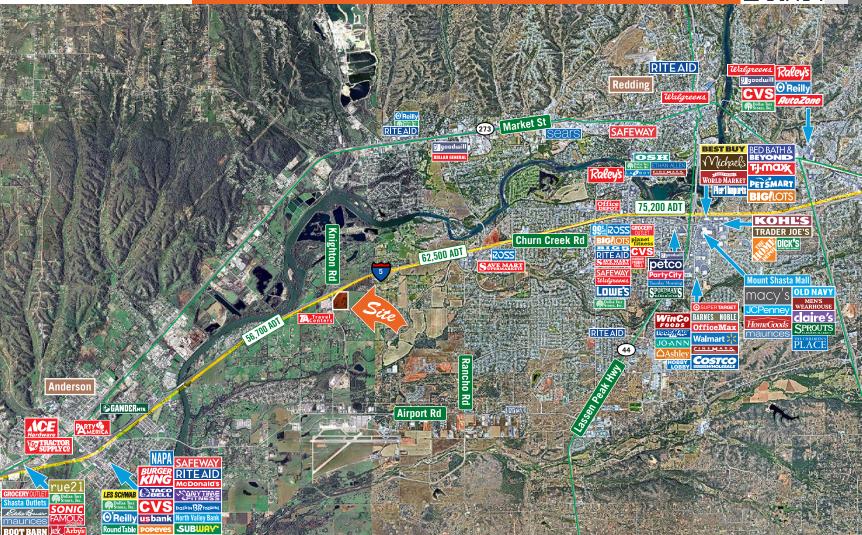


Redding, CA I-5 & Knighton Rd



HAWKINS Redding, CA — I-5 & Knighton Rd



Available for Sale or Lease

- 3.17 acres
- Commercial zoning
- PD in place & available for permit

40.505985 FOR FOR -122.336072 LEASE SALE

• ± 25 acres - Agricultural zoning

Info

• Well-positioned between Redding and Anderson, this property has direct freeway access and great exposure to the 80,000+ vehicles traveling between the two cities on a daily basis. Close to the local airport, it's in the direct path of expansion for both cities as they continue to merge into one.

Demographics 2023 Population

| 1 Opulution | |
|--------------------|----------|
| 3 Mile Radius | 19,834 |
| 10 Mile Radius | 145,916 |
| 20 Mile Radius | 178,845 |
| 60 Min Drive Time | 216,941 |
| Median Household I | ncome |
| 3 Mile Radius | \$85,154 |
| 10 Mile Radius | \$76,092 |
| 20 Mile Radius | \$76,408 |
| 60 Min Drive Time | \$72,410 |
| | |

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