

Stockton Square Shopping Center

Aerial



STOCKTON SQUARE SHOPPING CENTER

6821, 6825, 6829 & 6833 Stockton Blvd., Sacramento, CA



PROPERTY DETAILS:

Property Location:

Stockton Square Shopping Center is located in the "Little Saigon" area of Sacramento on Stockton Blvd. along the two-mile stretch between Fruitridge and Florin Roads. There are several hundred restaurants and small businesses in this area. The center can be accessed from either Stockton Blvd. or 65th Street.

Lease Rate:

• \$1.25/SF/Month; NNN (\$0.38/SF)

Space Available:

• ±1,200 SF - ±4,900 SF

Property Features:

- ±100,787 SF Shopping Center consisting of 4 stand alone buildings
- Anchored by Asian Pearl Restaurant
- End Caps: Grey Shell + \$15 TIs. In-Line Spaces: Vanilla Shell
- Parking Ratio: 4.5/1,000
- Easy access to Highway 99

Demographics (2010):

	1-Mile	3-Mile	5-Mile
Population:	25,441	182,978	379,999
Avg HH Income:	\$47,717	\$48,727	\$60,332
Daytime Employment:	3,698	52,048	148,615

Traffic Counts:

Stockton Blvd:	North of 65th St.:	27,649 ADT,
	South of Elder Creek:	26,650 ADT

Contact Exclusive Agent:

Caroline Sun Lafler
 TRI Commercial Real Estate
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 (916) 677-8115
 BRE Lic. # 00717367

TRI Commercial Real Estate Services
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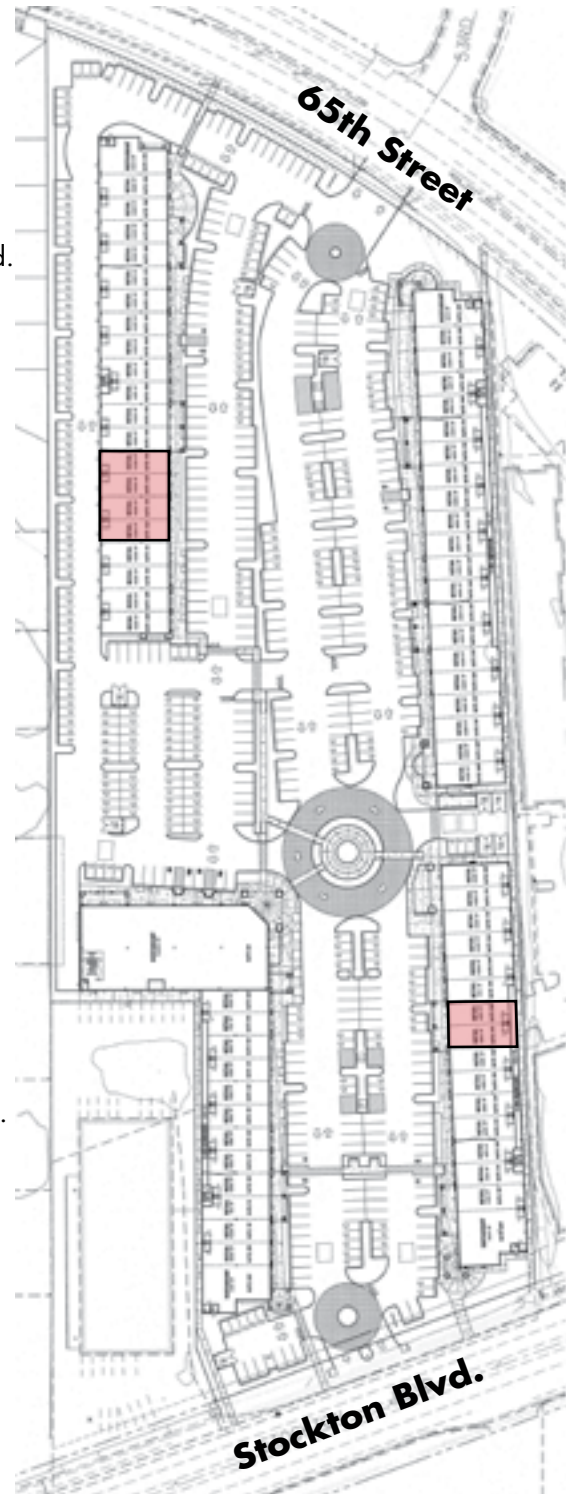
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Site Plan

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Pictures



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