## FOR LEASE | ±6,364 SF FREESTANDING RESTAURANT 7820 Alta Valley Dr, Sacramento, CA 95823

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COMMERCIAL

Mr. Perry's

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# PROPERTY SUMMARY

7820 Alta Valley Dr Sacramento, CA



#### **PROPERTY HIGHLIGHTS**

- Second Generation Freestanding Restaurant
- Seats 150 People
- Close Proximity to Hwy 99 and Mack Road
- Highway Signage



#### **OFFERING SUMMARY**

Lease Rate:	\$8,600.00 Per Month
Lease Type:	NNN
Usable SF:	$\pm 5,500$ SF
Seating:	150 seats

DEMOGRAPHICS	1 MILE	2 MILES	3 MILES
Total Households	7,682	26,681	52,443
Total Population	22,468	85,228	171,577
Average HH Income	\$44,020	\$51,891	\$56,053

# **ADDITIONAL PHOTOS**

7820 Alta Valley Dr Sacramento, CA



The information in this document was obtained from sources we deem reliable; however, no warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein.

### **RETAILER MAP** 7820 Alta Valley Dr Sacramento, CA



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### LOCATION MAPS 7820 Alta Valley Dr

Sacramento, CA

ADOWVIEW	PARKWAY	Center Pk		Stockton Blud	F Power Inn Rd		French Rd	
DEMOGRAPHICS	1 MILE	2 MILES	3 MILES		Elsie Ave			
Total population	22,468	85,228	171,577					
Median age	29.8	30.1	29.9	HICK	20			
Median age (Male)	28.2	29.5	29.1		Power			
Median age (Female	e) 32.2	31.1	Mey 31.2	Bruceville Rd	Inn Ku			
Total households	7,682	26,681	52,443	lle Rd	1	Auberry Drit		
Total persons per HH	2.9	3.2	VAL 3.3	Y HI /- T				
Average HH income	\$44,020	\$51,891		AGUNA	131			
Average house value	e \$194,901	\$222,210	\$2 <mark>35,6</mark> 16		99	Calvine Rd		
Coogle			Calvine Ro			FID.		Map data ©2