



## Existing Day Care Facility in Central Tucson

2% commission to the Selling Office

510 W Pelaaar Drive , Tucson AZ 85705



MLS:22424968

PRICE:\$325,000.00



Full Baths: 2  
Lot Size: .16 Acre  
Sqft: 1330

Year Built: 1975  
Parking: 7 Cars  
Floors: 1

### PROPERTY FEATURES:

- Central A/C
- Bonus/Rec room
- Refrigerator
- Dryer
- Yard
- Central heat
- Office/Den
- Stove/Oven
- Laundry area - inside
- Tile floor
- Dishwasher
- Washer
- Balcony, Deck, or Patio

### OTHER FEATURES:

- outdoor play equipment
- large walled rear yard

### PROPERTY DESCRIPTION:

Existing Day Care facility designed to accommodate a wide range of cliental. 'Turn Key' facility with 2 year old HVAC and mini-split, detached studio or office, gated circular driveway and ample parking. Located on a long cul-de-sac with a large end turnaround for EZ drop-off and pickup.

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