

FOR SUBLEASE

# SPACE AT UA SCIENCE & TECH PARK

9062

SOUTH RITA ROAD

Tucson, AZ 85747

RENT  
REDUCTION!



## PROPERTY INFORMATION

<b>Address/Location:</b>	9062 S. Rita Road at University of Arizona Science and Tech Park
<b>Sublease Premises:</b>	±57,000 RSF, consisting of the entire second floor
<b>Availability:</b>	Sixty (60) days
<b>Sublease Term:</b>	Through August 31, 2019
<b>Parking:</b>	Up to 10 spaces/1,000 RSF
<b>Rental Rate:</b>	\$.85/sf/month NNN <b>\$.70/sf/month NNN</b>
<b>Condition:</b>	100% air-conditioned office; 75% offices/25% open plan
<b>Corporate Neighbors:</b>	Citi, OptumRx, Raytheon, IBM, NP Photonics, Oracle Corporation, Arizona Center for Innovation
<b>Brokerage Fee:</b>	4% leasing fee to procuring broker



## CONTACT US

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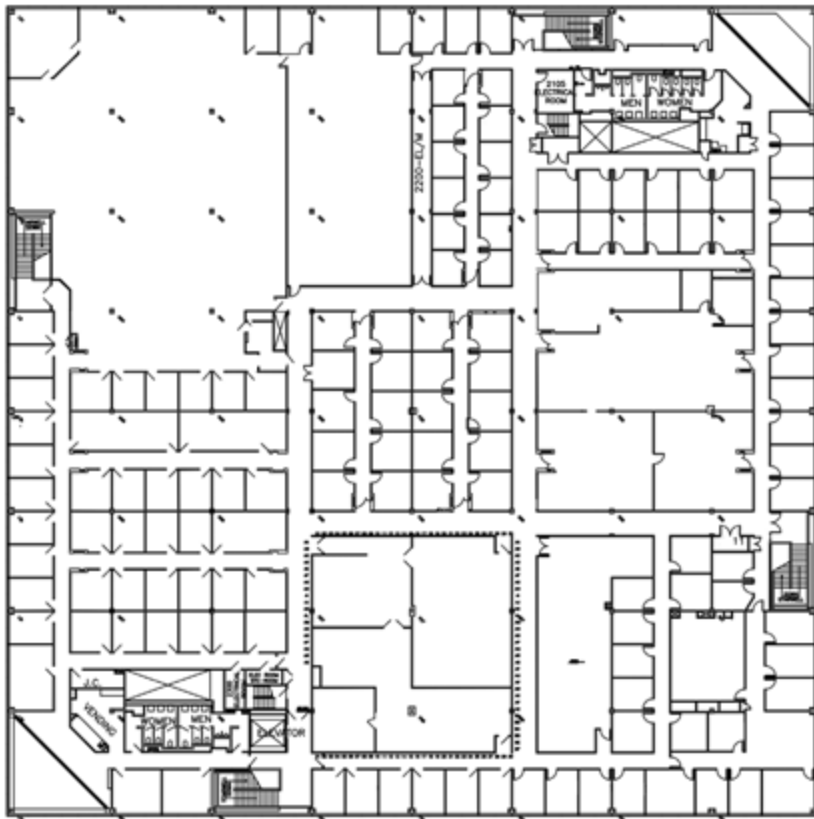



## AMENITIES

- + Dual-feed electrical system
- + On-site wells and water storage system
- + Fire and emergency services provided by Rural Metro Corporation
- + Park is zero-discharge facility—on-site waste water treatment and reuse
- + Recreational center including softball/soccer field, basketball court, tennis court and locker rooms
- + Health and wellness program
- + Conference and meeting facilities—fees may apply
- + Multi-internet service providers
- + Julian Wash Greenway, 3-mile, 65-acre linear park along the northside of the park with multi-use path, exercise and interpretive nodes
- + On-site café



## FLOOR PLAN



Not to scale. 



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## SITE PLAN



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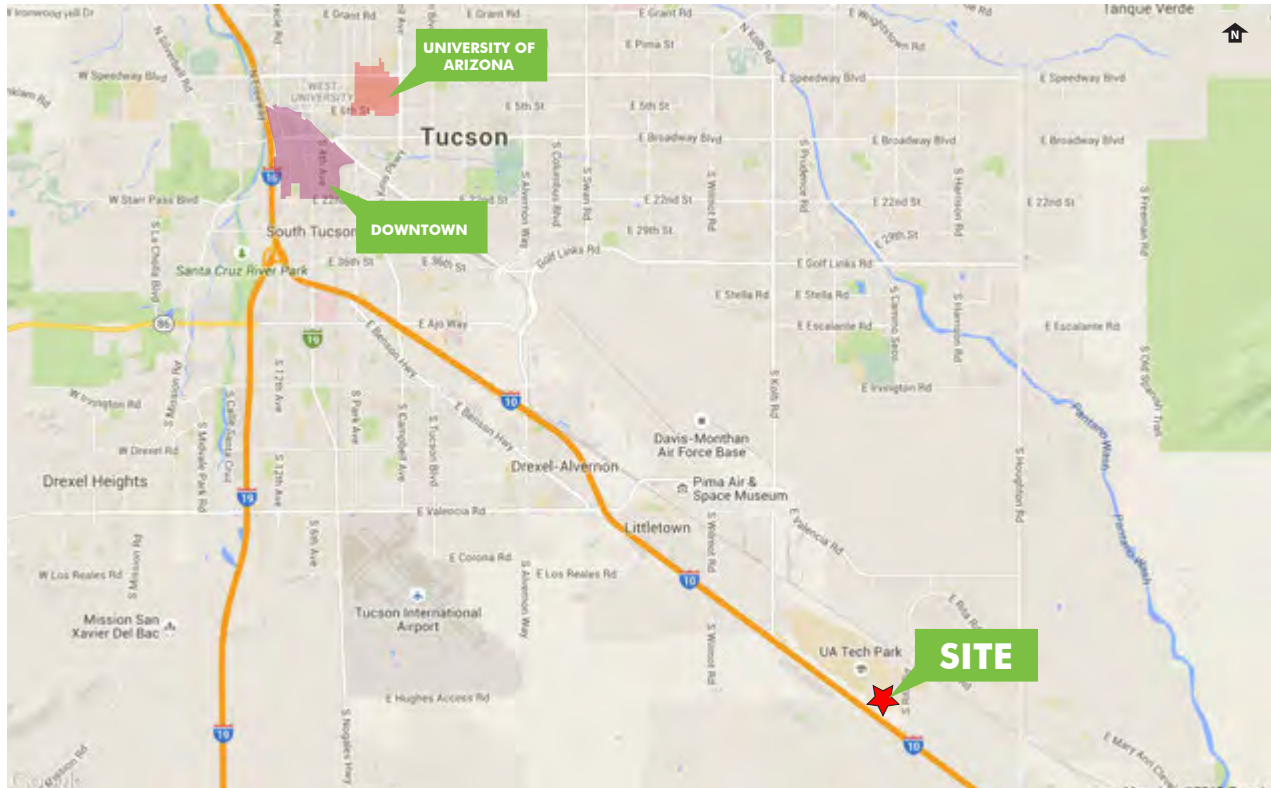
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## MAP



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