FOR LEASE > RESTAURANT SPACE

"Golden Oak Village" Shopping Center

NEC HIGHWAY 41 & HIGHWAY 49, OAKHURST, CALIFORNIA



Property Features

> 2,800 SF Restaurant Available with Equipment & Bar!

CHASE 🕻

MET Cinema

- > Raley's/Dollar Tree/Form Fitness/Theater Anchors.
- > Gateway to Yosemite National Park!
- > Oakhurst's Regional Intersection.
- > Huge Parking Area!

Raley's

Bank of America

> Near Many Other National Retailers.

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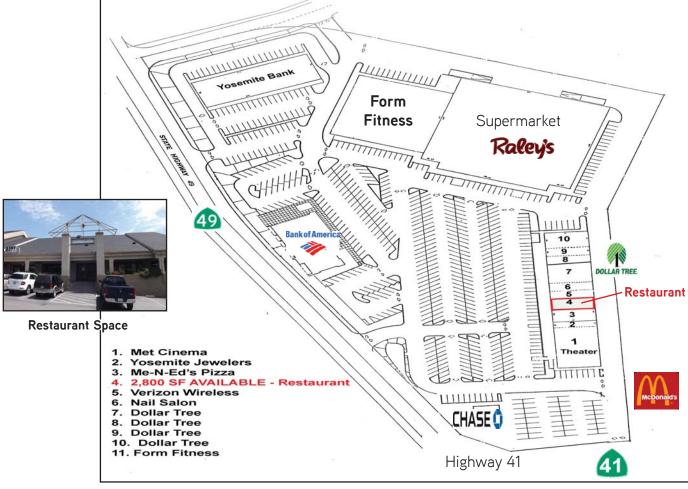
PREMIER REAL ESTATE



Property Summary

Anchors:	Raley's, Dollar Tree, Met Cinema, Form Fitness, Chase and Me-N-Ed's Pizza.
Availability:	2,800 s.f. restaurant.
Trade Area:	Approximately 60,000 people.
Visitors:	Yosemite Nat'l Park S. Gate: 1,825,000 visitors/year.
Customer Demographics:	PopulationAvg. HH Income3 Miles:6,046\$66,7385 Miles:10,905\$69,76010 Miles:20,447\$70,71120 Miles:37,881\$70,04730 Miles:65,427\$76,793
Customer	
Traffic:	HWY 41: 60, 800 cars per day (Cal Trans peak) HWY 49: 11,500 cars per day (Cal Trans peak)
Oakhurst Information: www.yosemitegold.com www.historichhwy49.com www.oakhurstchamber.com	
Rent:	\$1.15 NNN (In-Line)





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