



Retail Space For Lease

2697 Florin Road, Sacramento, CA



8,260 Sq. Ft. Available

Asking Rent: \$1.00/NNN

We are pleased to offer the following space:

- ⇒ Excellent high visibility location, close proximity to light rail line
- ⇒ NEW HVAC
- ⇒ Abundant parking
- ⇒ High traffic
- ⇒ Street frontage
- ⇒ Three restrooms; One handicapped, Two Staff
- ⇒ 200 Amps 3 phase power
- ⇒ Huge backlit pylon sign

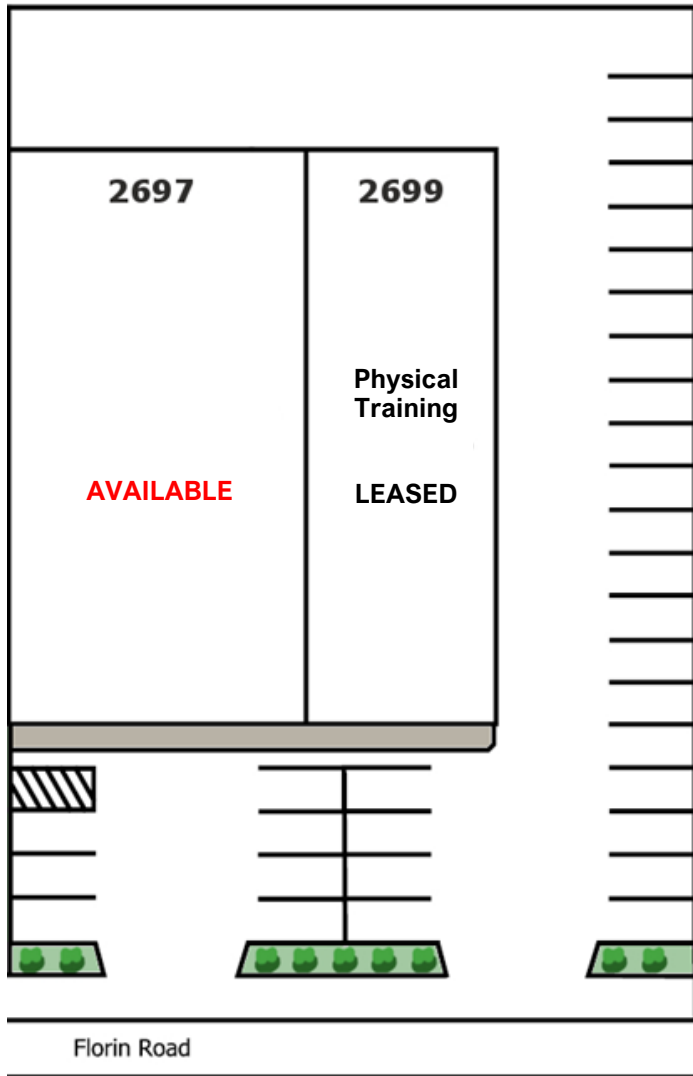


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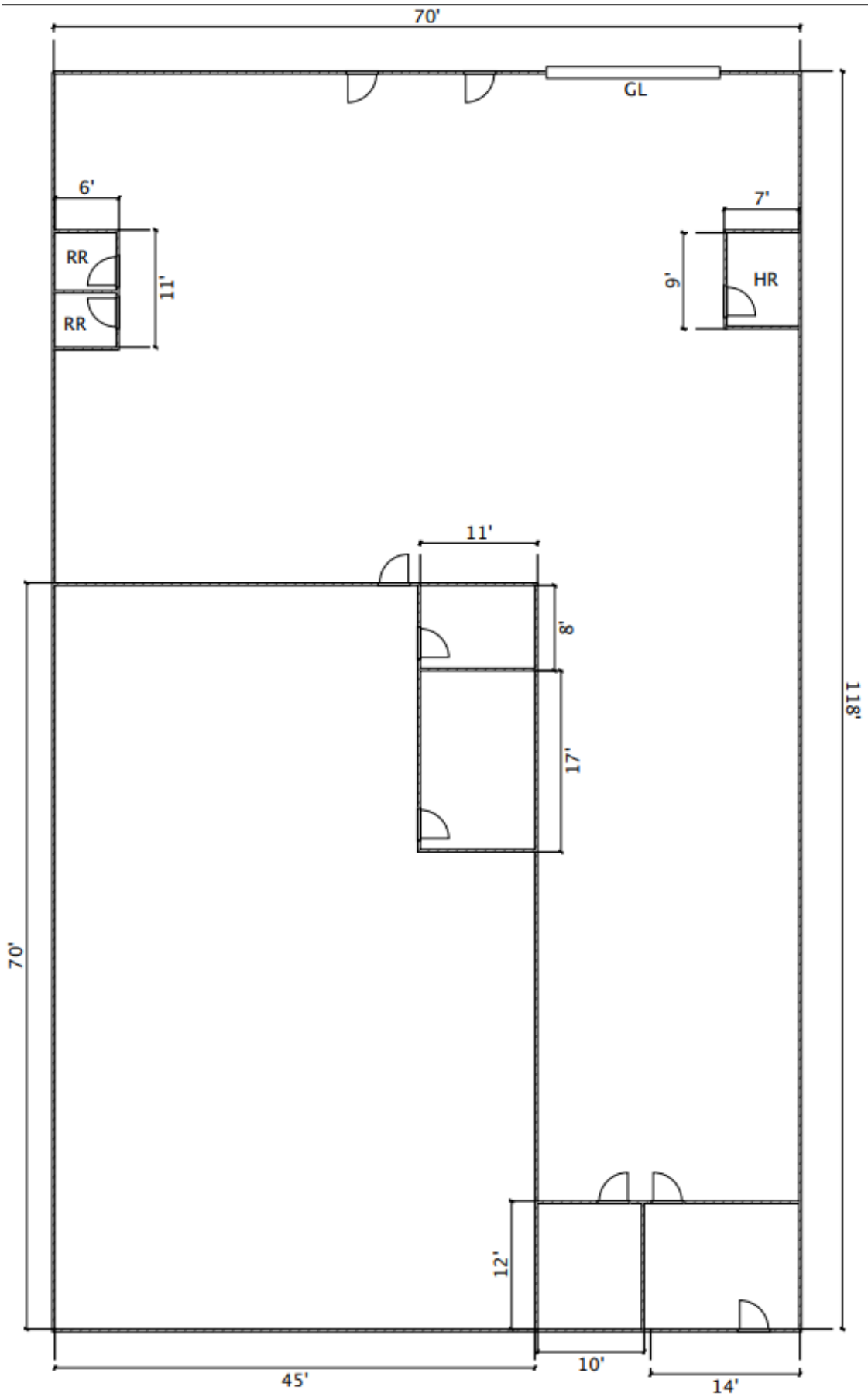
The information contained herein has been carefully checked and to the best of our knowledge is correct but we assume no liability for representations as to values or for errors or omissions in this statement. Client should carefully verify the above items of income and expenses and all other information contained herein.



BUILDING HIGHLIGHTS:

- ✦ Square Footage: 8,260 Square Feet
- ✦ Parking: 32 Parking Spaces
- ✦ One Fully Handicapped Restroom, Two Staff Restrooms
- ✦ Cars Per Day: 60,855

Between I-5 and Interstate 99 on heavy-traffic Florin Road



Aerial

