



2070 Churn Creek Road

Haedrich & Co., Inc.
COMMERCIAL REAL ESTATE

Available Spaces!

2070 Churn Creek Road Redding, CA 96002



Property Description

Flexible uses and sizes at this highly visible center along Churn Creek Road in Redding! Perfect for professional office needing exposure along busy street or commercial retail tenant. One of the suites is improved with individual offices ready for immediate use! Ample parking and easy access from Churn Creek Road. Improved with glass storefronts and high ceilings! Ready for your vision and use!

Property Highlights

- High Exposure
- Great Spaces along Churn Creek Road
- High Traffic Street with Monument Sign

Ryan Haedrich, CCIM

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CalDRE #01747622

Spaces	Lease Rate	Space Size
Suite F	\$1.30 SF/month	1,280 SF

Property Tour

The information above has been obtained from sources believed reliable. While we do not doubt its accuracy we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness.

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Exterior Photos

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Property Tour

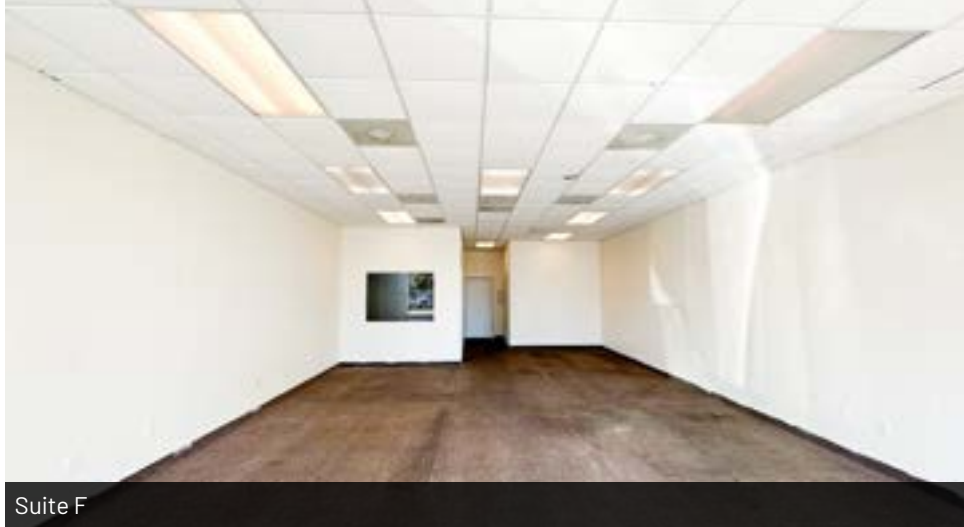
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Interior Photos

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Suite F



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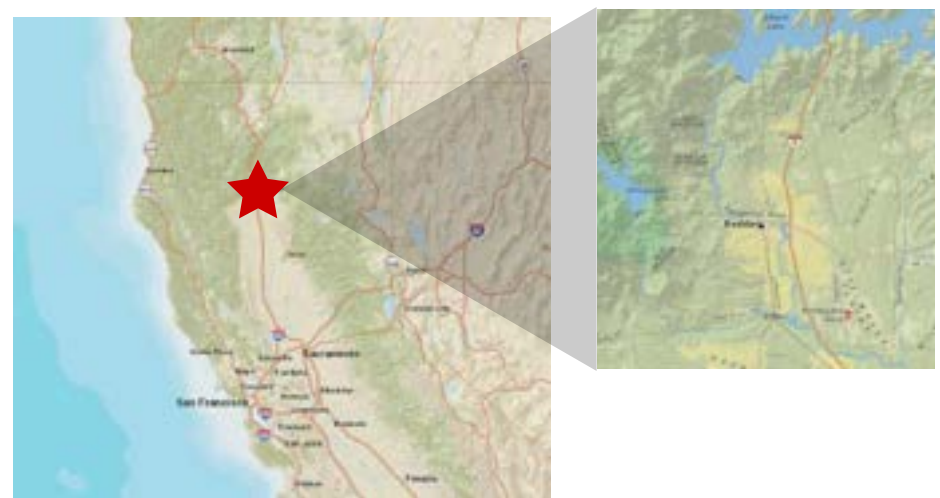
Location & Demographics

Redding, CA

As the largest California city north of Sacramento, Redding is nestled in the scenic heart of Northern California, amid rich culture and heritage, boundless recreation, and magnificent landscapes.

Redding is 545 miles north of Los Angeles; 162 miles north of Sacramento; 433 miles south of Portland, Oregon; and 592 miles south of Seattle, Washington. In addition, it is uniquely positioned as the midway point of the I-5 Corridor. As the retail hub for Shasta, Tehama, Trinity, and Siskiyou counties, Redding is the predominant central location for Northern California commerce. Shasta County alone has a population of approximately 182,000 people.

	Population 	Avg. Income 	Households 
One Mile	8,594	\$41,393	3,984
Three Miles	52,993	\$56,140	22,491
Five Miles	93,115	\$60,440	37,257





Acquisitions Leasing Consulting

Haedrich & Co., Inc. is a full-service commercial real estate firm established in 1985. As our primary mission, the firm seeks to professionally serve its clients in making well-educated decisions concerning the use, management, and operation, acquisition or disposition of commercial real estate. Members of our team are affiliated with The Appraisal Institute, International Council of Shopping Centers (ICSC), and Certified Commercial Investment Member (CCIM).

"We build our success on yours..."