

FOR LEASE RETAIL PROPERTY

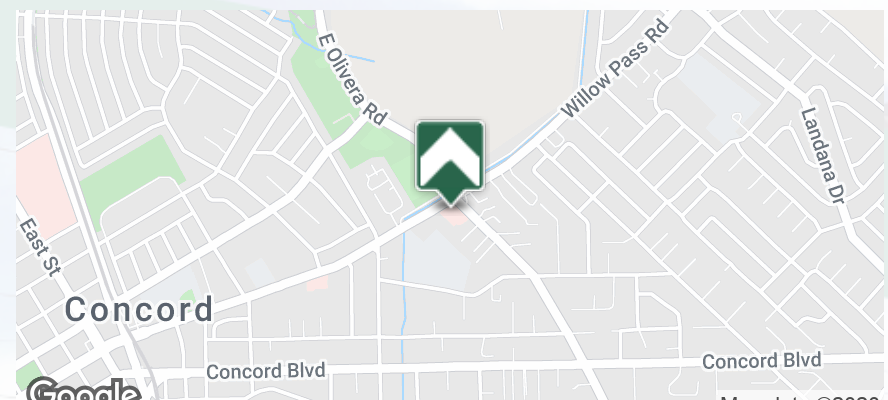
1895 Farm Bureau Rd, Concord, CA 94519

Endcap Space



FEATURES

- +/-3300 SF
- End-Cap
- Busy Corner
- Ample Parking
- Located at signalized intersection



For more information visit: www.tricommercial.com

John Sechser | CalDRE #00829597
Dir: 925.296.3368 | Cell: 925.698.4010
john.sechser@tricommercial.com

Ron Willet, CCIM | CalDRE #01834997
Dir: 925.296.3336 | Cell: 925.324.5333
ron.willet@tricommercial.com

TRI Commercial Real Estate Services / CORFAC International | 1777 Oakland Blvd Suite 220, Walnut Creek, CA 94596 | www.tricommercial.com

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EXECUTIVE SUMMARY

1895 Farm Bureau Rd



OFFERING SUMMARY

Available SF: 3,300 SF

Lease Rate: Please Call
Price Reduced
below \$2.00/sf

Lot Size: 0.28 Acres

Year Built: 1983

Building Size: 12,370 SF

Zoning: CMX

PROPERTY OVERVIEW

Located at a 4-way signalized intersection Across from Chevron, Willow Pass Community Park and Naval Weapons Station Re-development Site. Ideal egress & ingress to center. High traffic counts over 30,000 cars per day. Panel placement available.

Cross Street: Willow Pass Rd

PROPERTY HIGHLIGHTS

- +/-3300 SF End-Cap
- Busy Corner
- Ample Parking
- Signalized intersection

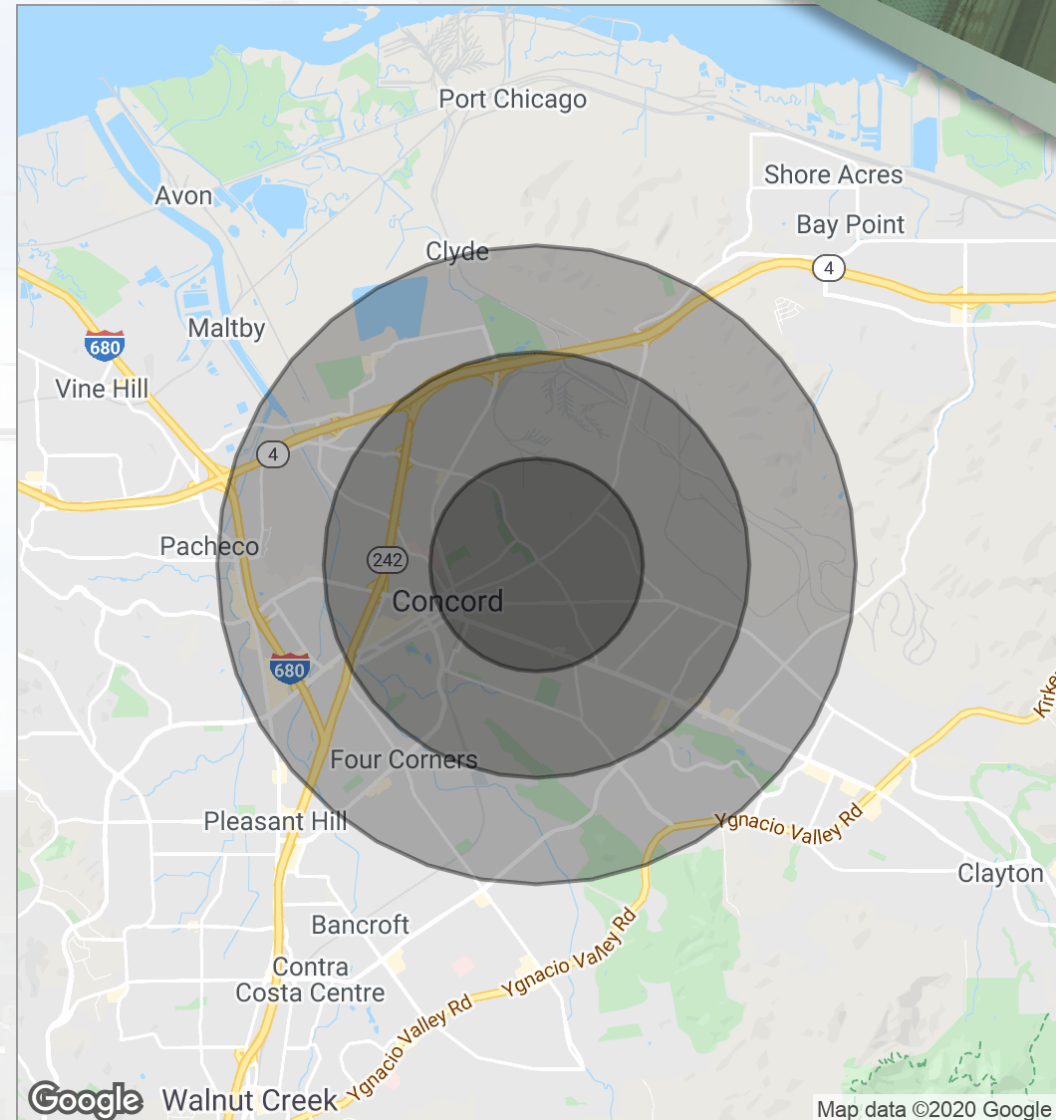
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DEMOGRAPHICS & MAP

1895 Farm Bureau Rd

POPULATION	1 MILE	2 MILES	3 MILES
Total population	16,463	60,939	114,095
Median age	35.3	36.6	36.9
Median age (Male)	33.0	34.7	35.2
Median age (Female)	37.6	38.3	38.7
HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total households	5,872	22,376	42,212
# of persons per HH	2.8	2.7	2.7
Average HH income	\$81,825	\$76,924	\$77,057
Average house value	\$469,094	\$491,313	\$490,173
ETHNICITY (%)	1 MILE	2 MILES	3 MILES
Hispanic	27.7%	29.2%	30.7%
RACE (%)	1 MILE	2 MILES	3 MILES
White	74.1%	68.8%	66.1%
Black	2.9%	3.3%	3.3%
Asian	9.4%	10.3%	11.3%
Hawaiian	0.3%	0.2%	0.5%
American Indian	0.9%	0.7%	0.5%
Other	9.2%	12.8%	14.3%

* Demographic data derived from 2010 US Census



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ADDITIONAL PHOTOS

1895 Farm Bureau Rd



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ADDITIONAL PHOTOS

1895 Farm Bureau Rd



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RON WILLET 925.296.3336

1895 Farm Bureau Rd



LOCATION INFORMATION

Building Name	Park Center
Street Address	1895 Farm Bureau Rd
City, State, Zip	Concord, CA 94519
County	Contra Costa
Signal Intersection	Yes



BUILDING INFORMATION

Year Built	1983
Signalized Intersection	Yes



PROPERTY HIGHLIGHTS

- +/-3300 SF
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