

# FLEX SPACE FOR LEASE

## 1642 S. RESEARCH LOOP #120

**Tucson, AZ**

**LEASE RATE:**

**\$.65 PSF/ Mod Gross**

**ZONING**

**City of Tucson  
Light Industrial**

**SIZE:**

**2630 +/-SF**

**LAND:**

**NA**

**OFFICE:**

**400 SF**

**WAREHOUSE:**

**2230 SF**

**YARD:**

**NA**

**DOORS:**

**2 (10' x 10')**

**CEILING HT:**

**18' FT**

**UTILITIES:**

**Single Phase**

**CONSTRUCTION:**

**Concrete**

**COOLING:**

**HVAC Office  
EVAP Warehouse**

**COMMENTS:** This space was last used as an automotive repair facility. The space is relatively clear span with good access for in and out and would make another good automotive repair location.



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