



## 3061 S KINNEY RD, TUCSON, AZ 85713, USA

<https://rehomes.us>

Formerly a nail parlor with extra plumbing and electric accommodations that would suit any spa type of business. Can also work well for any retail or office types of business. The space includes a bathroom and shared kitchen/break room. The entrance is through a very pleasant courtyard and the Tucson Estates Plaza provides a large [...]

- Retail
- Common Interest
- 732.00 sq ft



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### Basics



**Category:** Common Interest  
**Lot size:** 1800.00 sq ft  
**Days On Market:** 3  
**Area:** 732.00 sq ft  
**Municipality/Zoning:** Tucson - B2  
**Township:** 14  
**Freeway/Highway:** 2.1 - 5 Mile

**Type:** Retail  
**Year built:** 1972  
**List Price/SqFt:** 0.02  
**Lot Acres:** 0.04 acres  
**Lot Dimensions:** 30 X 60  
**Retail Use:** Retail Other,Street Retail

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## Description

**Legal Description:** Tucson Estates Unit 4 Lot 42

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## Building Details

**Lot Features:** Borders Common Area,North/South Exposure,Subdivided  
**Parking:** Free, Paved Parking, Public Parking, Shared  
**Fence:** None

**Roof:** Built-up  
**Construction:** Concrete Block  
**Construction Status:** Existing

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## Miscellaneous

**Compensation Disclaimer:** The listing broker's offer of compensation is made only to participants of the MLS where the listing is filed.

**# Of Units Total:** 1

**Restrictions:** CC&R

**Electric:** Electric Company: TUCSON ELECTRIC

**Section:** Pima, 26

**Range:** 12.00

**Road Type:** Paved

**Co-op Fee:** \$3

**Landscape - Front:** Other: None, COURTYARD

**Direction:** S

**Accessibility Option:** Entry

**Fire Protection:** Included in Taxes

**Property Disclosures:** Lead Based Paint



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## Listing Office

<b>Listing Office ShortId:</b> 83	<b>ListingOfficeName:</b> Advanced Capital Realty, Inc.
<b>Listing Office Phone:</b> (520) 327-8758	<b>Listing Office Address:</b> 5151 E. Broadway Blvd., Suite 1600, Tucson, AZ 85711

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## Units Information

<b>Unit Information: Retail:</b> Strip Center	<b>Unit Information: Office:</b> Other
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## Amenities & Features

<b>Sewer:</b> Connected	<b>Features:</b> Wet Bar
<b>Green Features:</b> Bath Exhaust Out	<b>Main Cooling:</b> Central Air
<b>Main Heating:</b> Forced Air	<b>Security:</b> Window Bars
<b>Water Heater:</b> Natural Gas	<b>Gas:</b> Natural
<b>Total Parking:</b> 15	

