

CNS STEEL | 357 EAST PAIGE AVE, TULARE, CA 93274

Executive Summary



LEASE RATE **\$8,500 PER MONTH**

PROPERTY OVERVIEW

17,000 SqFt with office and yard, asking for 3 year lease, \$8,500 per month

OFFERING SUMMARY

Available SF:	17,000 SF
Lease Rate:	\$8,500 per month (MG)
Lot Size:	2.0 Acres
Year Built:	2006
Building Size:	17,000 SF
Zoning:	M2 Industrial

PROPERTY HIGHLIGHTS

- Office
- Tool Room
- BIG BIG Bi-Pass Ground Doors
- 6" Slab

DEMOGRAPHICS

	1 MILE	5 MILES	10 MILES
Total Households	793	20,745	45,150
Total Population	2,723	69,580	141,501
Average HH Income	\$33,956	\$55,325	\$61,852

KYLE RHINEBECK SIOR

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Additional Photos



KYLE RHINEBECK SIOR

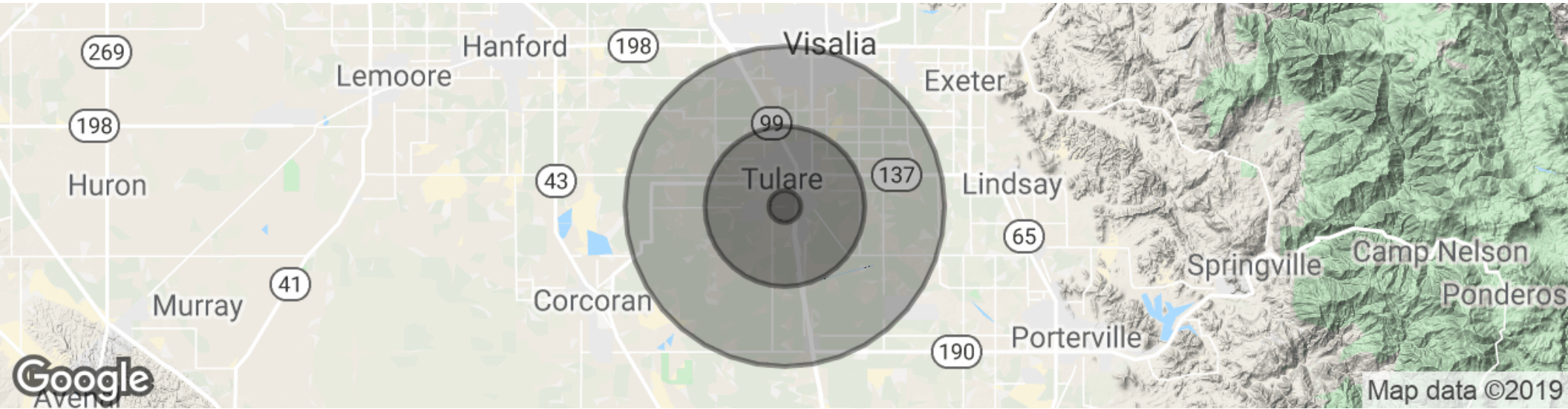
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Demographics Map & Report



POPULATION

	1 MILE	5 MILES	10 MILES
Total population	2,723	69,580	141,501
Median age	27.1	29.6	31.6
Median age (Male)	26.4	28.8	30.8
Median age (Female)	27.5	30.2	32.5

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total households	793	20,745	45,150
# of persons per HH	3.4	3.4	3.1
Average HH income	\$33,956	\$55,325	\$61,852
Average house value	\$175,262	\$250,601	\$262,014

* Demographic data derived from 2010 US Census

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