

FOR LEASE > PRIME RETAIL SHOWROOM

5408 N. Blackstone Avenue

FRESNO, CALIFORNIA



Previous "Cash Advance" Space
NEC Blackstone and Barstow Avenues
Fresno, CA

Property Features

- > Prime Retail Pad Space!
- > High Traffic Intersection.
- > Grocery Anchor.
- > Surrounded by National Retailers.
- > Building Signage.
- > Flexible R-M-X Zoning.

FOOD MAXX

BIG 5
SPORTING GOODS

HobbyTown USA

Fosters
FREEZE

TITLEMAX



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Property Summary

Location: 5408 N. Blackstone Avenue, Fresno, CA

Size: 1,461 SF (Previous "Cash Advance" Space)

Anchor: FoodMaxx, Big 5, Hobbytown USA

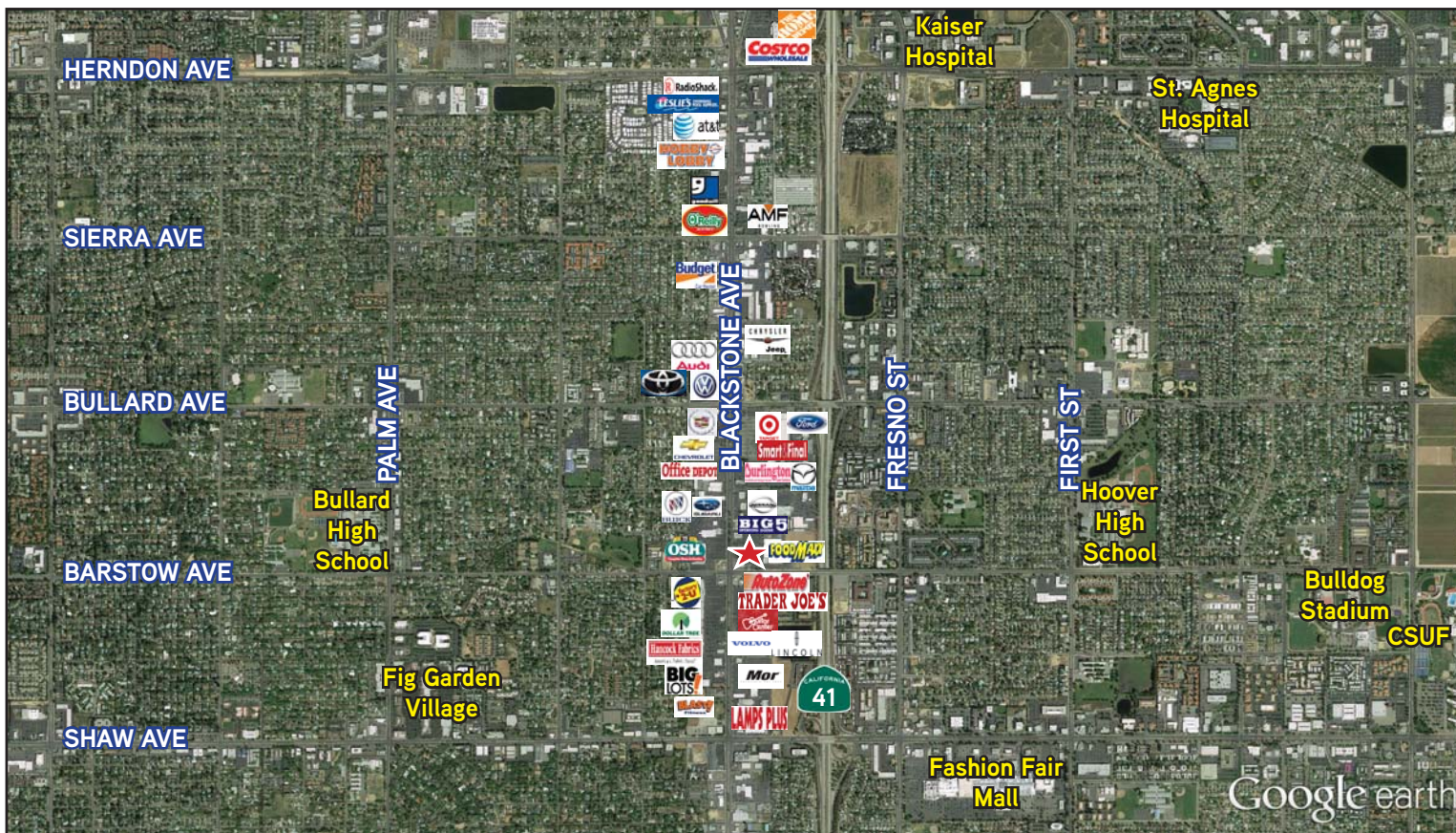
Zoning: R-M-X (Regional Mixed Use), City of Fresno

Customer Traffic: Blackstone Avenue - 35,000 cars per day
Barstow Avenue - 19,000 cars per day
Total Exposure - 54,000 cars per day

Customer Demographics:	Population	Avg. HH Income
1 Mile:	15,204	\$55,392
3 Miles:	142,805	\$60,649
5 Miles:	373,626	\$62,225
10 Miles:	683,337	\$64,940
20 Miles:	889,560	\$64,033

Availability: Immediate

Asking Lease Rate: See Broker



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