

OLD SPANISH TRAIL CROSSING | TUCSON, ARIZONA



ACRES:
±29.00

SQUARE FEET:
±210,583

ZONING:
Commercial

ADDRESS:
9525 E OLD SPANISH TRAIL, TUCSON, AZ 85748

SUMMARY:
Old Spanish Trail Crossing is located on a major commercial intersection in one of Tucson's fastest growing trade areas. This center boasts a strong population of over 160,000 with an average household income of \$75,000+ surrounding site. Located at a high traffic intersection that is the crossroads of three major streets with combined traffic counts of over 40,000 vehicles daily. Monument signage available.



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OVERVIEW

TRAFFIC COUNTS

Old Spanish Tr: 9,133 VPD
 Harrison Rd: 18,237 VPD
 22nd Street: 14,872 VPD

DEMOGRAPHICS (2017)

Average Household Income

1 Mile	3 Miles	5 Miles
\$76,852	\$62,303	\$63,624

Total Population

1 Mile	3 Miles	5 Miles
10,850	81,701	161,025

Daytime Population

1 Mile	3 Miles	5 Miles
7,335	58,168	133,902

Total Households

1 Mile	3 Miles	5 Miles
4,332	36,609	70,128



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DEMOGRAPHICS (3 MILES)

ANNUAL HOUSEHOLD SPENDING



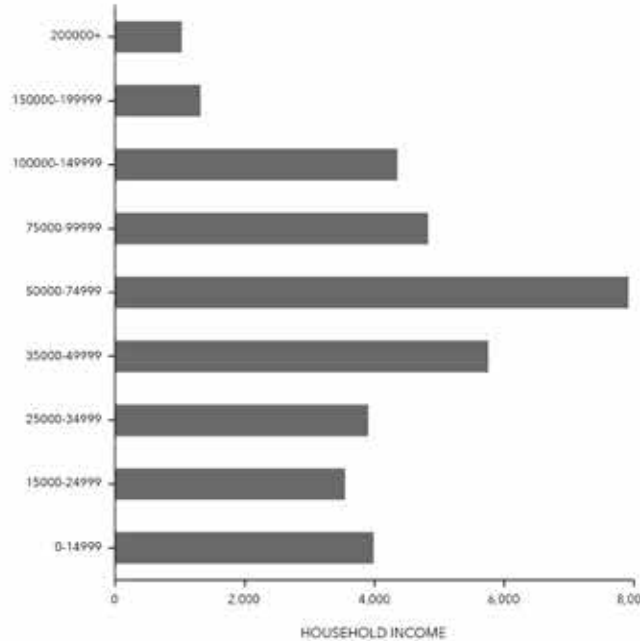
INCOME



Tapestry Segments



KEY FACTS



Average Household Size for this area

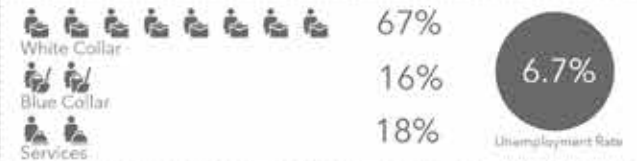
2.29 which is less than the average for United States

Area	Value	0.00	4.00
Arizona	2.64		
United States	2.59		
Pima County	2.47		
This area	2.29		

EDUCATION



EMPLOYMENT



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