

# Mall at Sierra Vista

Outparcel Pads Available

SWC Avenida Cochise & AZ SR 92

Sierra Vista, AZ 85635



**Property Details**

Available Size	±1.21 Acres (±52,549 SF)	±1.65 Acres (±71,666 SF)
Assessor Parcel No.	101-16-040	105-16-044
Pricing	Contact agent	
Zoning	GC General Commercial	
Major Tenants	Cinemark, Dillard's, Best Buy, Southwest Cancer Treatment Center	
Traffic Counts	AZ SR 92 25,442 AADT (2023)	Avenida Cochise 8,835 AADT (2023)

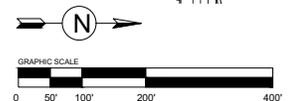
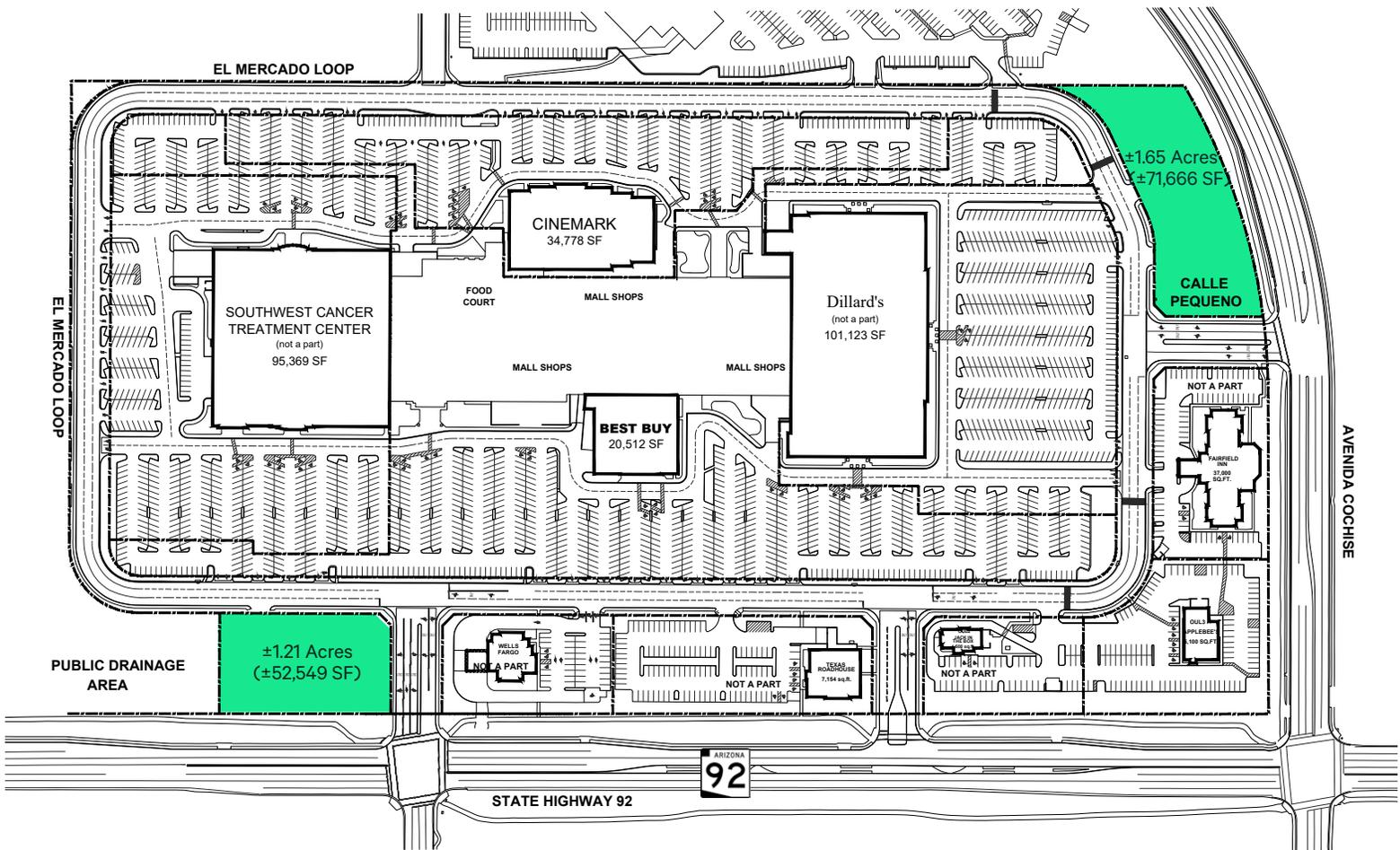
Source: ADOT

**Demographics**

2024 Estimate	1 Mile	3 Miles	5 Miles
Population	5,347	39,004	49,940
Avg Household Income	\$98,927	\$98,837	\$95,430
Households	2,540	17,336	22,062
Daytime Population	6,183	39,066	48,713

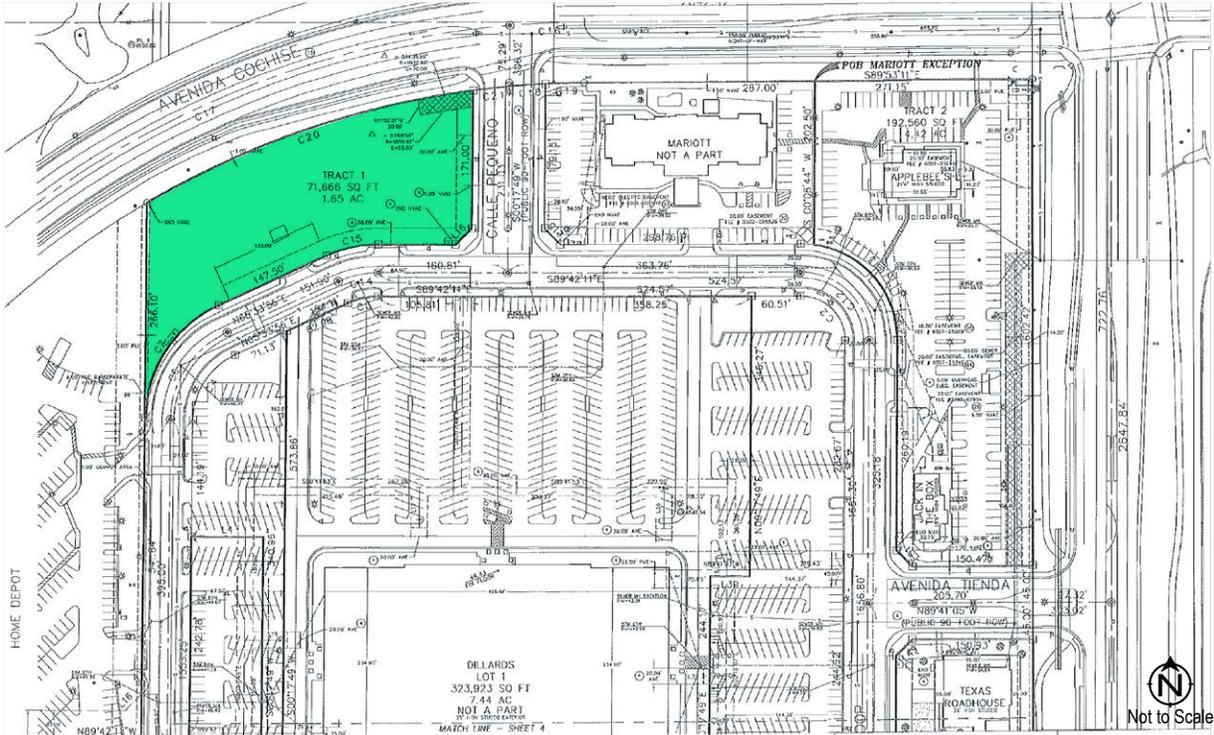
Source: ESRI

**Site Plan**

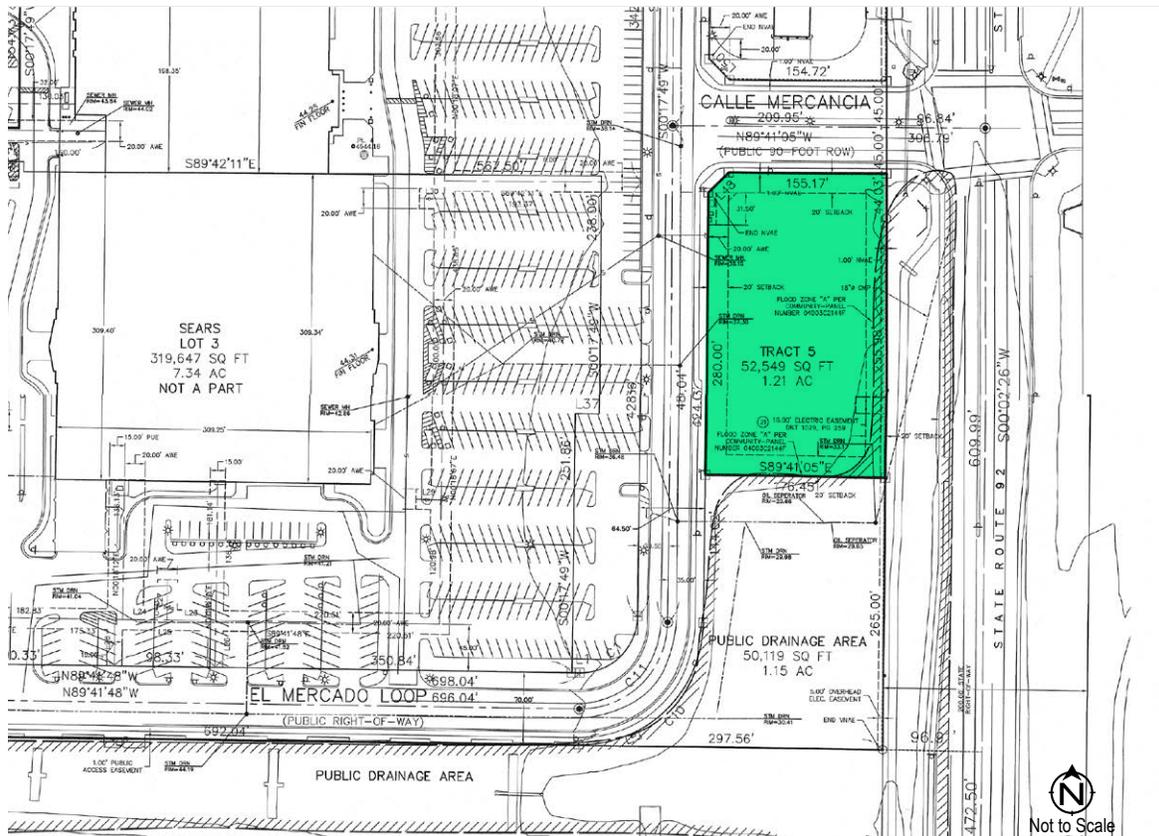


ALTA Plans

±1.65 Acres (±71,666 SF)



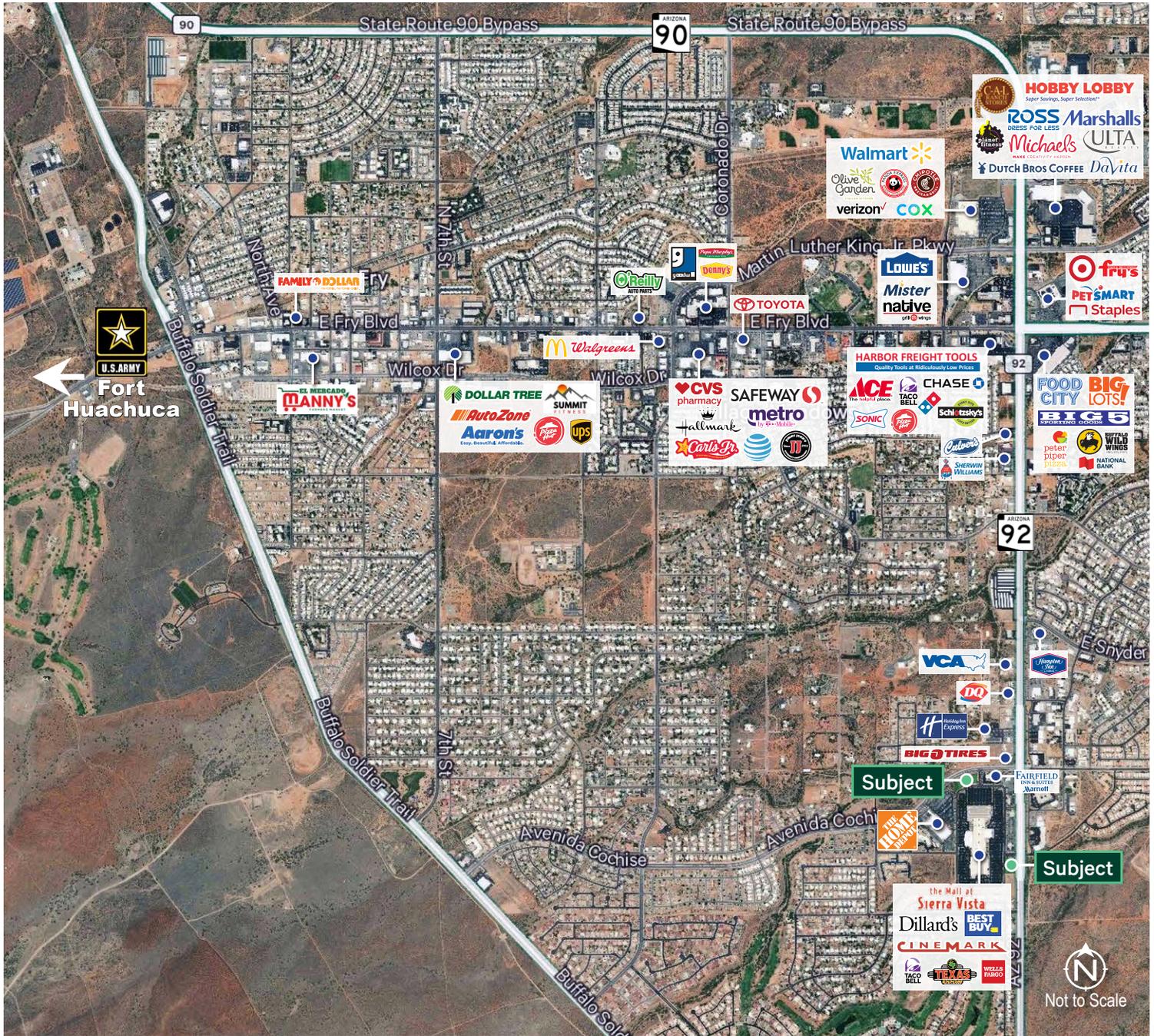
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# For Ground Lease or Sale



## Contact Us

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