**

**Commercial Corner
NEC of Tucson Blvd (a.k.a. Kino Blvd.)
& Drexel**

THE HEARON COMPANY
ASHLAND GROUP, L.L.C.

Commercial Real Estate Services
River Plaza 1050 East River Road, Suite 300, Tucson, Arizona 85718-5736 (520) 293-9000

The information contained herein has been received and/or developed from sources we deem reliable. However, the accuracy hereof cannot be guaranteed. (ALL INFORMATION AND FACTS SHOULD BE PERSONALLY VERIFIED BY POTENTIAL PURCHASERS)

Location: The Northeast corner of Tucson Blvd. (also called Kino Blvd.) and Drexel Road. Kino is the main arterial to Tucson International Airport and from the Airport to the center of Tucson.

Size: +/-13.02 acres

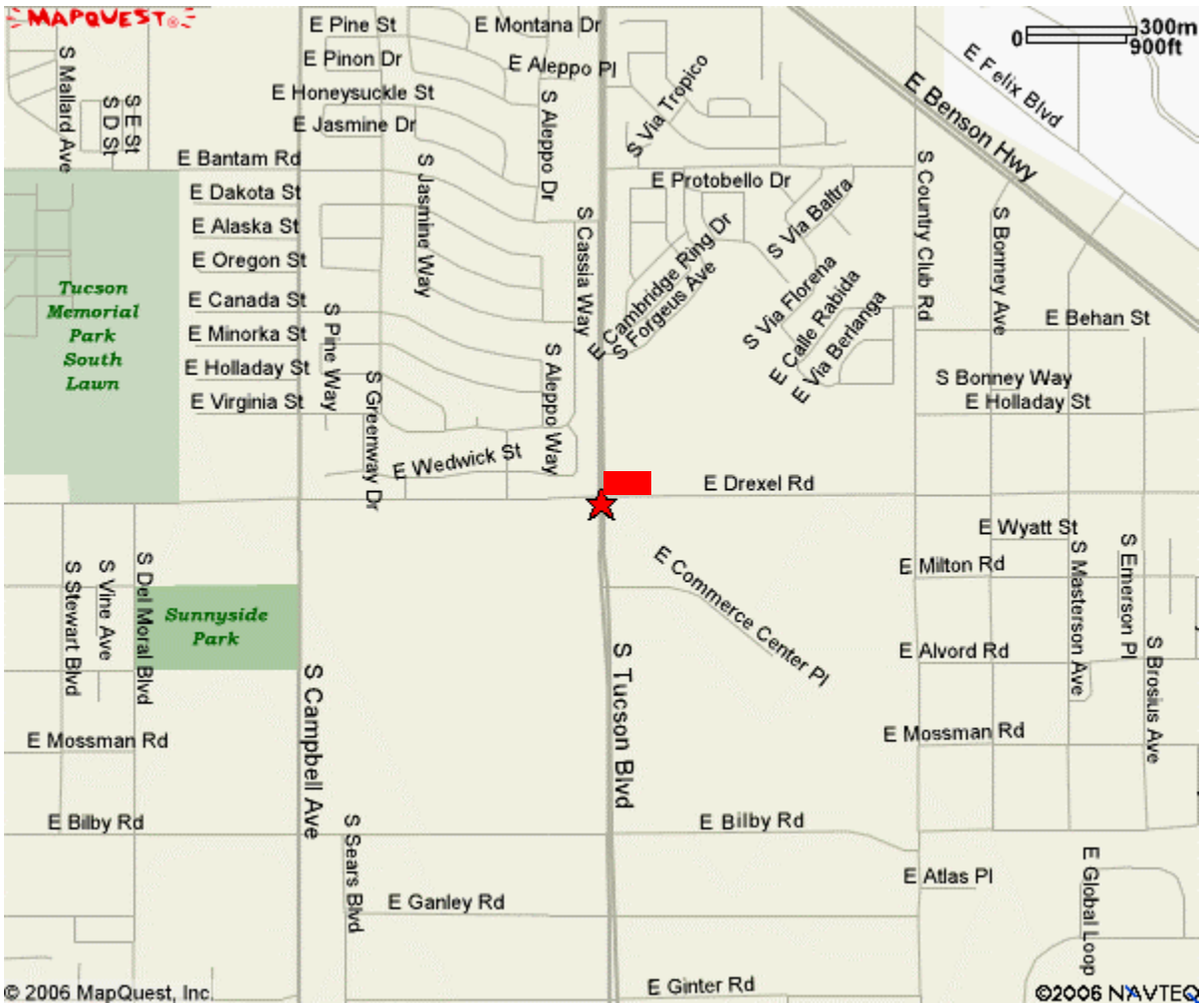
Zoning: C-2

Utilities: All available. An engineering report is available upon request.

Tax Parcel #'s: 140-10-03401;
140-10-03504;
140-10-03607; &
140-10-03700;

Price: \$3,790,000

Comments: The area has had explosive growth in the last few years. Builders such as KB Homes, U.S. Homes, New World Homes, K E & G Homes, and D R Horton, have built well over a thousand homes and apartment units in the area. Many of these are adjacent to the immediate north of this property. More homes are planned.



ZONING MAP

