

# Property Summary

3272 SONOMA BLVD | VALLEJO



## Property Description

Now available: a fully built-out restaurant space in one of Vallejo's most active commercial corridors. Previously operating as a bakery, this 2,900 sq ft storefront offers a turnkey opportunity for restaurateurs, cafes, bakeries, or food service concepts looking to launch or expand.

## Location Description

Located on Sonoma Blvd near the Valle Vista Ave cross-street, this site boasts excellent street visibility, consistent vehicle and consumer traffic, and a strong mix of neighboring retail: McDonalds, Butter Cup Diner, Foster Lumber Yard, Enterprise Car Rental, Nissan Dealership and more.

## OFFERING SUMMARY

Lease Rate:	\$1.80 SF/month (NNN)
Available SF:	2,900 SF
Lot Size:	32,895 SF
Building Size:	14,068 SF

## DEMOGRAPHICS 0.3 MILES 0.5 MILES 1 MILE

Total Households	585	1,781	8,053
Total Population	1,540	4,609	21,003
Average HH Income	\$60,685	\$71,821	\$87,272







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This property owner requests that you do not disturb the Tenants, as the property will only be shown in coordination with the Listing Agent.

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