CUSHMAN & WAKEFIELD | PICOR

FOR LEASE

3501 E. Speedway Boulevard

Tucson, Arizona 85716

2,458 RSF TO 13,547 RSF (FULL FLOOR)

CLICK TO VIEW PROPERTY VIDEO

Richard M. Kleiner, MBA
Principal, Office Properties
+1 520 546 2745
rkleiner@picor.com

PICOR Commercial Real Estate Services
5151 E. Broadway Blvd, Suite 115
Tucson, Arizona 85711
phone: +1 520 748 7100
picor.com

CUSHMAN & WAKEFIELD | PICOR

FOR LEASE

3501 E. Speedway Boulevard

Tucson, Arizona 85716

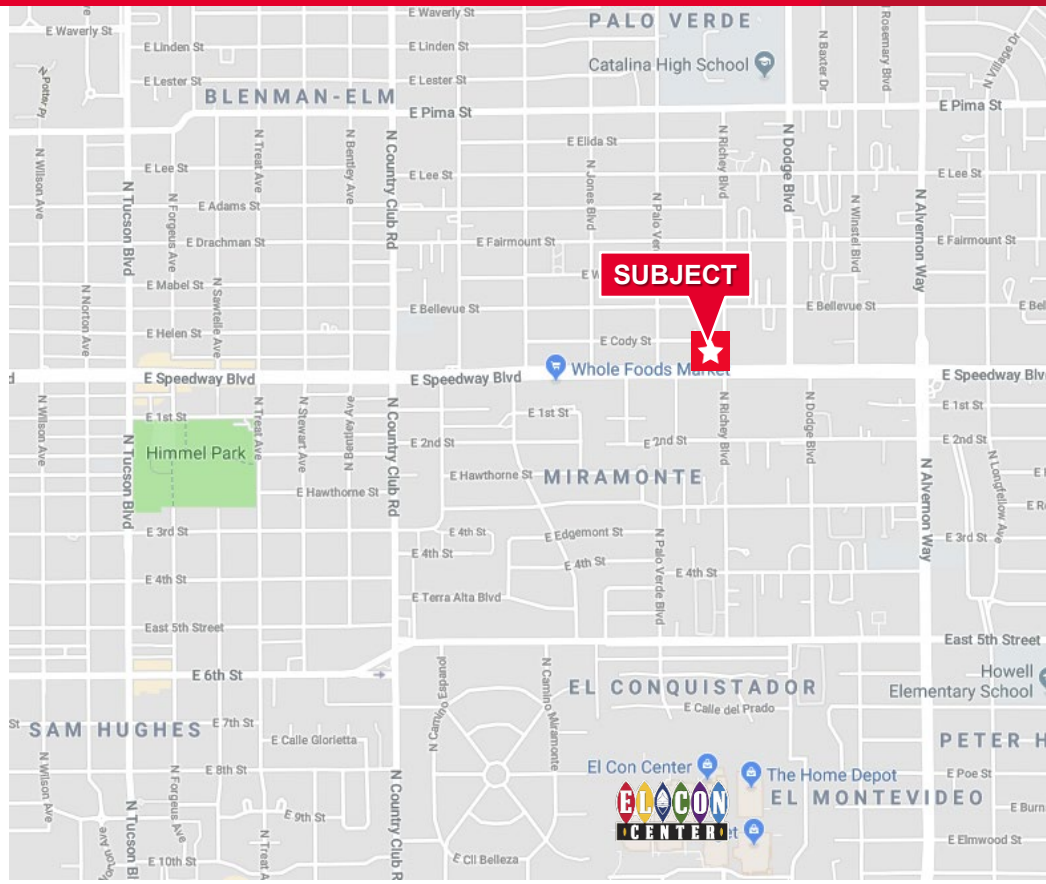
13,547 RSF Top Floor Available

CLICK TO VIEW PROPERTY VIDEO

Suite	Size	Full Service Rate	Notes
255	2,458 RSF	$22.00/SF	Fully Improved
300	13,547 RSF	$22.00/SF	Fully Improved

Property Highlights

- Suite 300 can be demised to requirements from 3,000 RSF to 13,547 RSF
- Building Top Signage for full floor Tenant
- 3 story Class A office with ample parking
- Outstanding design with abundant windows
- Building signage & covered parking
- Negotiable tenant improvement allowance
- Convenient midtown location near the University of Arizona and downtown



Richard M. Kleiner, MBA
Principal, Office Properties
+1 520 546 2745
rkleiner@picor.com

PICOR Commercial Real Estate Services
5151 E. Broadway Blvd, Suite 115
Tucson, Arizona 85711
phone: +1 520 748 7100
picor.com

12/30/2021

CUSHMAN & WAKEFIELD | PICOR

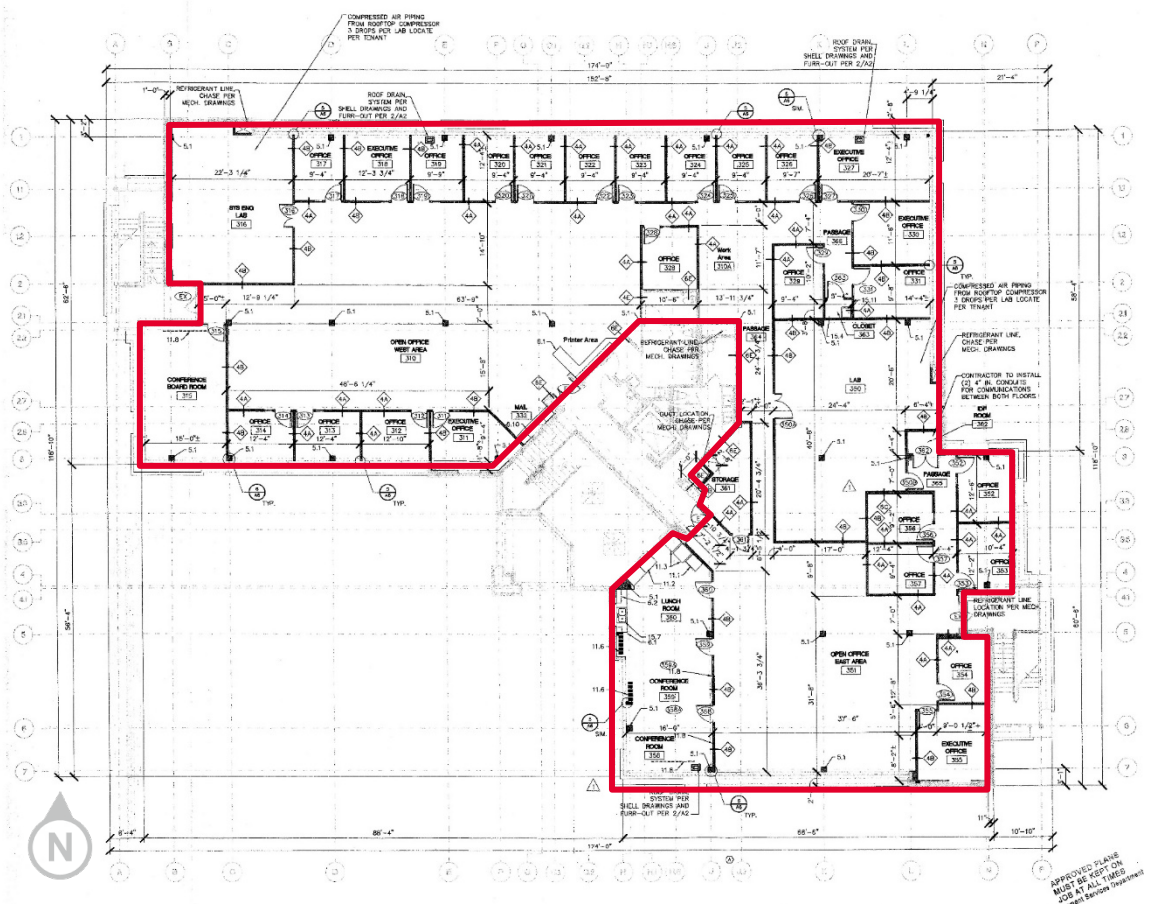
FOR LEASE

3501 E. Speedway Boulevard

Tucson, Arizona 85716

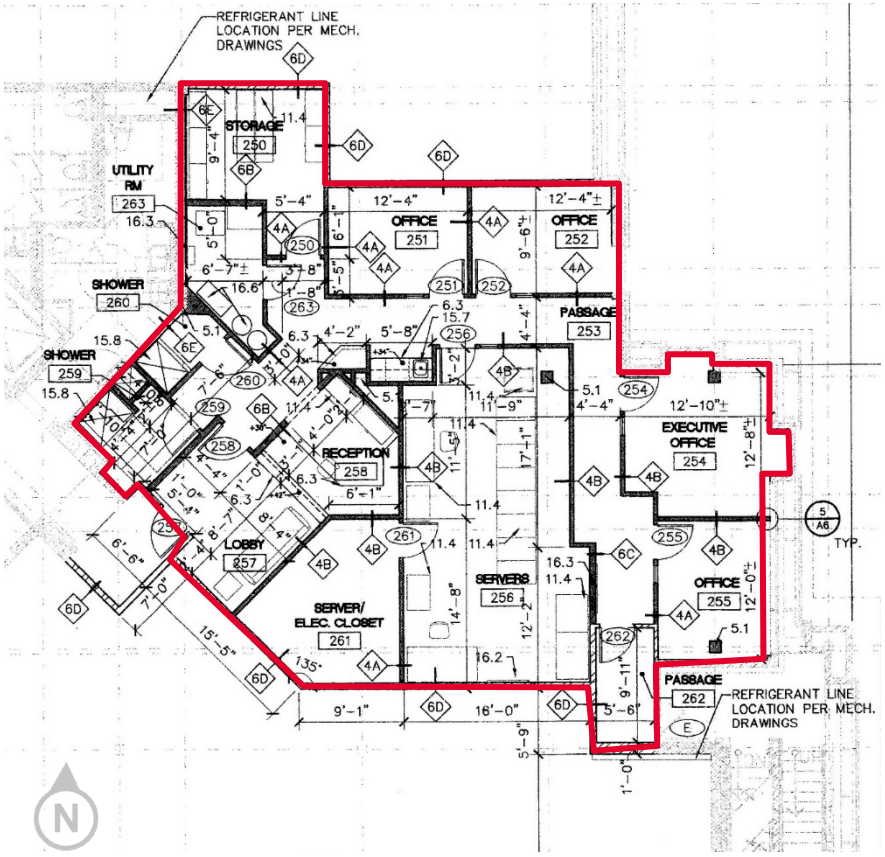
Floor Plan – Suite 300

13,547 RSF - Fully Improved
Suite 300 can be demised to requirements from 3,000 RSF to 13,547 RSF



Floor Plan - Suite 255

2,458 RSF - Fully Improved



Richard M. Kleiner, MBA
Principal, Office Properties
+1 520 546 2745
rkleiner@picor.com

PICOR Commercial Real Estate Services
5151 E. Broadway Blvd, Suite 115
Tucson, Arizona 85711
phone: +1 520 748 7100
picor.com

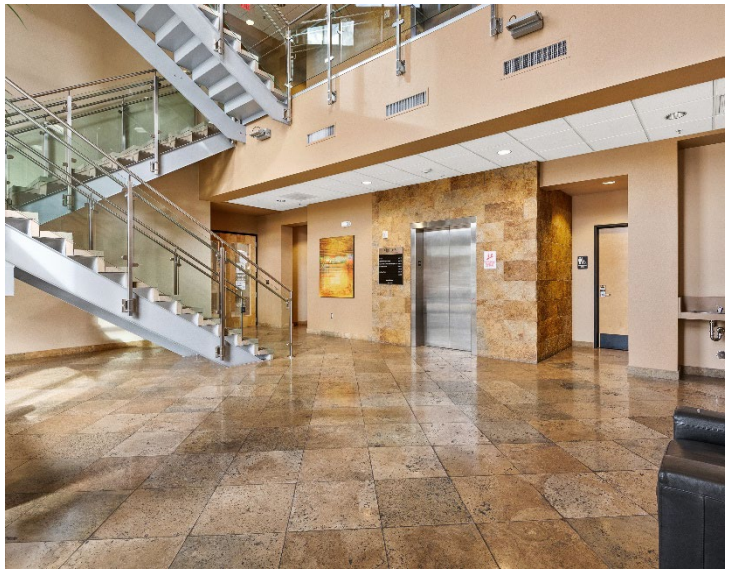
Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance
Cushman & Wakefield Copyright 2022. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.

CUSHMAN & WAKEFIELD | PICOR

FOR LEASE

3501 E. Speedway Boulevard

Tucson, Arizona 85716



Interior Photos

Richard M. Kleiner, MBA
Principal, Office Properties
+1 520 546 2745
rkleiner@picor.com

PICOR Commercial Real Estate Services
5151 E. Broadway Blvd, Suite 115
Tucson, Arizona 85711
phone: +1 520 748 7100
picor.com

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance
Cushman & Wakefield Copyright 2022. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.

CUSHMAN & WAKEFIELD | PICOR

FOR LEASE

3501 E. Speedway Boulevard

Tucson, Arizona 85716

West View from 3501 E Speedway

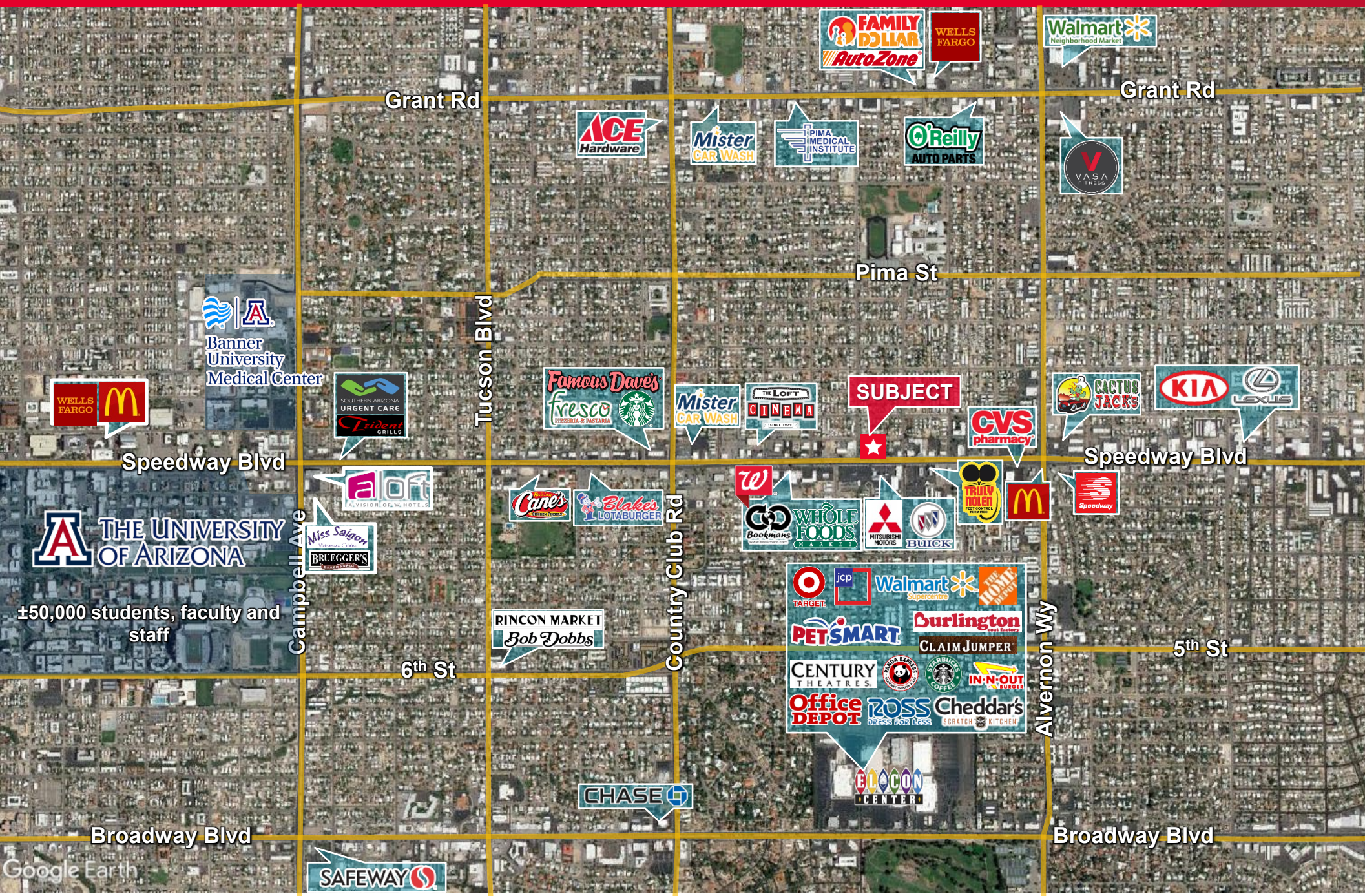
Richard M. Kleiner, MBA
Principal, Office Properties
+1 520 546 2745
rkleiner@picor.com

PICOR Commercial Real Estate Services
5151 E. Broadway Blvd, Suite 115
Tucson, Arizona 85711
phone: +1 520 748 7100
picor.com

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance
Cushman & Wakefield Copyright 2022. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question. 12/30/2021

CUSHMAN & WAKEFIELD | PICOR

FOR LEASE

3501 E. Speedway Boulevard

Tucson, Arizona 85716