



POPPY BANK PLAZA

3270 CALIFORNIA BLVD., NAPA, CA 94558

1700 SOSCOL AVE, STE 3 | NAPA, CA 94559 | WCOMMERCIALRE.COM

RETAIL PROPERTY FOR LEASE



PRESENTED BY:

MICHAEL HOLCOMB

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MHOLCOMB@WREALESTATE.NET

CALDRE #01458995

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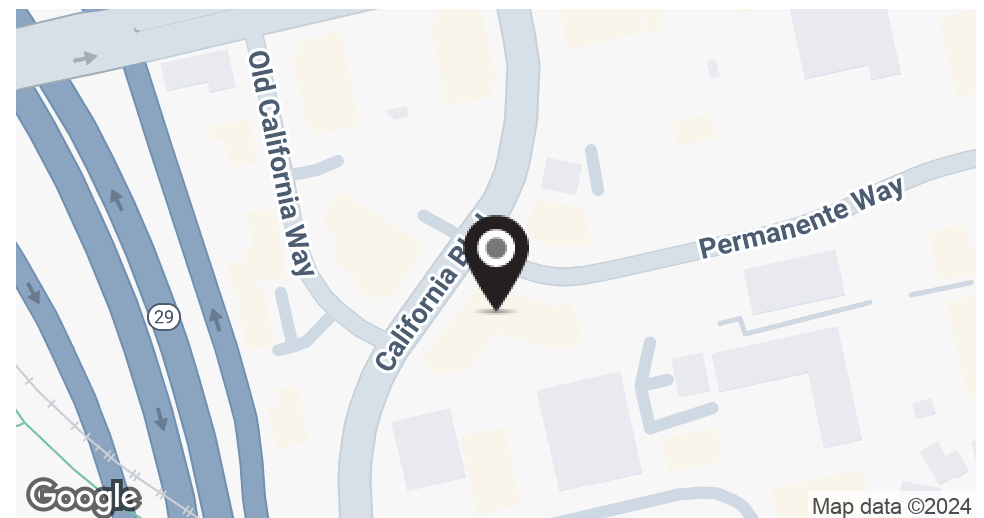


PROPERTY DESCRIPTION

Wine Country's Newest Retail Center in the Heart of Napa!
Brand new construction with a wine country architecture design. Restaurant space available with dedicated patio area.

OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	474 SF
Lot Size:	1.27 Acres
Building Size:	14,564 SF



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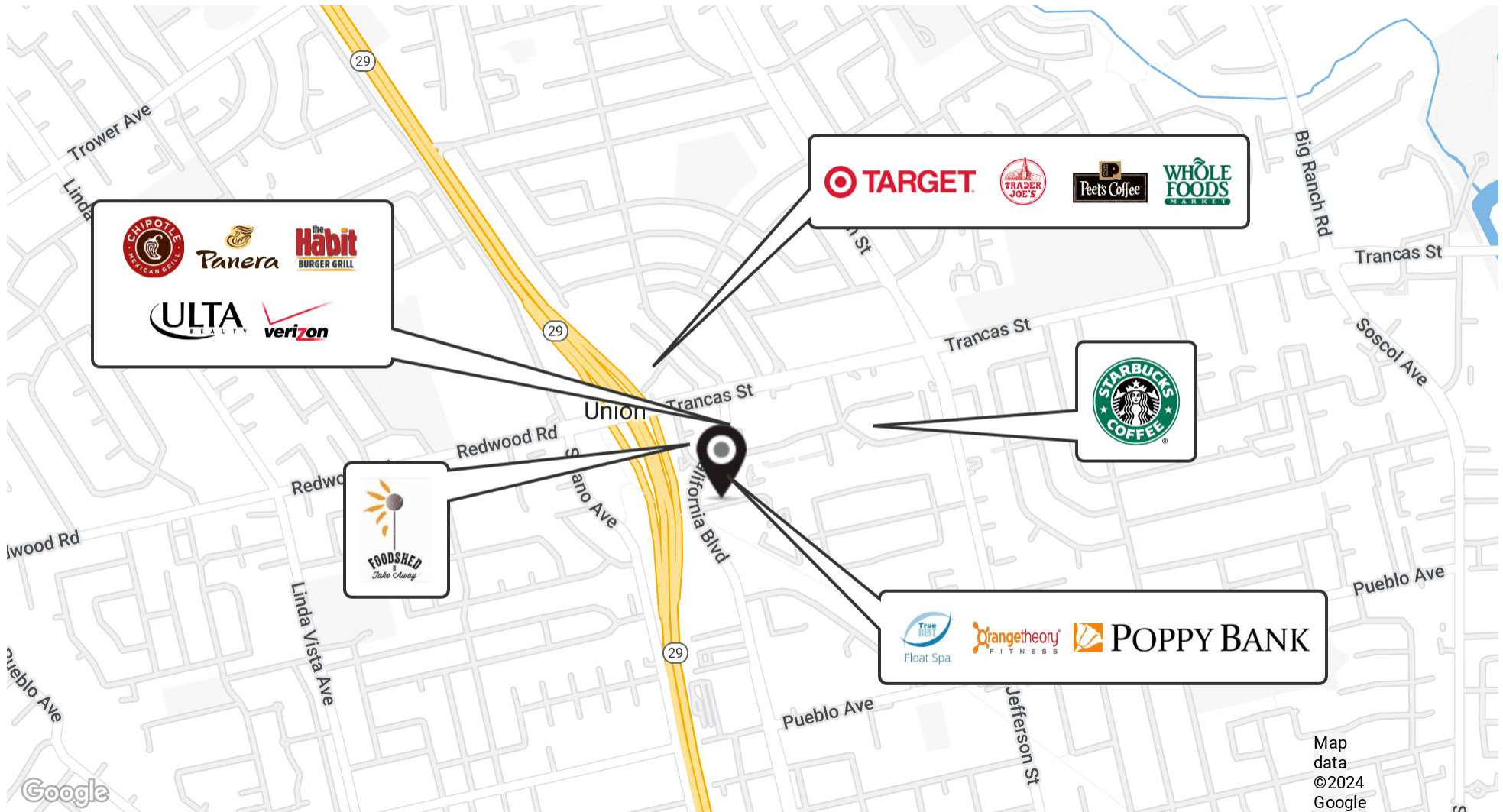
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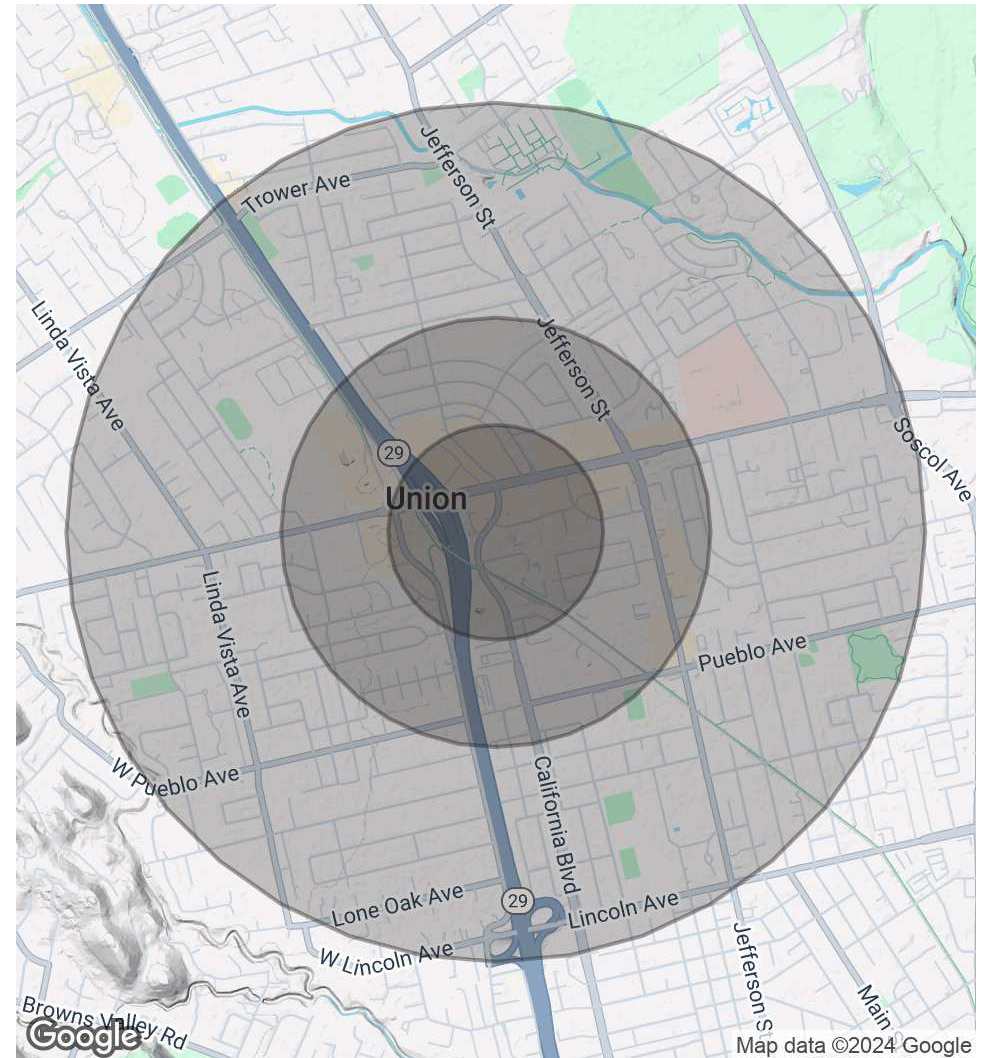
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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	1,646	6,486	21,808
Average Age	36.8	37.0	39.0
Average Age (Male)	36.9	37.0	37.8
Average Age (Female)	31.1	33.6	38.7

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	519	2,098	8,195
# of Persons per HH	3.2	3.1	2.7
Average HH Income	\$74,424	\$82,000	\$88,767
Average House Value	\$382,574	\$470,257	\$568,490

2020 American Community Survey (ACS)



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