

Mission Plaza

NWC Swan Rd & Speedway Blvd

Tucson, AZ 85712



Mission Plaza

NWC Swan Rd & Speedway Blvd | Tucson, AZ 85712

For Lease

Property Features

Available	±1,587 SF, ±2,800 SF
Lease Rate	Contact Agent
NNN Charges	Est. \$4.50/SF
Zoning	C-2, City of Tucson

Traffic Counts

Speedway Blvd	39,863 AADT (2023)
Swan Rd	27,105 AADT (2023)

Source: PAG

Property Overview

- + Center boasts the top producing Sprouts Farmers Market (per Ownership)
- + Located at the busy intersection of Speedway Blvd & Swan Rd with a total of ±69,300 vehicles per day
- + Excellent east central location, only ±4 miles from the University of Arizona and ±2.5 miles from Park Place Mall

Demographics

2024 Estimates	Population	Daytime Population	Households	Avg Household Income
1 mile	16,968	16,935	8,401	\$65,208
3 miles	119,929	138,270	58,386	\$75,650
5 miles	279,028	352,245	129,303	\$77,856

Source: ESRI

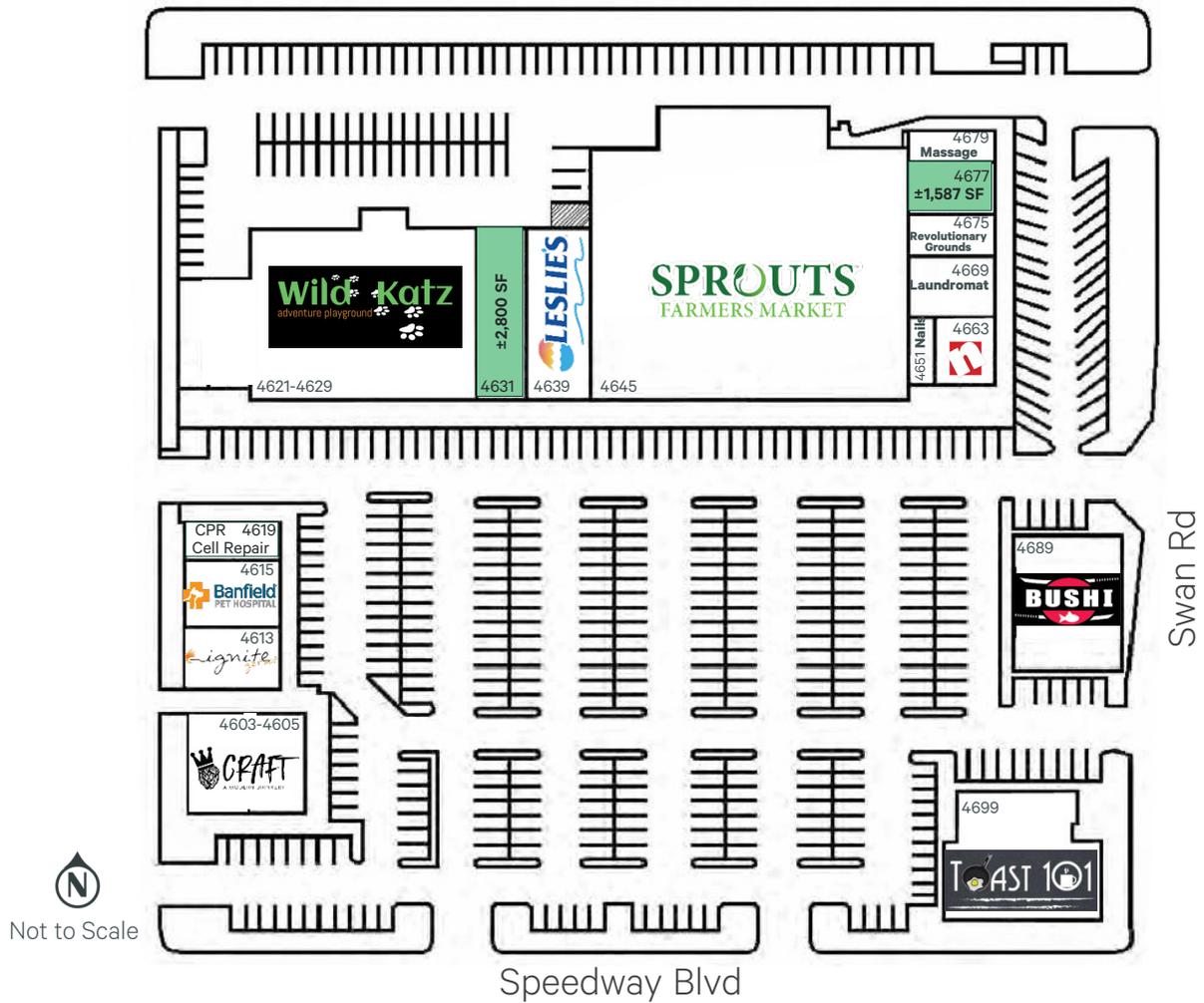


Mission Plaza

NWC Swan Rd & Speedway Blvd | Tucson, AZ 85712

For Lease

Site Plan



Space #	Tenant Name	±SF	Space #	Tenant Name	±SF
4603-4605 E Speedway	Craft Modern Drinkery	4,582	4651 E Speedway	Luxury Nail Salon	960
4613 E Speedway	Ignite Fitness	2,800	4663 E Speedway	Nationwide Vision	2,520
4615 E Speedway	Banfield Pet Hospital	2,660	4669 E Speedway	Laundromat	1,972
4619 E Speedway	CPR Cell Phone Repair	1,200	4675 E Speedway	Revolutionary Grounds	1,404
4621-4629 E Speedway	Wild Katz	18,862	4677 E Speedway	Available	1,587
4631 E Speedway	Available	2,800	4679 E Speedway	Massage	840
4639 E Speedway	Leslie's Pool Supplies	4,000	4689 E Speedway	Bushi Restaurant	3,000
4645 E Speedway	Sprouts Farmers Market	32,734	4699 E Speedway	Toast 101	4,800

Mission Plaza

NWC Swan Rd & Speedway Blvd | Tucson, AZ 85712

For Lease



Not to Scale. All marks displayed on this document are the property of their respective owners.

Contact Us

Jesse Peron

Vice President

+1 520 323 5130

jesse.peron@cbre.com

© 2025 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable but has not been verified for accuracy or completeness. CBRE, Inc. makes no guarantee, representation or warranty and accepts no responsibility or liability as to the accuracy, completeness, or reliability of the information contained herein. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such marks does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.

www.cbre.com/tucson

