

415 S. Main Street | Cottonwood, AZ

Retail and Warehouse Space Available

Highlights:

- *Main Street Visibility: Prime frontage near national retailers*
- *Easy Access: Center turn lane, two entrances, 30 parking spaces*
- *Warehouse and Loading: Warehouse space with two loading docks*
- *C-1 Zoning: Retail, service, medical and office uses*

KELLY & CALL COMMERCIAL
Real Estate and Business Brokerage

Kelly & Call Commercial
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Lease:
$12.44/ SF NNN

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Property Overview

Suite A at 415 S Main Street offers 3,288 square feet of commercial space on Cottonwood's main thoroughfare, surrounded by national retailers, banks and restaurants. The suite pairs an open front area with direct access to warehouse space, an office, and a breakroom. Two loading docks support businesses that receive, store or ship inventory.

C-1 zoning accommodates a range of light commercial uses, including retail, personal services such as a salon, cleaners or fitness studio, medical or dental offices, and professional office space. A center turn lane on Main Street, two entrances and 30 paved parking spaces make the property easily accessible.

For tenants planning long term, the owner will also consider a lease to own agreement.





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