

PREMIER Commercial RETAIL/OFFICE BUILDING FOR SALE



Retail/Office building with a prime location, ample parking, and convenient access, this building is perfect for a business looking to establish a strong presence in a high-traffic area.

151 ELMIRA RD. VACAVILLE, CA 95687

SIZE - 731 SF

PRICE - \$495,000

PREMIER COMMERCIAL REAL ESTATE SERVICES
1300 Oliver Rd, Suite 300 Fairfield, CA 94534 | 707-436-7300

RON WASLOHN

Lic # 00832755
ron@pcres.net

707-436-7300



BUILDING HIGHLIGHTS

- Prime location in Vacaville
- Situated in a commercial corridor along Elmira Road, which has a mix of retail, banking, service, and office uses.
- Well-maintained, stand-alone commercial building.
- Excellent visibility and curb appeal .
- Perfect for a boutique / small business.
- Excellent street signage.
- Tons of onsite parking.
- Daily traffic volume +/- 21,400

DEMOGRAPHICS

	2 MILES	5 MILES	10 MILES
2024 POPULATION	68,341	115,731	245,074
2029 POPULATION PROJECTION	67,835	114,734	242,389

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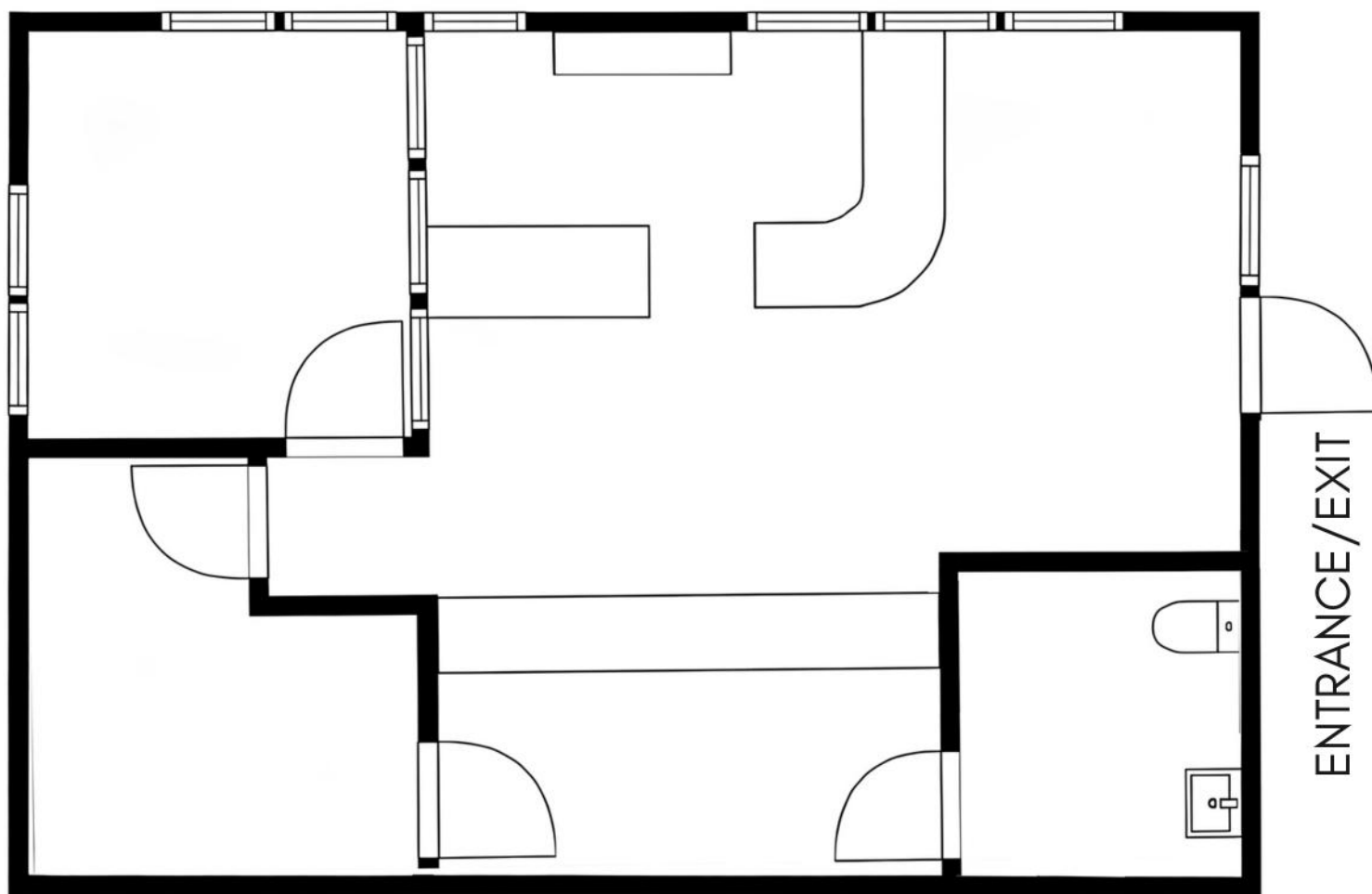
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FLOOR PLAN
NOT TO SCALE



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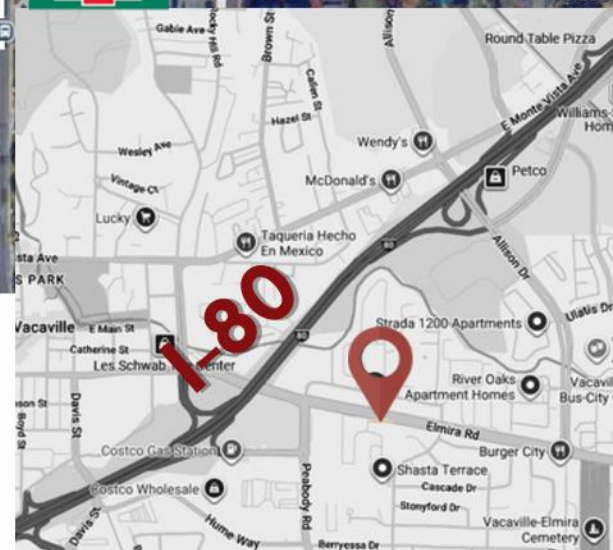
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AERIAL MAP

VICINITY MAP



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