

FOR LEASE | JEFFERSON PLAZA

3150-3170 Jefferson Blvd., West Sacramento, CA 95691



KANNON KUHN

Dir: 916.677.8185

Cell: 916.751.6984

kannon.kuhn@tricommercial.com

CalDRE #02079314

JOHN HYNES

Dir: 916.677.8184

john.hynes@tricommercial.com

CalDRE #02077645

BRYAN WIRT

Dir: 916.677.8151

Cell: 916.801.0521

bryan.wirt@tricommercial.com

CalDRE #00665363

TRI Commercial Real Estate Services 532 Gibson Drive, Suite 200, Roseville, CA 95678



FOR LEASE JEFFERSON PLAZA

PROPERTY SUMMARY

3150-3170 Jefferson Blvd.
West Sacramento, CA



PROPERTY HIGHLIGHTS

- Suite 115: ±1,919 SF
- Suite 150-155: ±2,568 SF
- Suite 160-165: ±2,357 SF
- Suite 200/2nd Floor: ±3,845 SF
- Vacant Land: ±1.88 Acres
- Zoning C-1, West Sacramento
- Offsite improvements, curb, gutter and sidewalk are in
- Within 3-miles there are 3 proposed planned unit developments: Yarbrough (3,000 units), Yarbrough (3,000 units), and Liberty (1,503 units)

OFFERING SUMMARY

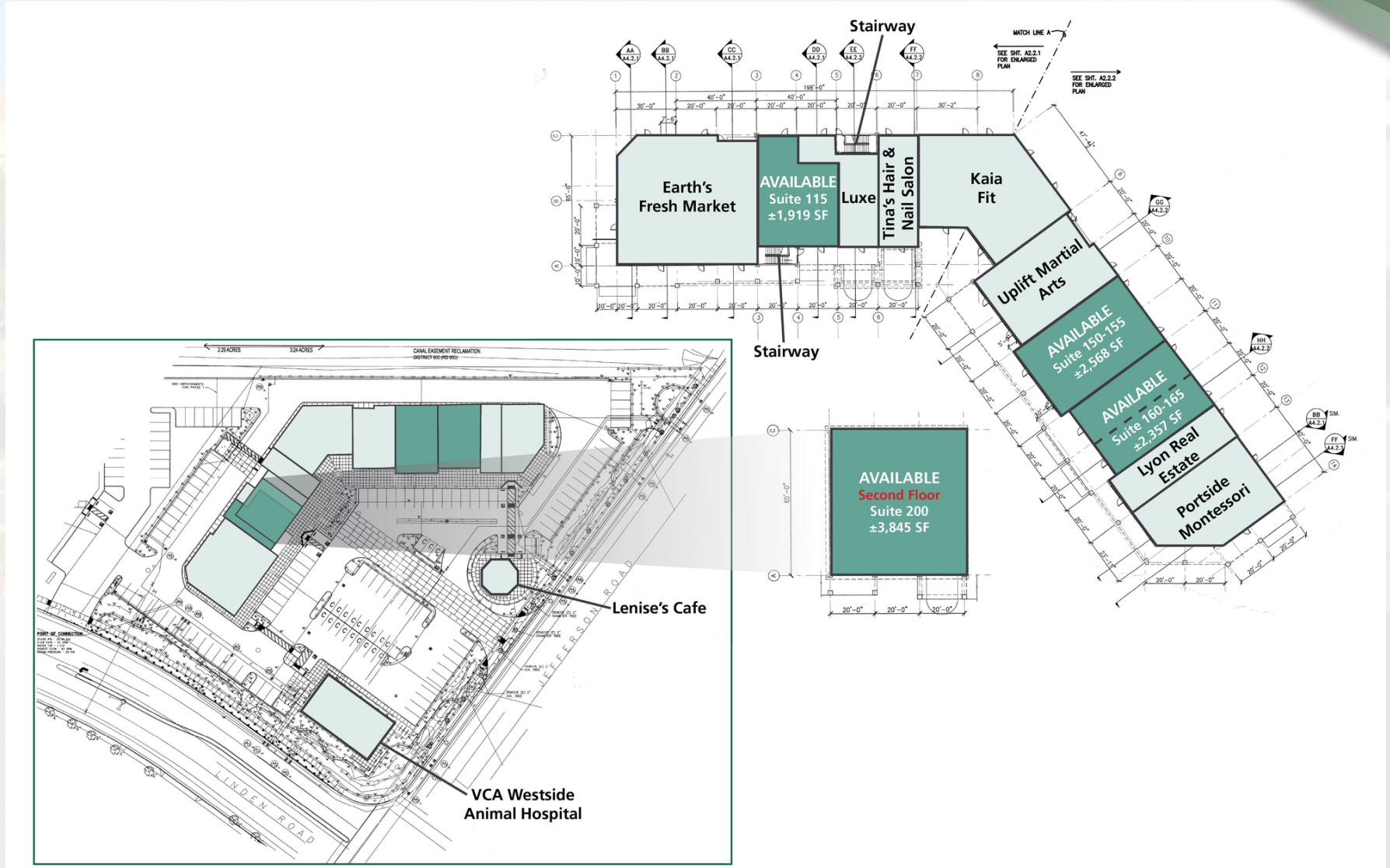
Lease Rate:	\$1.50 - 1.75 SF/month (NNN)
Available SF:	±1,919 - 3,845 SF
Vacant Land:	±1.88 Acres (Call for Details)

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	3,305	24,463	74,770
Total Population	8,851	61,880	176,584
Average HH Income	\$84,327	\$76,549	\$74,164

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SITE PLAN

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PROPOSED DEVELOPMENTS

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ADDITIONAL PHOTOS

3150-3170 Jefferson Blvd.
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LOCATION MAPS

3150-3170 Jefferson Blvd.
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