

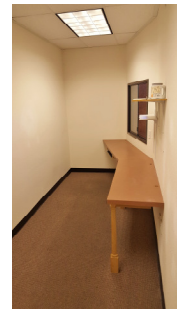
# Outstanding Retail Space with Great Visibility

## 960 sf Retail Suite - Available For Lease

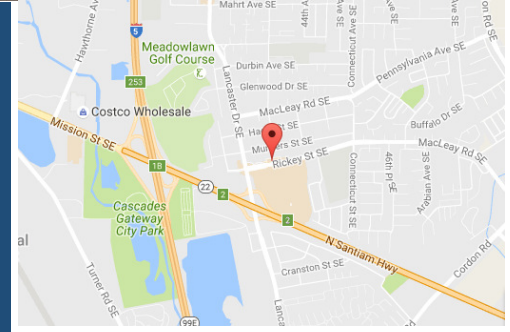
RICKEY STREET PLAZA 4155 Rickey Street SE, Suite 124 Salem, OR 97301



This terrific retail center in the South Lancaster area near Hwy 22 sits in a highly desirable retail trade area providing high traffic counts, proximity to retail, food and shopping options. Well positioned on a gateway to the south east neighbor-hoods, the center is directly across from a popular mall anchored by Shopko, Winco and Dollar Tree. Constructed in 2006, this property is in great condition and the space well-suited to a multitude of uses, with excellent visibility and signage. The tenant mix is designed to provide convenience to food, beverages and personal services to keep the center's patron traffic flowing.



**Suite 124**  
Space Available: 960 SF  
Rent: \$1.30-\$1.40  
Lease Type: NNN  
Retail - Strip Center  
Previously a clinic, suite has private offices, reception area and single ADA restroom.



### HIGHLIGHTS

- Constructed in 2006, in great condition
- Densely populated area just off Hwy 22 and I-5
- Great South Lancaster location
- Several suite options available
- High traffic and good tenant mix
- Excellent visibility and signage