



# INDUSTRIAL BUILDING ALONG STATE STREET

850 S. STATE STREET, UKIAH, CA 95482

101 N STATE STREET, | UKIAH, CA 95482 | WCOMMERCIALRE.COM

INDUSTRIAL PROPERTY FOR LEASE



FOR MORE INFORMATION:

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CALDRE #01414195

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## EXECUTIVE SUMMARY



## OFFERING SUMMARY

Lease Rate: \$3,250 / Month

Building Size: 3,200 SF

Lot Size: 0.27 Acres

Zoning: R-3

APN: 003-072-14

## PROPERTY OVERVIEW

Turn-key industrial property along highly visible State Street! Building has a front office along with a back warehouse space with multiple roll-up doors totaling approximately 3,200 square feet. The property has a large onsite parking lot just off State Street. Excellent opportunity for any service or retail/warehouse business looking for a great property in the heart of downtown Ukiah!



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AERIAL MAP



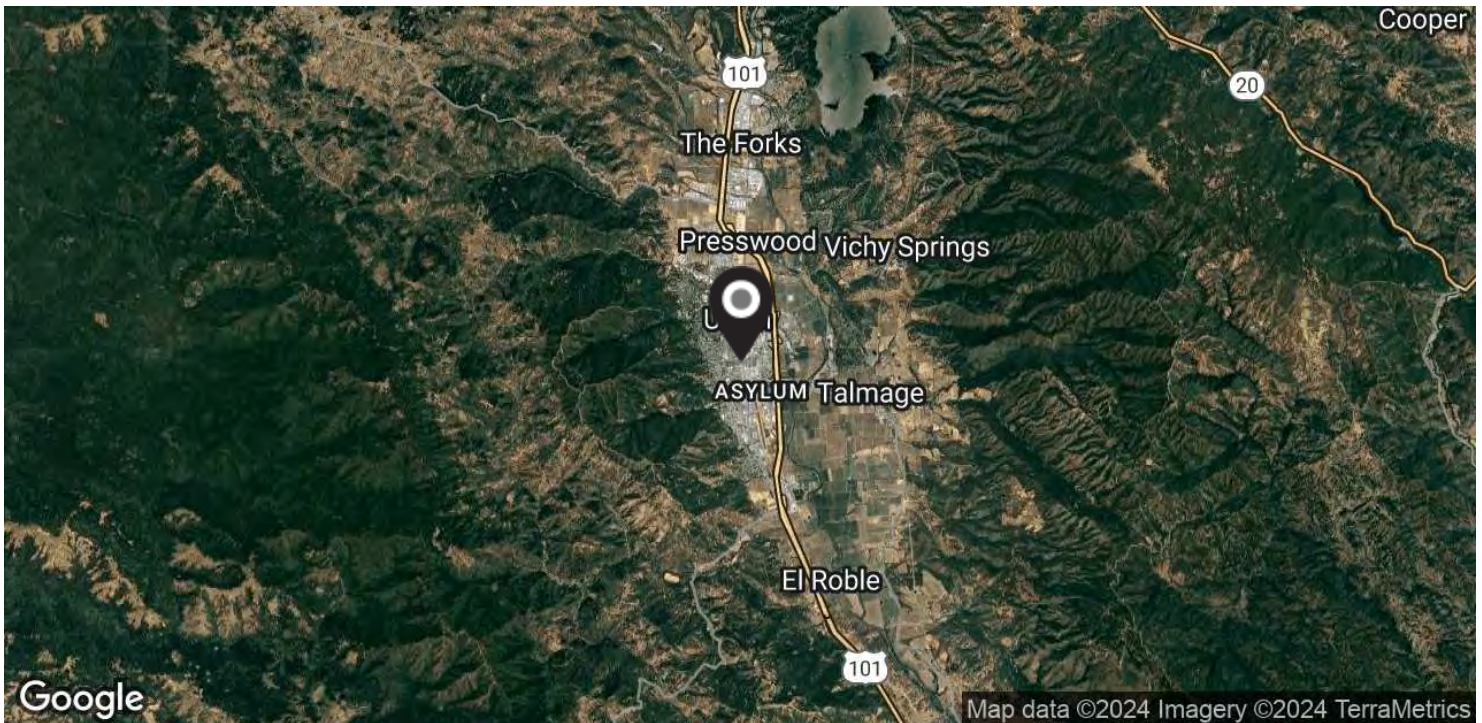
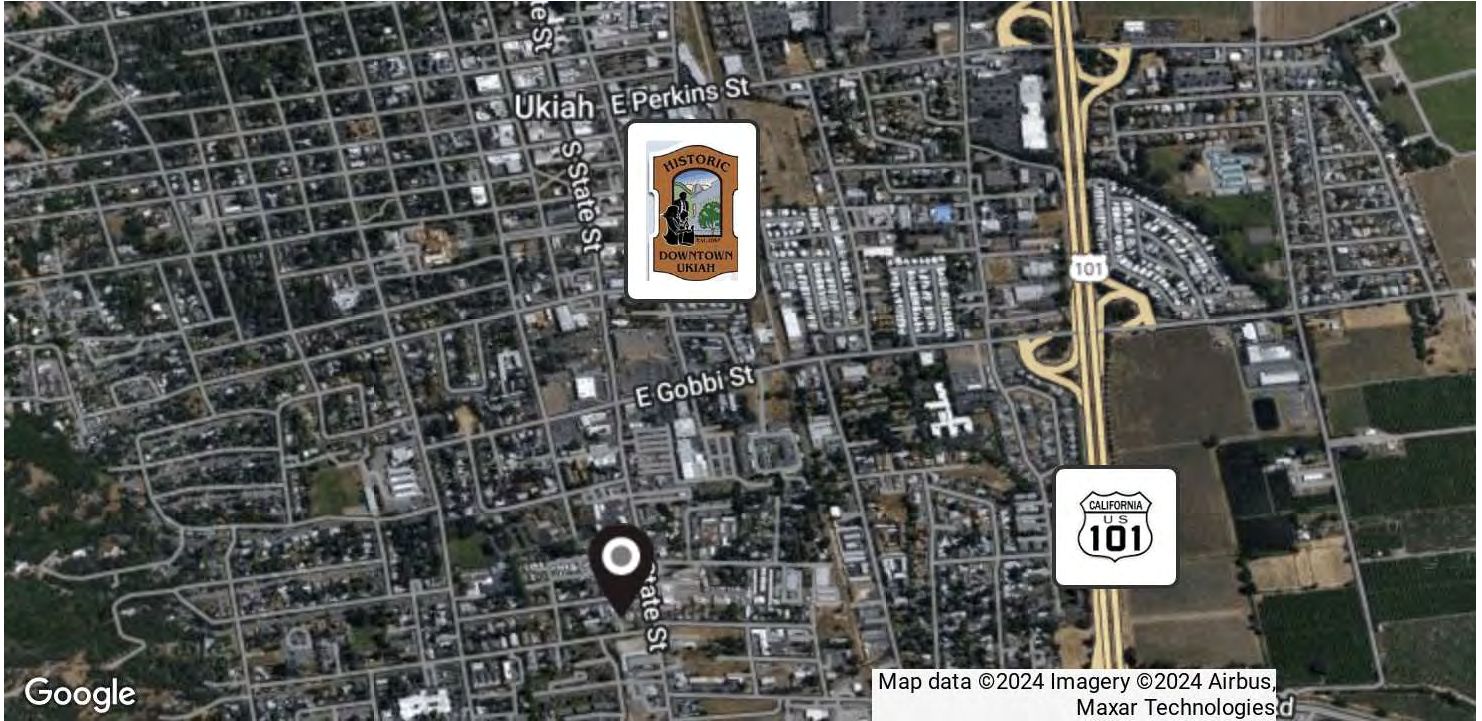
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LOCATION MAP



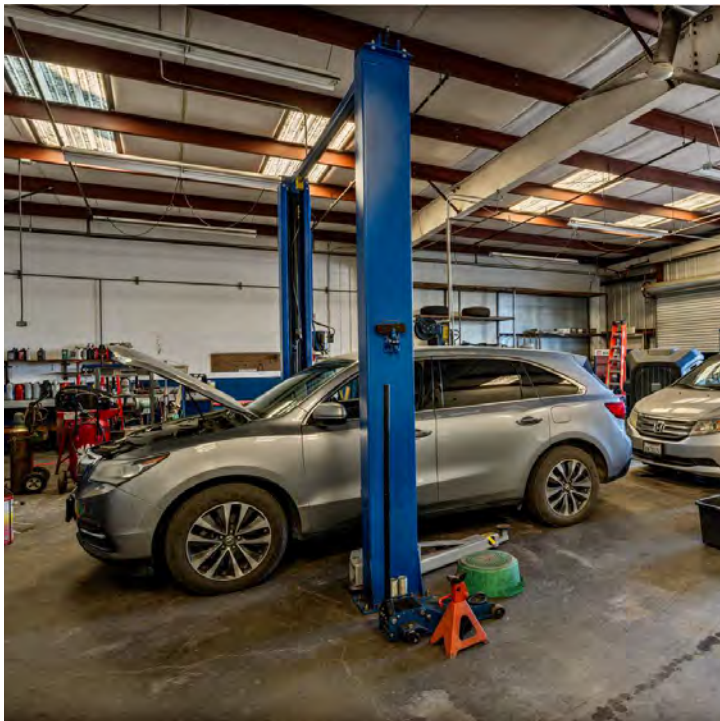
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## PHOTOS



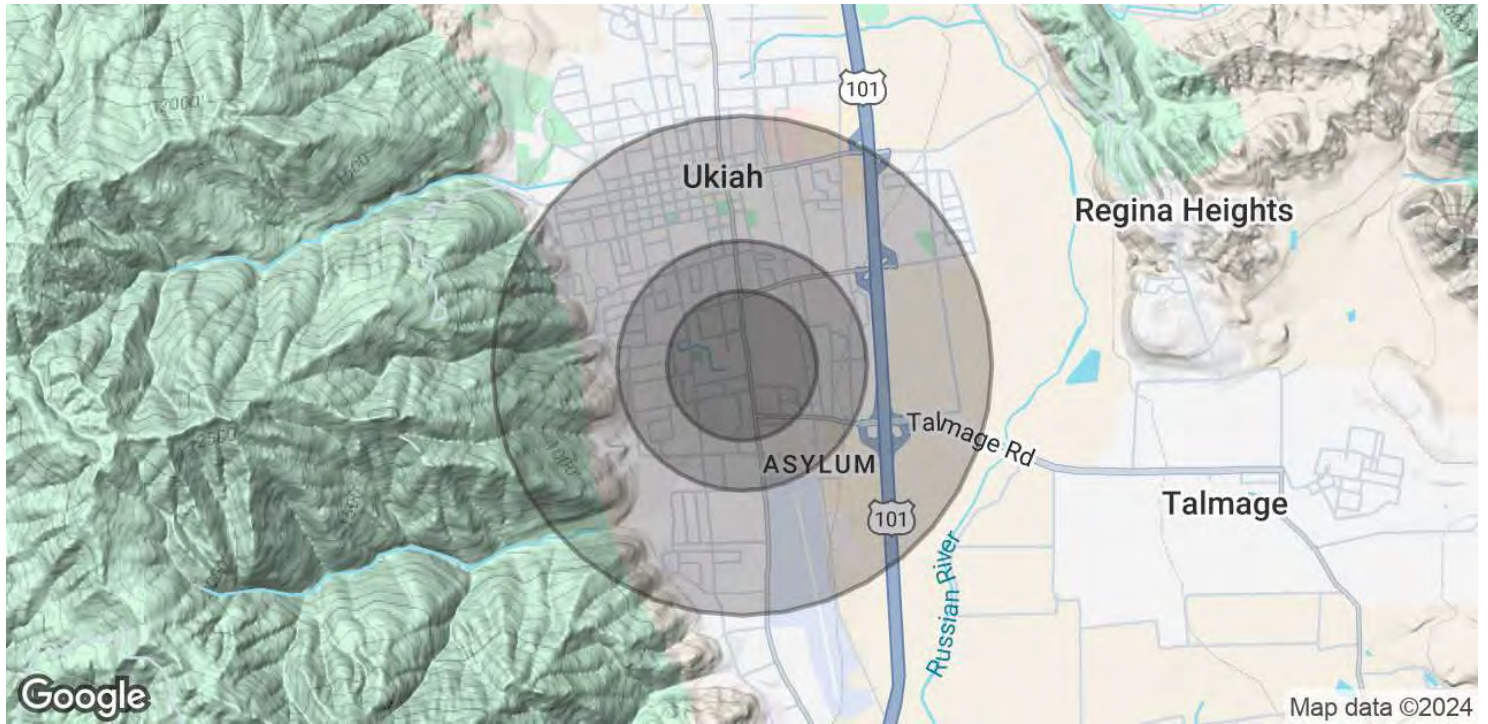
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## DEMOGRAPHICS MAP & REPORT



<b>POPULATION</b>	<b>0.3 MILES</b>	<b>0.5 MILES</b>	<b>1 MILE</b>
Total Population	1,956	4,871	11,032
Average Age	38	40	41
Average Age (Male)	36	38	39
Average Age (Female)	40	42	42

<b>HOUSEHOLDS &amp; INCOME</b>	<b>0.3 MILES</b>	<b>0.5 MILES</b>	<b>1 MILE</b>
Total Households	726	1,950	4,431
# of Persons per HH	2.7	2.5	2.5
Average HH Income	\$63,936	\$76,734	\$84,139
Average House Value	\$451,039	\$497,452	\$517,990

Demographics data derived from AlphaMap



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