

FOR LEASE > RETAIL SPACE



# California Plaza Shopping Center

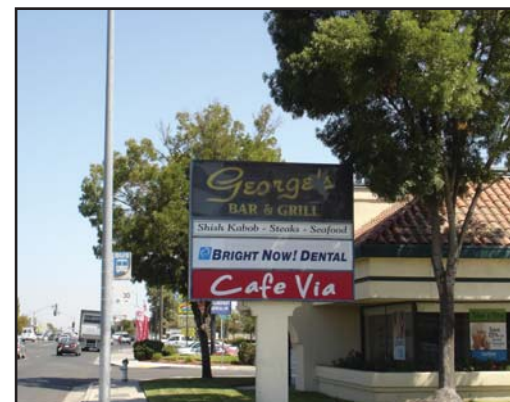
SEC BLACKSTONE & MAGILL AVENUES, FRESNO, CALIFORNIA



## Property Summary

California Plaza is located on Fresno's busiest commercial corridor, Blackstone Avenue. With the existing demographics and the day to day high traffic counts, coupled with little vacancy, California Plaza is main and main for retail business!

- High Traffic Counts: Over 75,000 cars per day!
- Major Arterial: Blackstone Avenue is a Major North/South Traffic Carrier!
- Ample Parking: Easy Access to all Tenants!
- Pole Signage Available!



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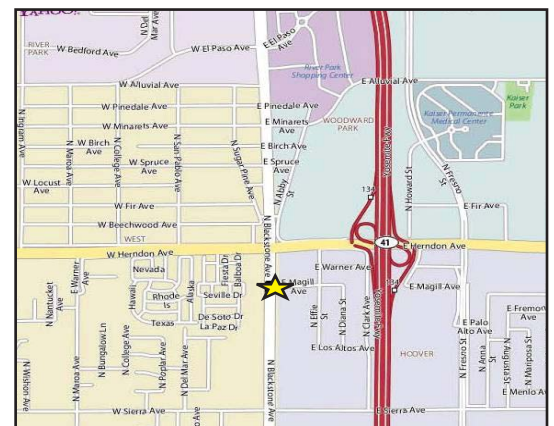


## General Information

- > Location: California Plaza Shopping Center at the SEC of Blackstone and Magill, Fresno, CA.
- > Asking Rent: Building "C": \$1.40 PSF, per month, NNN (\$0.47)  
Building "E": \$1.25 PSF, per month, NNN (\$0.47)
- > Customer Traffic: 75,000+ cars per day exposure!
- > Zoning: C-6, Commercial, City of Fresno.
- > Customer Demographics:

|          | Population | Avg. HH Income |
|----------|------------|----------------|
| 1 Mile:  | 13,336     | \$57,393       |
| 2 Miles: | 54,505     | \$70,817       |
| 3 Miles: | 109,427    | \$80,527       |

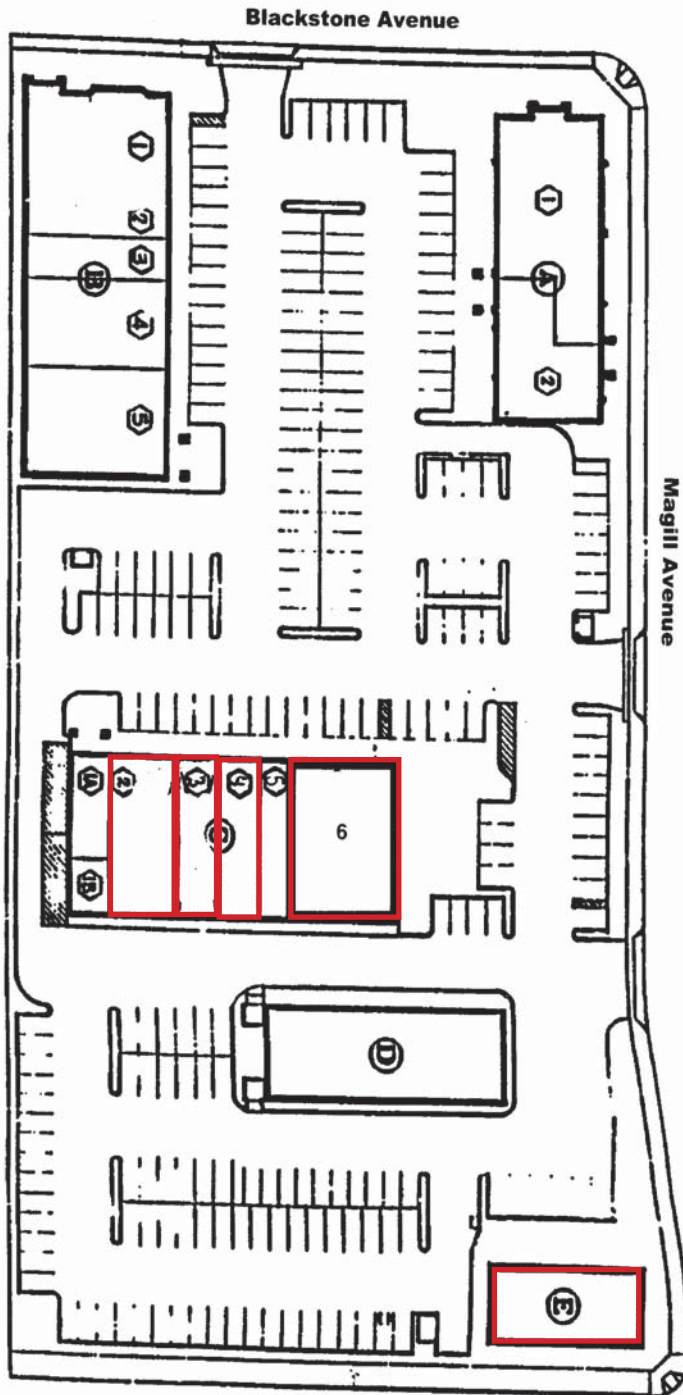
Source: Alteryx.com



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## Building A

1. Bright Now! Dental
2. George's Bar & Grill

## Building B

1. Mattress Land
2. Mattress Land
3. Original Thai Spa
4. Waffle Shop Restaurant
5. Imperial Garden Restaurant

## Building C

- 1A: Office
- 1B: Suite B: AT&T
2. AVAILABLE 2,448 SF
3. AVAILABLE 1,440 SF
4. AVAILABLE 1,440 SF (Turn-Key Beauty Salon)
5. Swim Suit West
6. AVAILABLE 3,384 SF

## Building D

1. C/CM Automotive

## Building E

1. La Bella Vita Photography (AVAILABLE 2,664 SF)

## Contact

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