

1,006± SF OFFICE CONDO FOR LEASE | SAINT MARKS PLAZA

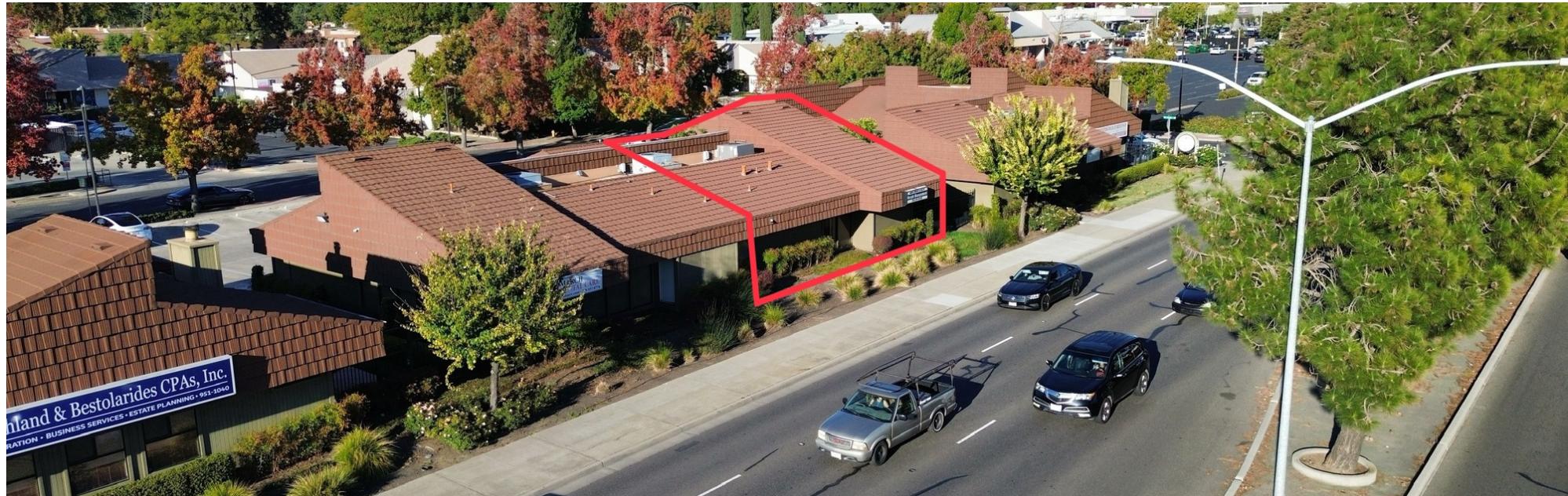


1502 SAINT MARKS PLAZA

Stockton, CA 95207

FIRST COMMERCIAL
REAL ESTATE & ADVISORY SERVICES

PROPERTY SUMMARY



PROPERTY DESCRIPTION

Discover an exceptional opportunity to lease a 1,006 SF professional office space located in the highly desirable Saint Marks Plaza—one of Stockton's most recognized and conveniently situated business centers. This well-maintained suite offers a functional layout ideal for a variety of professional uses, including medical, administrative, financial, or service-oriented businesses. The space features a welcoming reception area, and multiple private offices.

PROPERTY HIGHLIGHTS

- ±1,006 SF of office space.
- Excellent visibility and signage opportunity along March Lane.
- Ample on-site parking.
- The suite includes a private restroom.
- Surrounded by restaurants, retail, and professional services.

OFFERING SUMMARY

Lease Rate:	Contact Broker
Available SF:	1,006 SF
Minimum Term:	3 years

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	1,021	2,487	7,649
Total Population	2,296	6,208	20,620
Average HH Income	\$84,338	\$83,147	\$93,788

BEN RISHWAIN

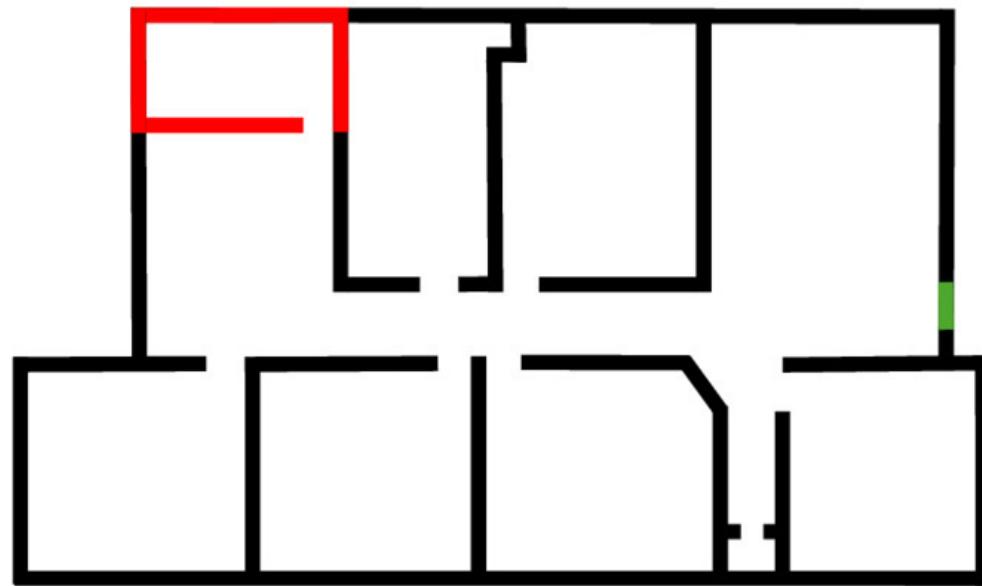
209.461.6400 | ben@fcrei.com
CalDRE #01729449

ANDY LE

209.471.6358 | andy@fcrei.com
CA DRE #02110117

FLOOR PLANS

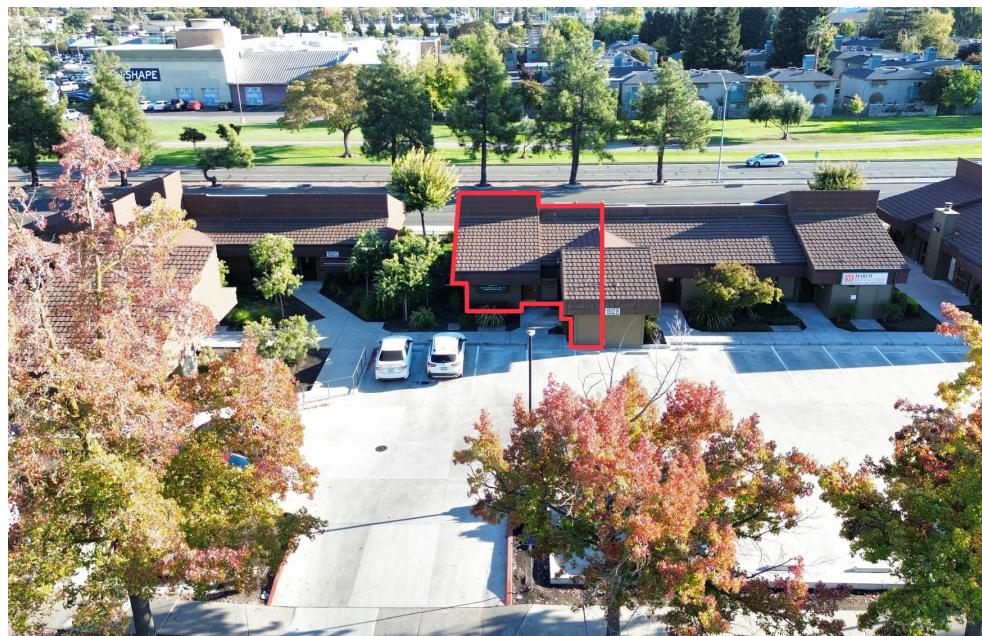
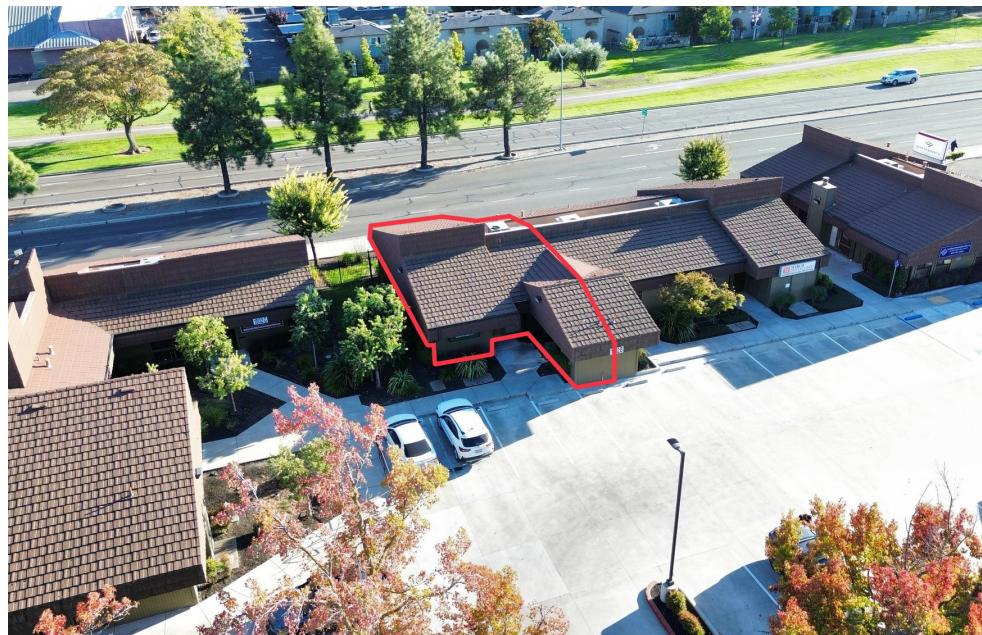
Front Door
Bathroom



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ADDITIONAL PHOTOS



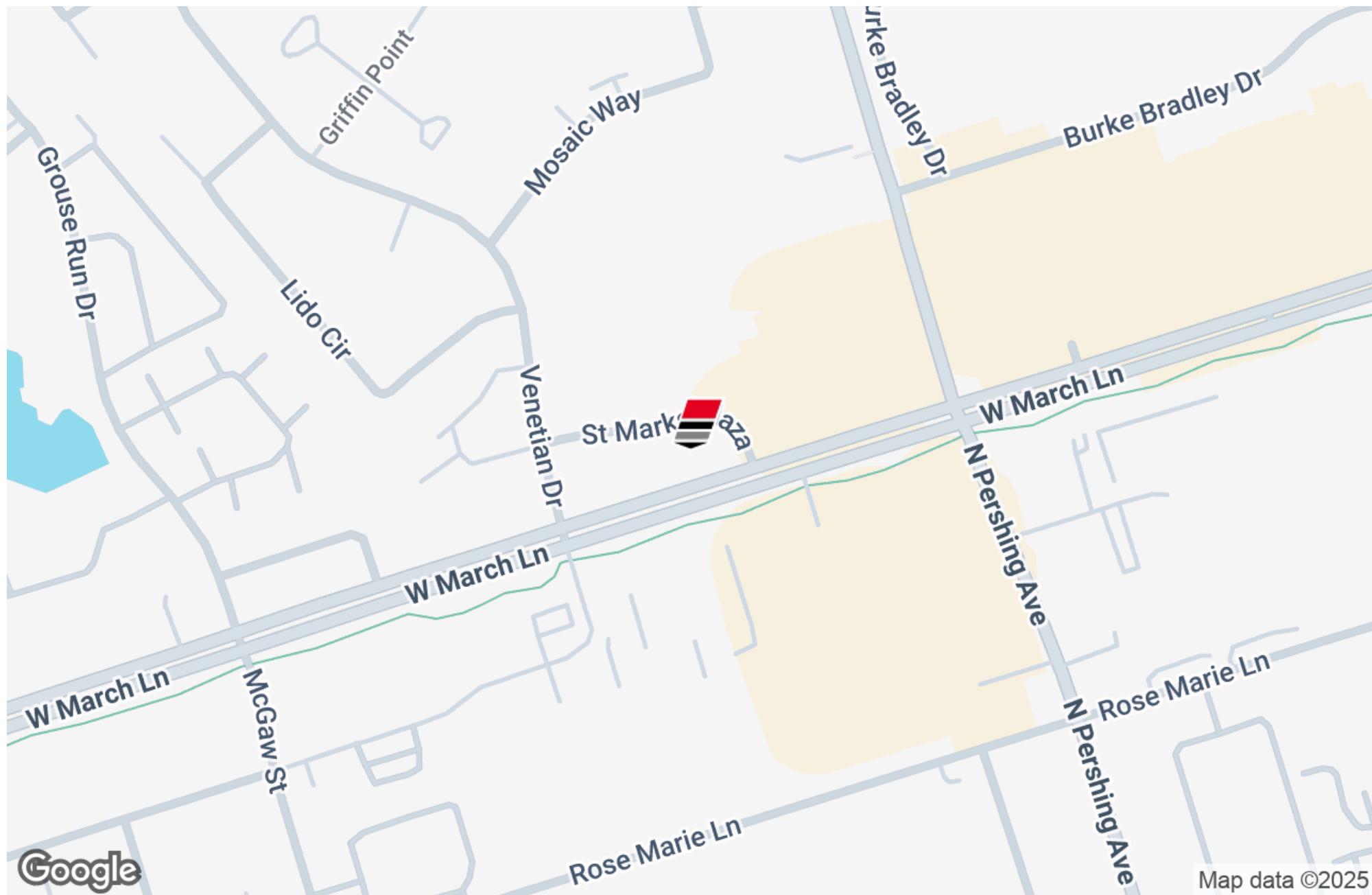
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LOCATION MAP



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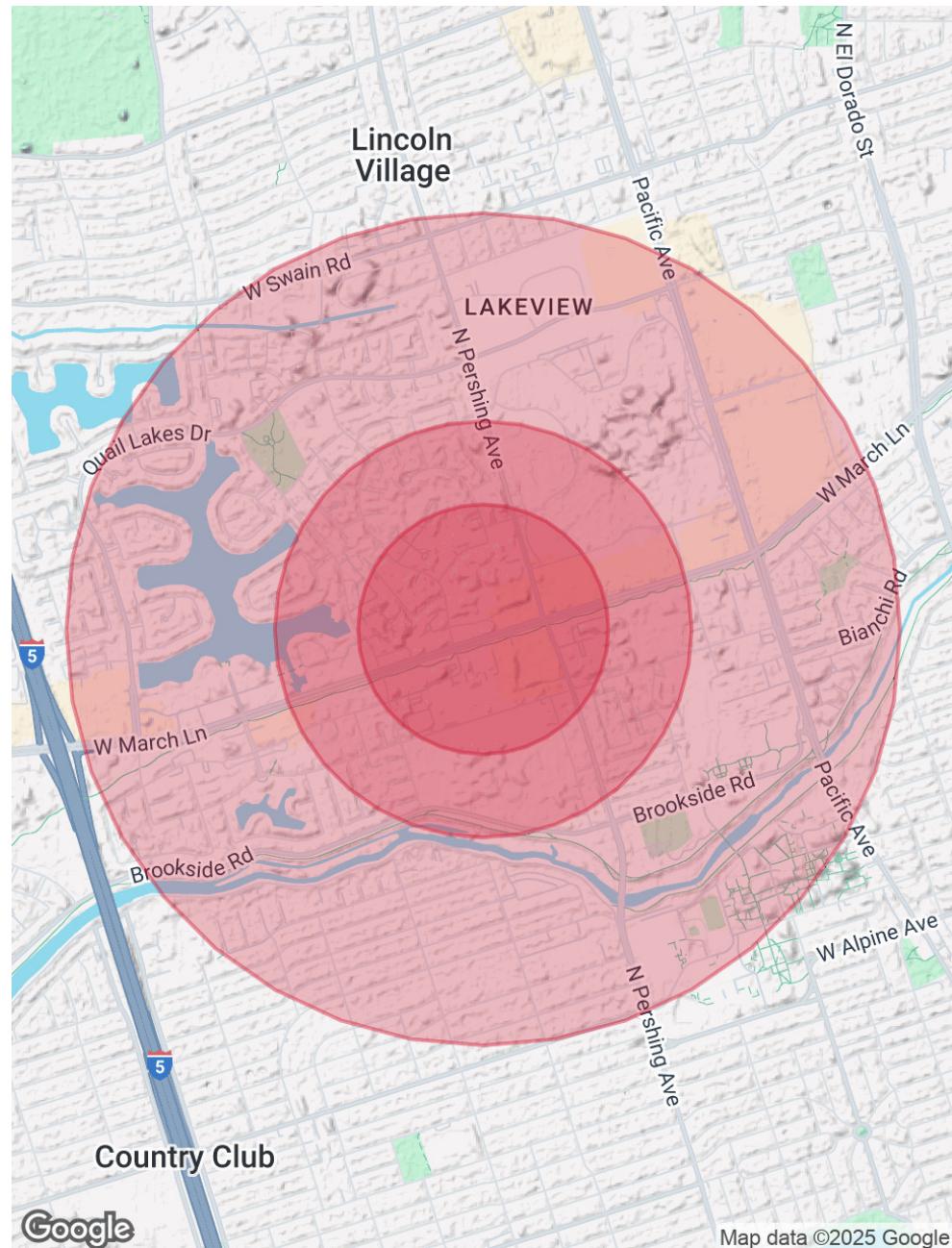
DEMOCRAPHICS MAP & REPORT

POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	2,296	6,208	20,620
Average Age	39	38	38
Average Age (Male)	37	37	36
Average Age (Female)	41	40	39

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	1,021	2,487	7,649
# of Persons per HH	2.2	2.5	2.7
Average HH Income	\$84,338	\$83,147	\$93,788
Average House Value	\$466,638	\$470,330	\$485,219

RACE	0.3 MILES	0.5 MILES	1 MILE
Total Population - White	466	1,357	6,107
% White	20.3%	21.9%	29.6%
Total Population - Black	593	1,338	3,674
% Black	25.8%	21.6%	17.8%
Total Population - Asian	461	1,027	3,011
% Asian	20.1%	16.5%	14.6%
Total Population - Hawaiian	17	40	159
% Hawaiian	0.7%	0.6%	0.8%
Total Population - American Indian	33	88	320
% American Indian	1.4%	1.4%	1.6%
Total Population - Other	427	1,593	4,651
% Other	18.6%	25.7%	22.6%

Demographics data derived from AlphaMap



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