

# REYNOLDS RANCH SHOPPING CENTER HIGH PROFILE RESTAURANT END CAP LOCATION!

2640 REYNOLDS RANCH PARKWAY, SUITE #100 | LODI, CA

## LISTING DATA

AVAILABLE SF: 2,500± SF (end cap location)

- Former quick service restaurant premises in end cap location with existing infrastructure and kitchen equipment
- Located at the main entrance to Reynolds Ranch Shopping Center one of Lodi's premier power shopping centers
- Reynolds Ranch is the retail component of a 220± acres, mixed use, master planned community that will add approximately 3,000 new residents and more than 580 new homes
- The center is anchored by Costco, Home Depot, Sprouts, Dicks Sporting Goods, Boot Barn and Petsmart

**ECONOMIC DATA: CALL AGENT FOR PRICING!**

**AVAILABLE IMMEDIATELY!**

**CONTACT** Christopher W. Sill  
BRE #01188616  
csill@lee-associates.com  
D 209.983.6837



# REYNOLDS RANCH SHOPPING CENTER HIGH PROFILE RESTAURANT END CAP LOCATION!

2640 REYNOLDS RANCH PARKWAY, SUITE #100 | LODI, CA

## SITE PLAN



\*Not to Scale



# REYNOLDS RANCH SHOPPING CENTER HIGH PROFILE RESTAURANT END CAP LOCATION!

2640 REYNOLDS RANCH PARKWAY, SUITE #100 | LODI, CA



All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.



# REYNOLDS RANCH SHOPPING CENTER HIGH PROFILE RESTAURANT END CAP LOCATION!

2640 REYNOLDS RANCH PARKWAY, SUITE #100 | LODI, CA

## INTERIOR PHOTOS





# REYNOLDS RANCH SHOPPING CENTER HIGH PROFILE RESTAURANT END CAP LOCATION!

2640 REYNOLDS RANCH PARKWAY, SUITE #100 | LODI, CA

<b>Total Population</b> 1-mile: 13,851 3-mile: 61,551 5-mile: 106,823
<b>Daytime Population</b> 1-mile: 15,943 3-mile: 76,001 5-mile: 109,325
<b>Total Employees</b> 1-mile: 7,643 3-mile: 38,442 5-mile: 44,699
<b>Total Households</b> 1-mile: \$87,045 3-mile: \$86,480 5-mile: \$94,553
<b>Average HH Income</b> 1-mile: 4,537 3-mile: 20,783 5-mile: 34,711



**CONTACT** Christopher W. Sill  
BRE #01188616  
csill@lee-associates.com  
D 209.983.6837



# REYNOLDS RANCH SHOPPING CENTER HIGH PROFILE RESTAURANT END CAP LOCATION!

2640 REYNOLDS RANCH PARKWAY, SUITE #100 | LODI, CA



## TRAFFIC COUNTS

Highway 99 (south of Kettleman Ln)	79,000
Harney Ln (east of Reynolds Ranch Pkwy)	11,700
Harney Ln (west of Reynolds Ranch Pkwy)	12,680
Reynolds Ranch Pkwy (south of Harney)	10,000

**CONTACT** Christopher W. Sill  
BRE #01188616  
csill@lee-associates.com  
D 209.983.6837