

HIGH PROFILE RETAIL/OFFICE BUILDING FOR LEASE

1547 EAST MARCH LANE, STOCKTON, CA

LISTING DATA

AVAILABLE SF: 5,994± SF Office Building
on .89± acres

- Well maintained retail/office building in a high profile location, with solid residential surrounding the site with great daytime population.
- High visibility corner location with exceptional exposure to over 70,000 cars ADT.
- Attractive, functional improvements in sprinklered building.
- The property is zoned Commercial-Office (C-O) allowing for a variety of uses.
- Ample on-site and overflow parking available.
- Existing Drive-Thru on site



ECONOMIC DATA: LEASE RATE: CALL AGENTS FOR PRICING

CONTACT

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D 209.983.6837

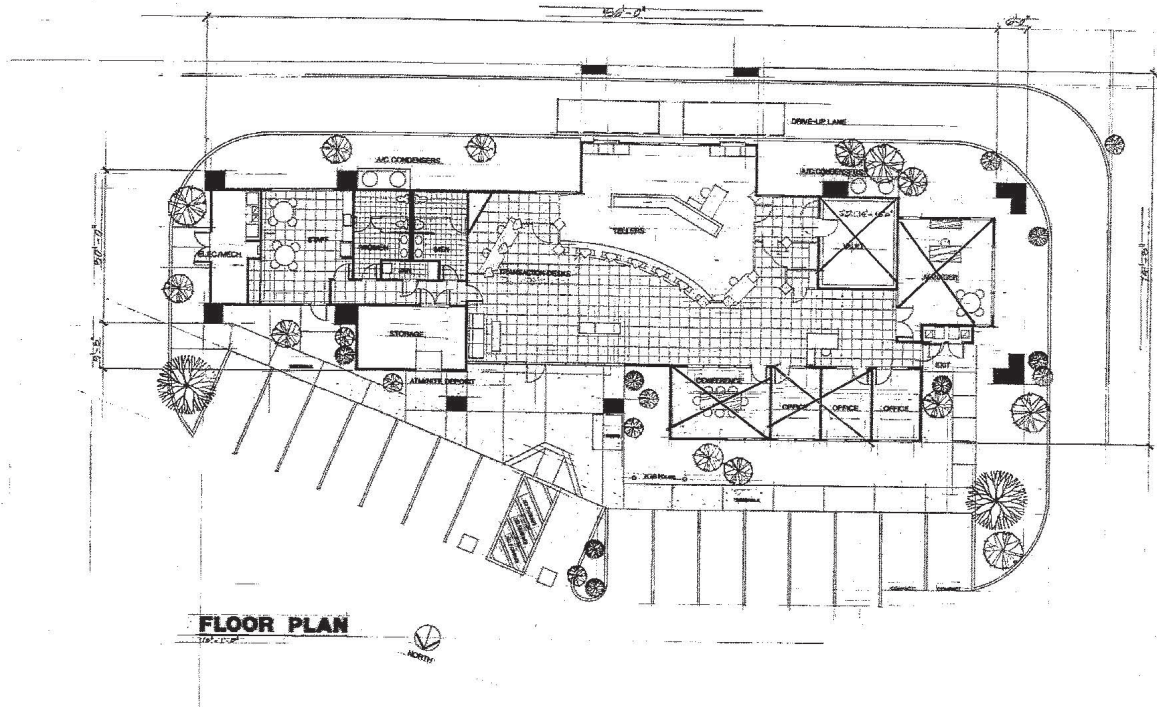
Jake Cardinale
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DEMOGRAPHICS:	1 MILE	3 MILES	5 MILES
Population:	30,314	164,446	315,523
Income:	\$73,837	\$81,823	\$88,283

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

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*** SUBJECT TO FIELD VERIFICATION**



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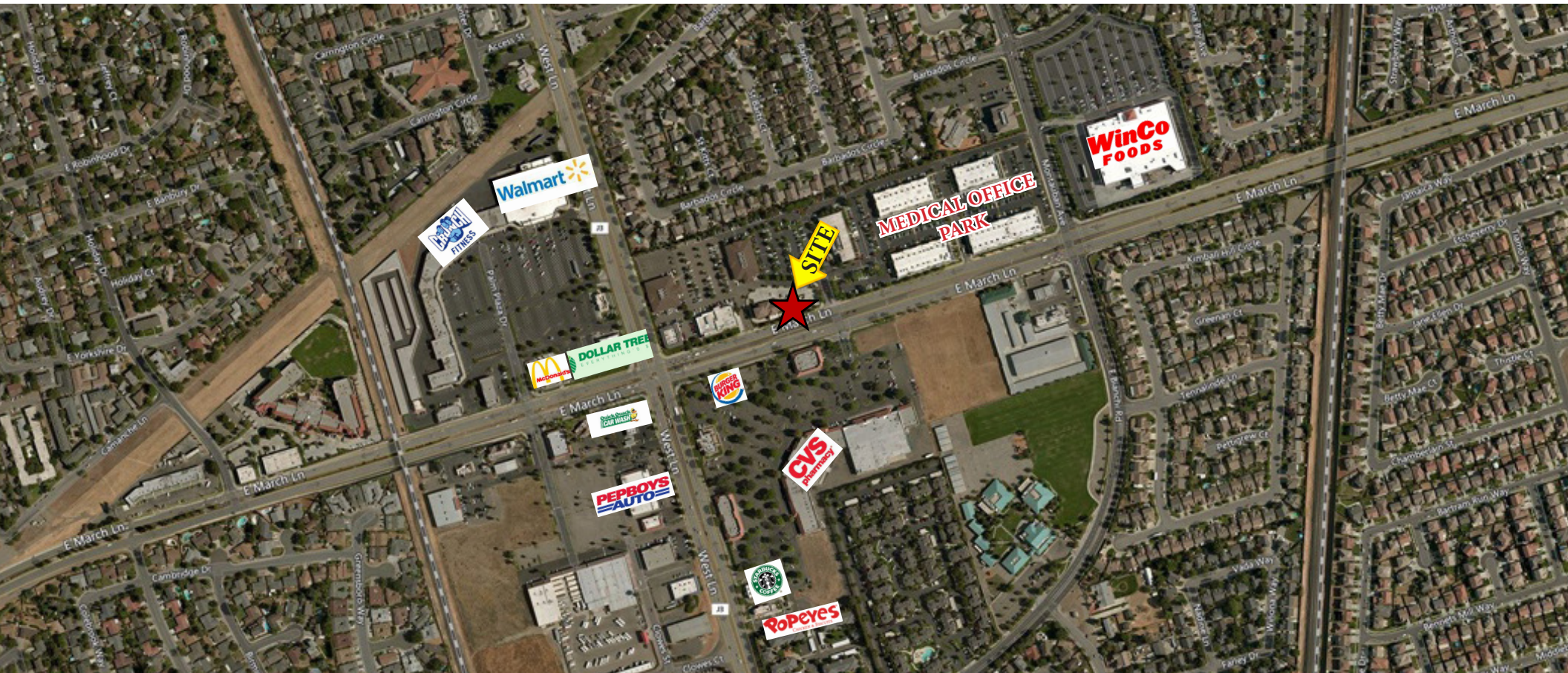
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TRAFFIC COUNTS:

March Ln: 35,200± cars ADT (2007)

West Ln: 32,900± cars ADT (2007)

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