



PAD SPACE AVAILABLE
BUILD TO SUIT OR GROUND LEASE
UP TO 10,000 S.F. BUILDING
ADJACENT TO NEWLY RELOCATED GROCERY OUTLET

570 South Main Street, Red Bluff, CA



FOR MORE INFORMATION:
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PROPERTY HIGHLIGHTS:

- Pad next to busy Grocery Outlet
- Adjacent to Dollar Tree, Cinemas and Harbor Freight
- +/- up to a 10,000 sf **build to suit!**
- Co-anchors include Grocery Outlet & O'Reilly Auto Parts
- 5/1,000 parking ratio
- Located off I-5, easy access to freeway
- Sits in a dense retail corner of Red Bluff retail
- RENT-negotiable



Demographics	1- Mile	3 Mile	5 Mile
Population	5,520	20,192	22,497
Average HH Income	38,056	47,565	50,947
Daytime Population			

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Traffic Counts	
I-5 at Diamond	16,568 ADT
Luther Road	9,119

