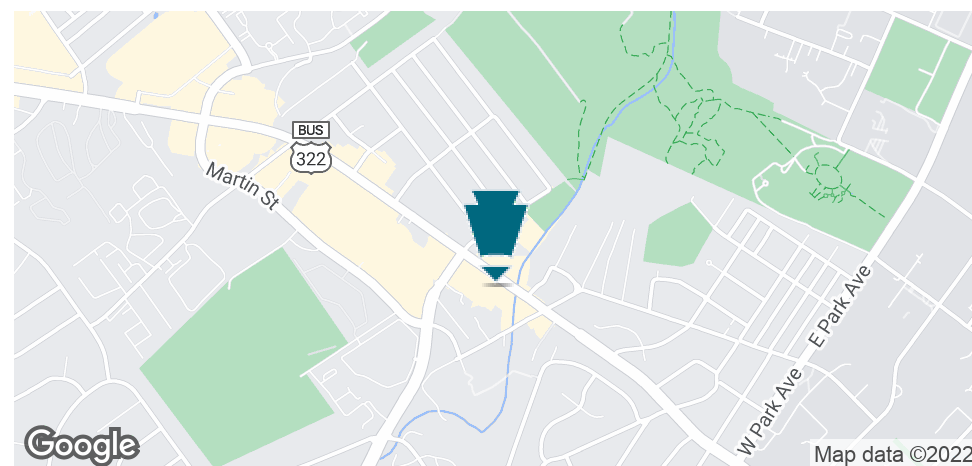
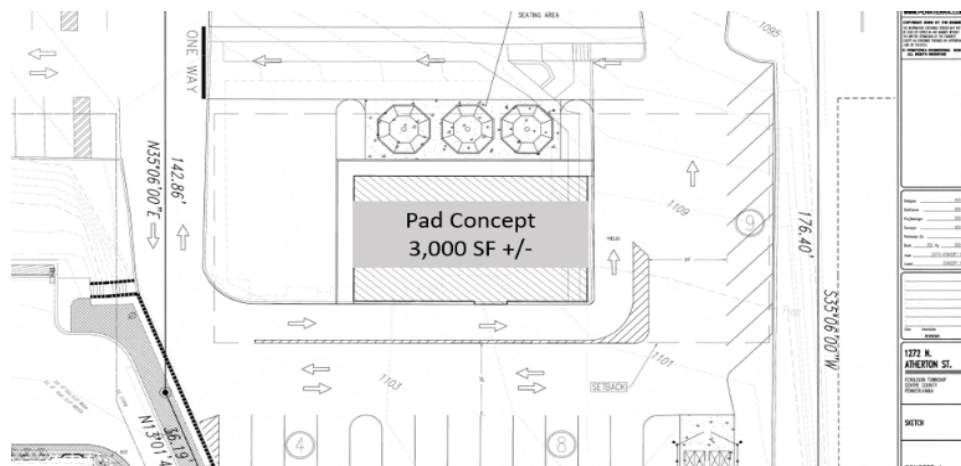


EXECUTIVE SUMMARY

.085 ACRES | RETAIL PROPERTY



OFFERING SUMMARY

Available SF: 0.085 Acres

Lease Rate: \$95,000.00 per year
(Ground)

Lot Size: 0.85 Acres

Building Size: 5,820 SF

Zoning: Commercial (C)

LOCATION OVERVIEW

North Atherton Corridor

AVAILABLE SPACES

SPACE	LEASE RATE	SIZE (SF)
Land Lease	\$95,000 per year	0.085 Acres

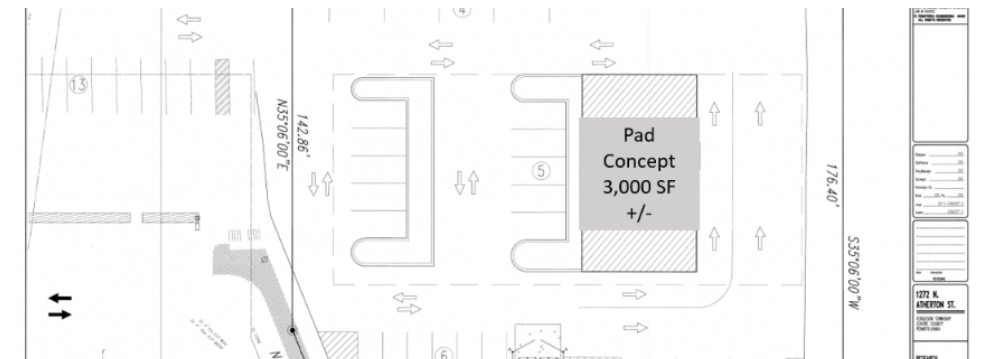
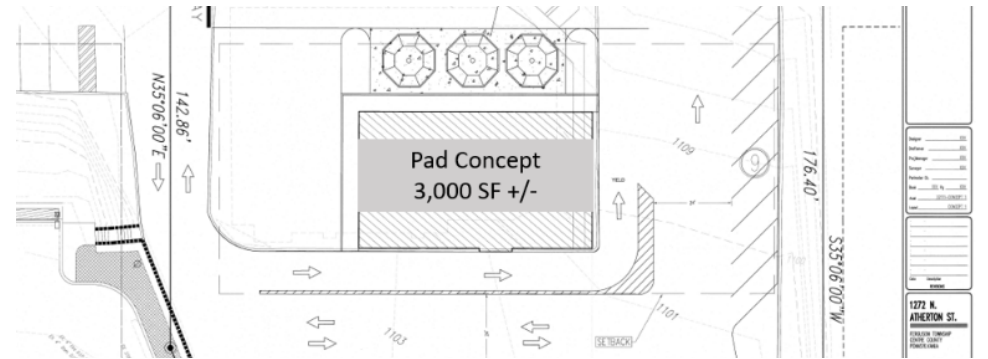
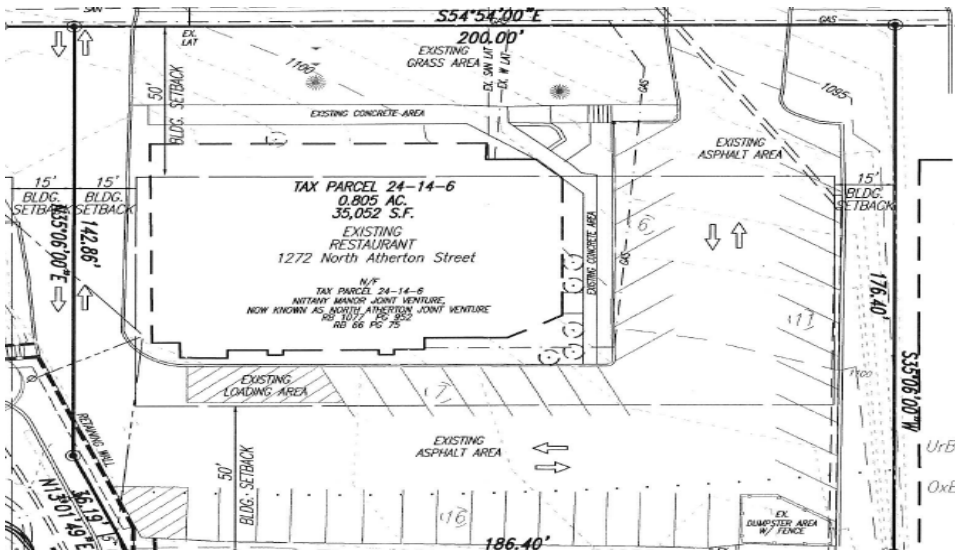
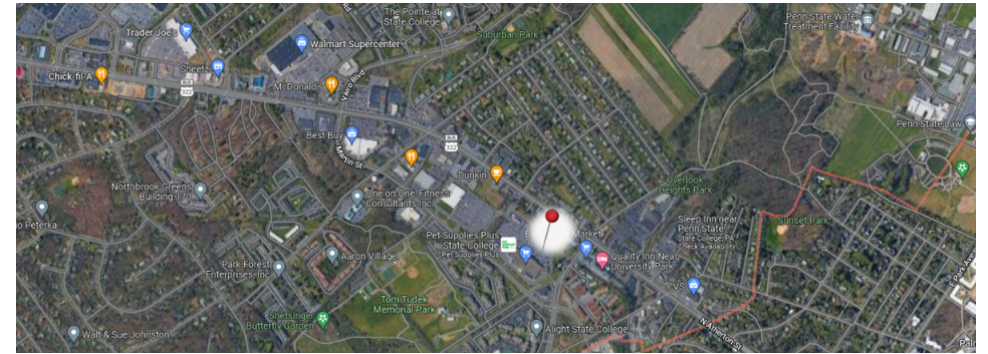
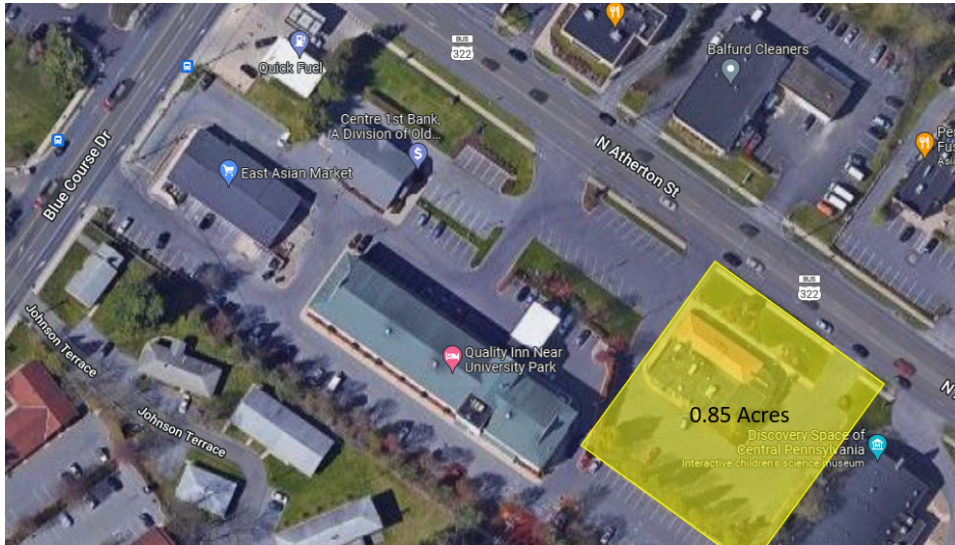
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Commercial@kreglp.com
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ADDITIONAL PHOTOS

.085 ACRES | RETAIL PROPERTY



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RETAILER MAP - TJ

8,000 - 9,766 SF | RETAIL PROPERTY



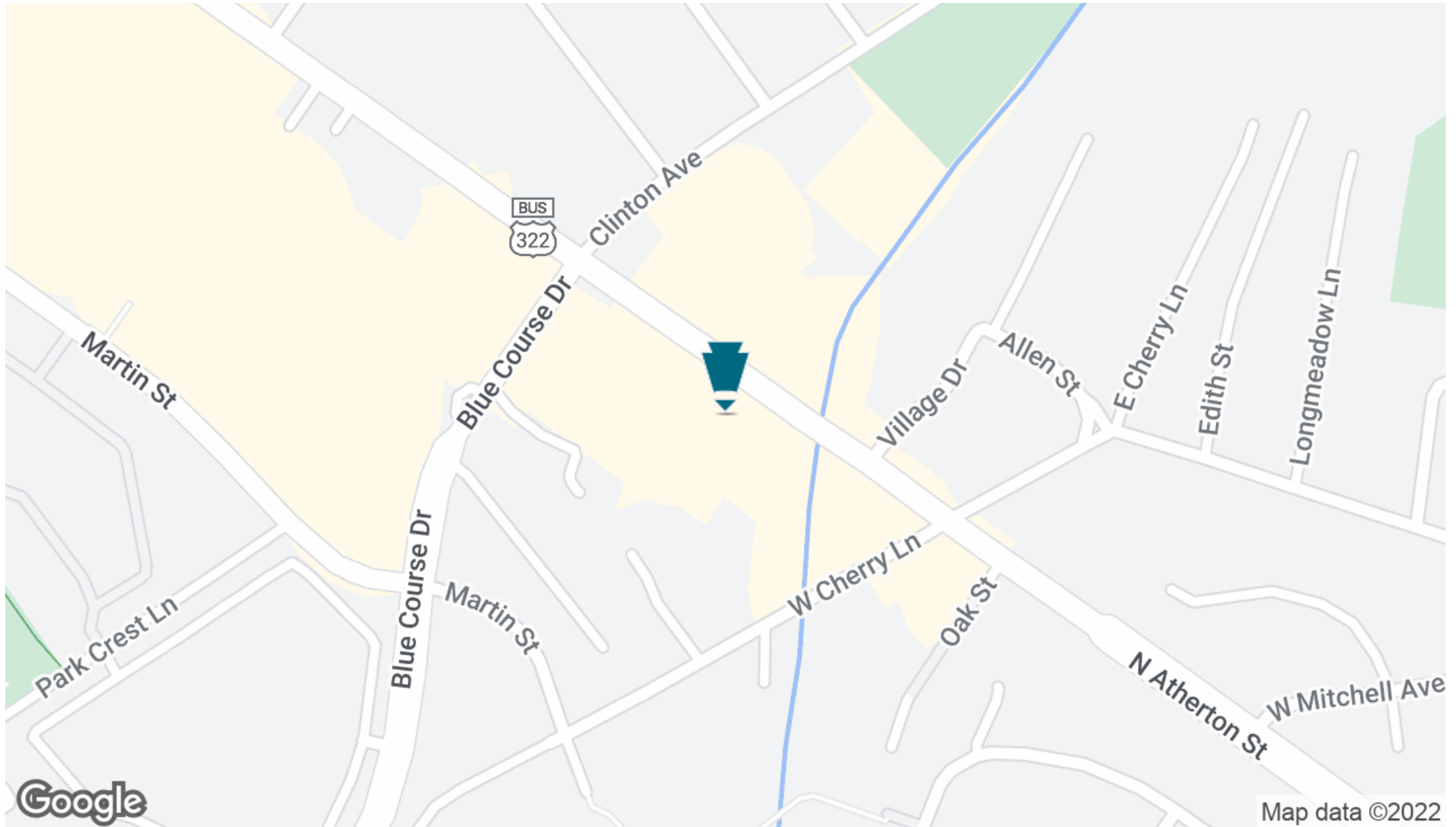
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LOCATION MAP



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DEMOGRAPHICS MAP & REPORT

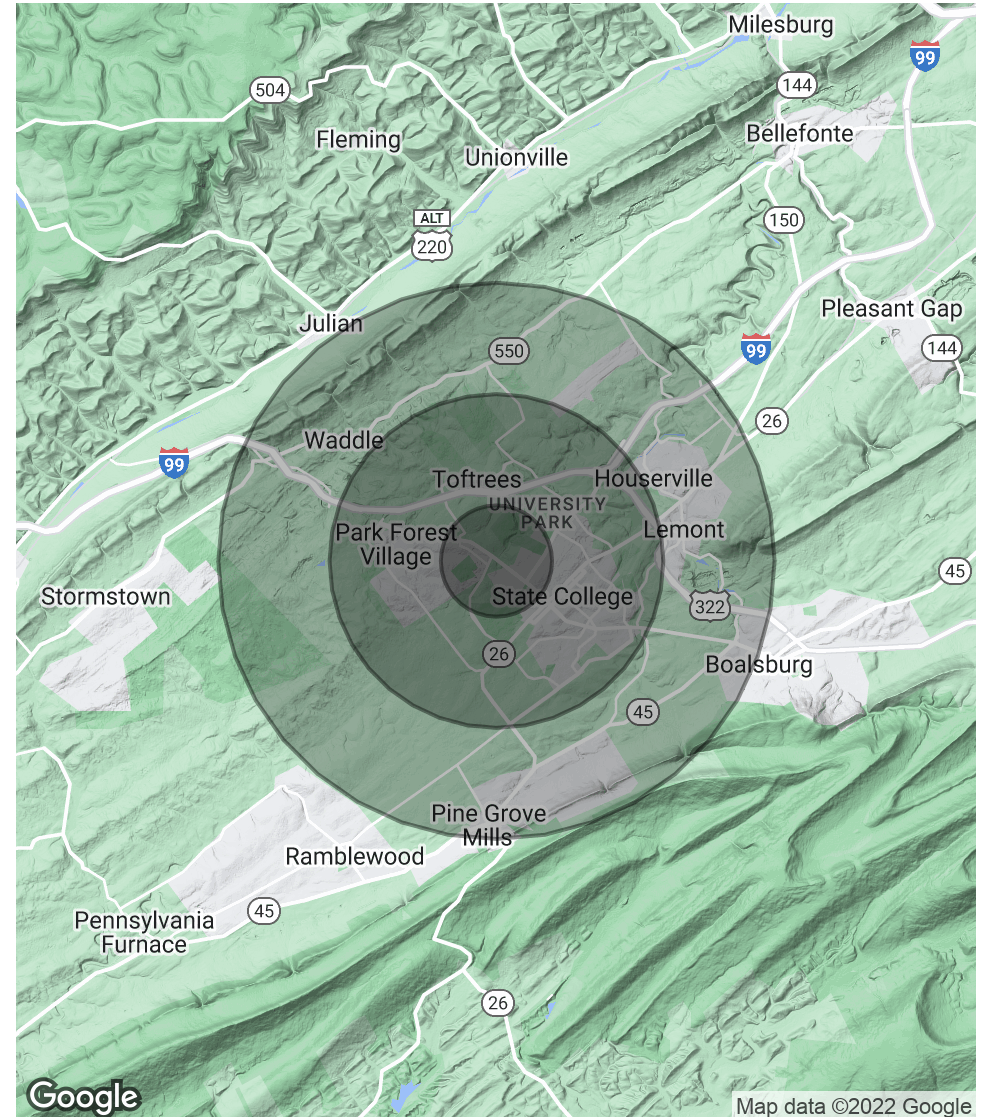


.085 ACRES | RETAIL PROPERTY

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	7,848	75,243	95,909
Average Age	29.5	24.9	27.0
Average Age (Male)	30.7	24.8	26.6
Average Age (Female)	27.5	24.8	27.4

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,770	23,425	32,263
# of Persons per HH	2.8	3.2	3.0
Average HH Income	\$76,782	\$50,688	\$57,438
Average House Value	\$274,384	\$255,697	\$260,906

* Demographic data derived from 2020 ACS - US Census



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