

1616 N. HARRISON STREET

STOCKTON, CALIFORNIA

Call Broker for Pricing



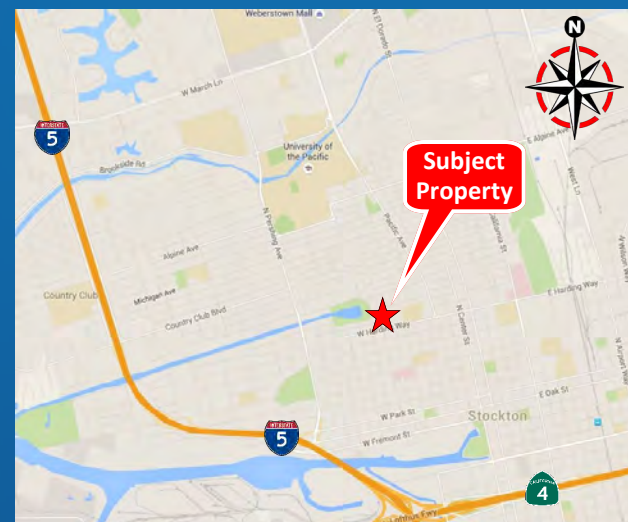
OFFICE SPACE FOR LEASE: ± 426 - $\pm 1,000$ SF AVAILABLE

AVAILABLE FEATURES:

- OFFICE SUITES WITH PRIVATE RESTROOMS
- GATED AND SECURED OFFICE BUILDING
- PARKING RATIO: 4:1000
- LOCALLY OWNED AND MANAGED
- NEAR STOCKTON'S MIRACLE MILE DISTRICT FEATURING PROFESSIONAL OFFICES, RESTAURANTS AND RETAIL AMENITIES
- LOCATED LESS THAN ONE MILE FROM ST. JOSEPH'S MEDICAL CENTER
- CONVENIENT ACCESS TO INTERSTATE 5

AVAILABLE:

- SUITE A - ± 426 SF
- SUITE B - ± 574 SF
- SUITES A & B CAN BE COMBINED TO ACCOMMODATE $\pm 1,000$ SF



EXCLUSIVE BROKER— OFFICE PROPERTIES:

ERICA FREY
ASSOCIATE
(209) 475-5127 DIRECT
ERICA.FREY@COLLIERS.COM
CA LICENSE NO. 01870735

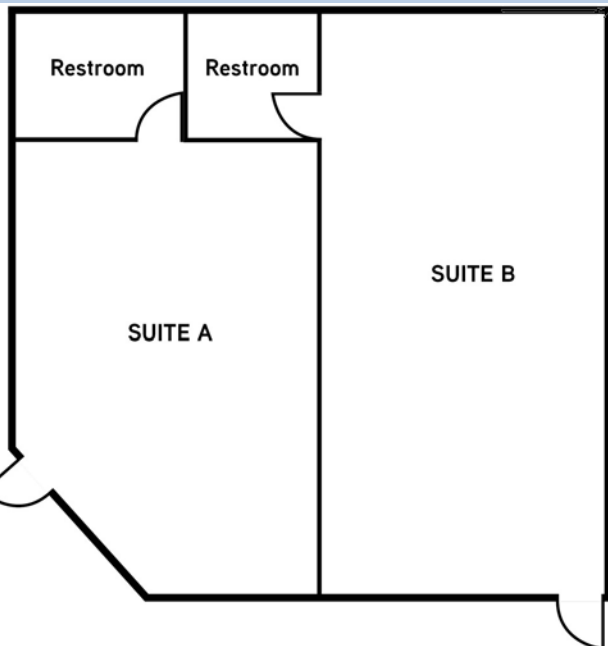


COLLIERS INTERNATIONAL
3439 BROOKSIDE ROAD, SUITE 108
STOCKTON, CA 95219
Ph: +1 209 475 5100
Fx: +1 209 475 5102
www.colliers.com

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DEMOGRAPHICS:

	<u>1 Mile</u>	<u>3 Mile</u>	<u>5 Mile</u>
Population			
2016 Estimate	19,874	145,092	307,927
2021 Projection	20,081	149,082	319,594
2016 Daytime Business	19,874	145,092	307,927
2016 Household Estimate	8,245	47,981	95,658
Income			
2013 Avg Household Income	\$52,176	\$50,435	\$56,795

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