



Property Details:

General Use	Retail
Specific Use	Neighborhood
Building Status	Existing
Construction Type	Brick/Block
Year Built/Renovated	1978 / 2002
Tenancy	Multi-Tenant
Parking Spaces	50
Parking Ratio	2.35

Total Estimated Population (2019)

< 1 Miles	12,131
< 3 Miles	96,933
< 5 Miles	262,231

Average Household Income (2019)

< 1 Miles	\$55,667
< 3 Miles	\$58,408
< 5 Miles	\$59,174

Sublease Information:

Traffic Count

Central Ave: 34,000 VPD Hwy 694: 132,000 VPD

Available	1,200 SF & 1,510 SF
Min Div	1,200 SF
Max Contig	2,710 SF
Lease Rate	\$25.00 per year NNN
Listing Use	Retail
Status	Active
Total Expenses	\$6.50



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