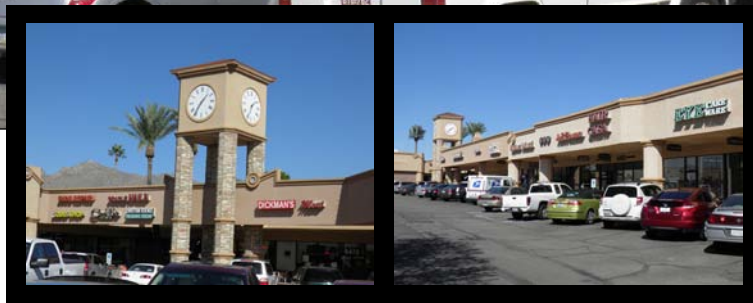


AVAILABLE
FOR LEASE

PLAZA DEL ORO SHOPPING CENTER



NEC ORACLE & ORANGE GROVE ROADS ::
TUCSON, ARIZONA



FOR MORE
INFORMATION
PLEASE
CONTACT

Jayne Fabe
Senior Associate
520.323.5166
jayne.fabe@cbre.com

Paul Schloss
First Vice President
520.323.5121
paul.schloss@cbre.com

CBRE
CB RICHARD ELLIS

FOR LEASE



PLAZA DEL ORO SHOPPING CENTER

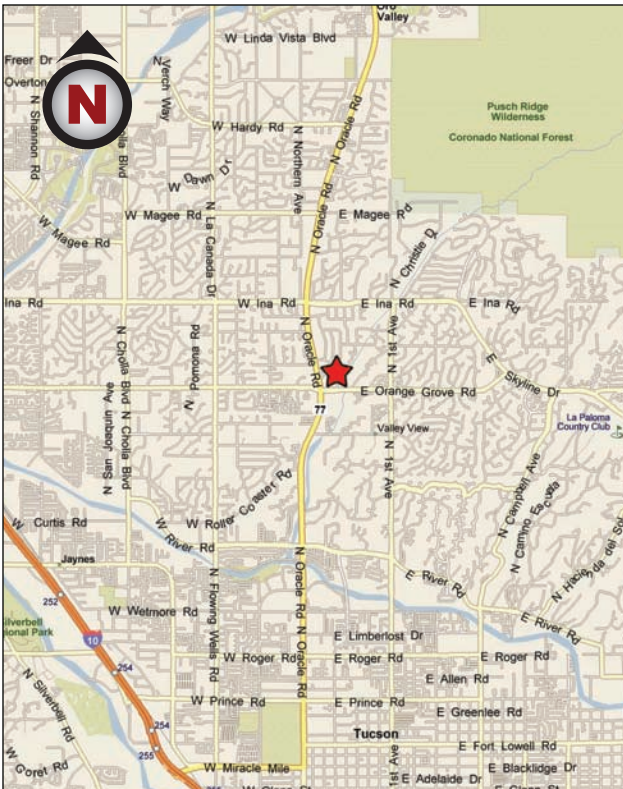
NEC ORACLE & ORANGE GROVE ROADS ::
TUCSON, ARIZONA

FEATURES

- Join CVS, Ace Hardware, Five Star Electronics, Eye Care Ware, Jay's Jewelers, Swenson's and other branded national & local retailers.
- Well-positioned at the well-trafficked intersection of Oracle and Orange Grove Roads.
- Busy center located on the "going home" side of Oracle Road.
- Prominent northwest location with affluent demographics.

JOIN

CVS/pharmacy®



LEASE RATE

\$15-\$19/SF, NNN

NNN charges currently estimated at \$3.31/SF

SPACE AVAILABILITY

±3,612 sq. ft. former restaurant space (in-line)

±3,010 sq. ft. former restaurant space (in-line)

±5,400 sq. ft. highly visible space (in-line)

TRAFFIC COUNTS

20,000 cars per day on Orange Grove Road

51,000 cars per day on Oracle Road

Source: PAG, 2006 counts

DEMOGRAPHICS

	1-mile	3-mile	5-mile
Population:	7,973	58,006	174,681
Average HH Income:	\$73,942	\$68,873	\$62,779
Daytime Population:	6,821	48,756	141,626
Source: Claritas, 2009 Estimates			

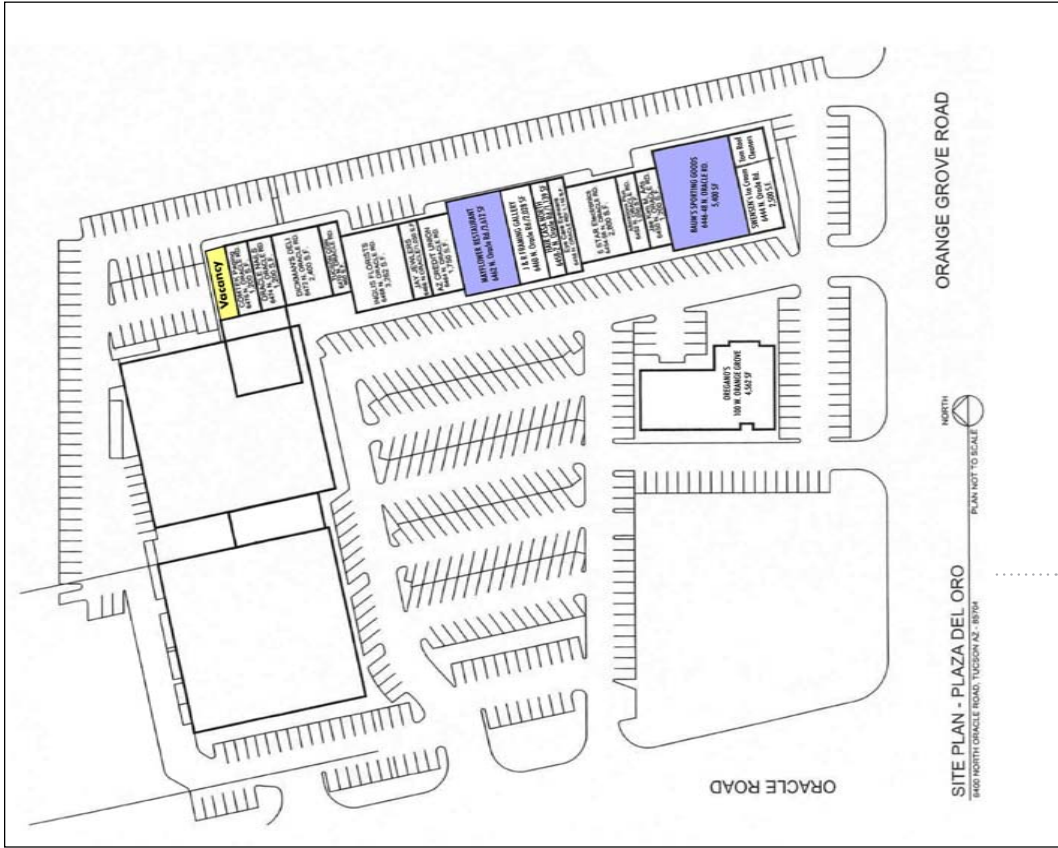


Retail 24/7.

FOR LEASE

PLAZA DEL ORO SHOPPING CENTER

NEC ORACLE & ORANGE GROVE ROADS ::
TUCSON, ARIZONA



Address	Tenant	SF (±)
6488 N. Oracle	Ace Hardware	
6486 N. Oracle	I Love Sushi	3,000
6484 N. Oracle	Osco Drug	
6482 N. Oracle	Cactus Quilts	
6480 N. Oracle	Third Church Reading Room	
6478a N. Oracle	AVAILABLE	1,533
6478b N. Oracle	AVAILABLE	415 SF
6476 N. Oracle	ComTek Paging	1,200
6474 N. Oracle	Oracle Nails	1,200
6472 N. Oracle	Dickman's Meat & Deli	2,400
6470 N. Oracle	Tucson Coin	960
6468 N. Oracle	Inglis Florists	3,262
6466 N. Oracle	Jay Jewelers	1,050
6464 N. Oracle	Arizona State Savings & Credit Union	1,750
6462 N. Oracle	Mayflower Restaurant	3,612
6460 N. Oracle	J & R Framing	2,028
6458-2 N. Oracle	Hair Casa	1,139
6458-1 N. Oracle	Eye Care Eyewear	1,116
6454-56 N. Oracle	5 Star Electronics	2,800
6452 N. Oracle	Alterations Plus	1,050
6450 N. Oracle	Jae Kim Martial Arts	1,200
6446-48 N. Oracle	Baum's Sporting Goods	5,400
6444-46 N. Oracle	Swensen's Ice Cream	2,500
6442 N. Oracle	Tom Roof Cleaners	
100 W. Orange Grove	Oregano's	4,562

Available
 Coming Available



CBRE
CB RICHARD ELLIS

FOR LEASE



PLAZA DEL ORO SHOPPING CENTER

NEC ORACLE & ORANGE GROVE ROADS ::
TUCSON, ARIZONA



Retail 24/7.

FOR MORE
INFORMATION
PLEASE
CONTACT

Jayne Fabe
Senior Associate
520.323.5166
jayme.fabe@cbre.com

Paul Schloss
First Vice President
520.323.5121
paul.schloss@cbre.com

CB Richard Ellis | 3719 North Campbell Avenue | Tucson, Arizona 85719

© 2010 CB Richard Ellis, Inc. This information has been obtained from sources believed reliable. We have not verified it and make no guarantee, warranty or representation about it. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs. CBRE, CB RICHARD ELLIS and the CBRE CB RICHARD ELLIS logo are service marks of CB Richard Ellis, Inc. and/or its affiliated or related companies in the United States and other countries. All other marks displayed on this document are the property of their respective owners.

