

AVAILABLE FOR LEASE

2126 EL CAMINO AVE
Sacramento, CA 95821
1,200 SF

AVAILABLE

HOWE AVE

EL CAMINO AVE +/-26,000 VPD

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CENTURY 21
Select Real Estate, Inc.



Street Visible Retail Space Available for Lease - Howe & El Camino Ave.

THE PROPERTY

2126 EL CAMINO AVE. SACRAMENTO, CA 95821

REGION AVAILABILITY ZONING OPPORTUNITY PRICING


SACRAMENTO
COUNTY


+/- 1,005 SF


SC
SHOPPING
CENTER


RETAIL
QSR


\$1.50
NNN

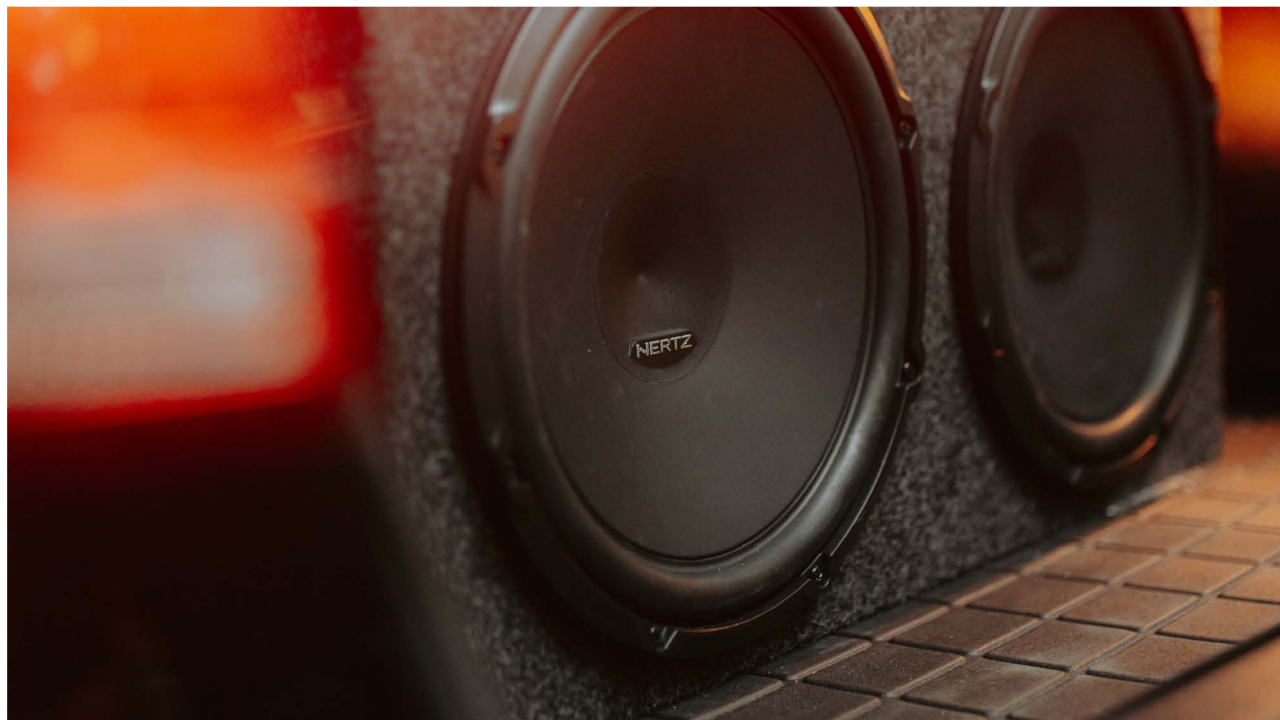


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FOR LEASE





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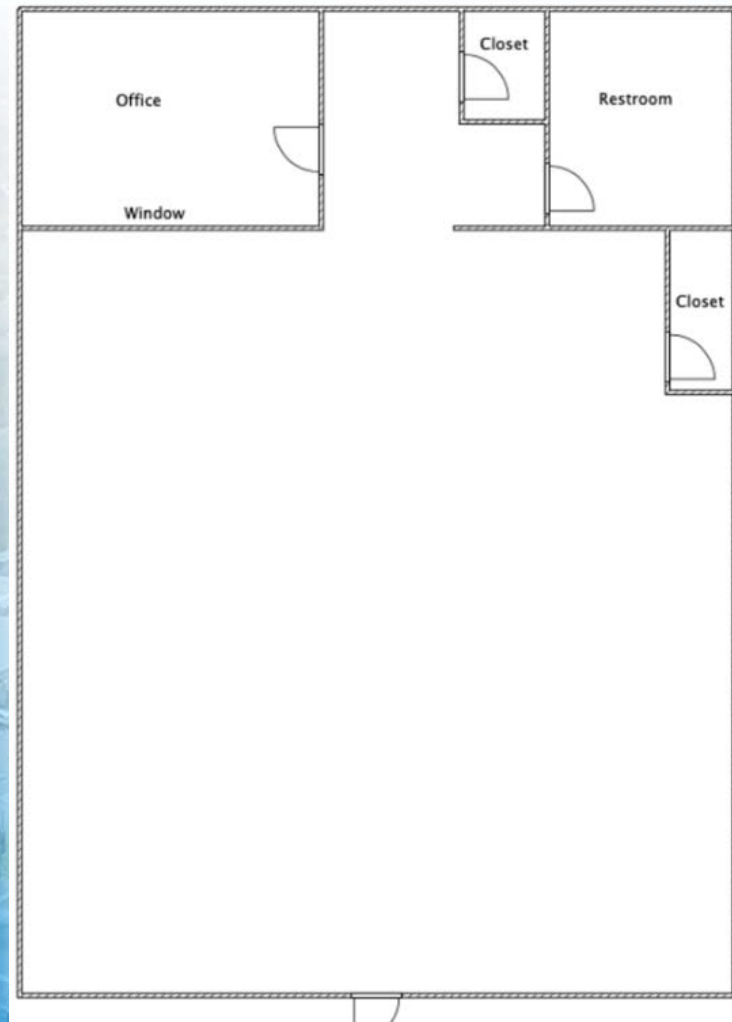
THE BUILDING

The subject property sits on the corner of El Camino Ave. and Howe Ave. within Sacramento County. Over 26,000 vehicles will see this location everyday with numerous parking stalls. The available space for lease is +/-1,000 SF and was a former check cashing business that offer a restroom, private office, and a large open front area with tall glass

windows. This center draws foot traffic and vehicle traffic with the several food trucks, donut shop, and 7-Eleven. This location is surrounded by several national retailers such as 99 Cent store, Chevron, AMPM, Wingstop, and Winco foods. The property is seconds away from HWY 80 and is positioned adjacent to Howe Ave., a main corridor for rush hour traffic.



FLOOR PLAN



EL CAMINO AVE

EL CAMINO AVE



ARDEN WAY

HOWE AVE

ARDEN WAY

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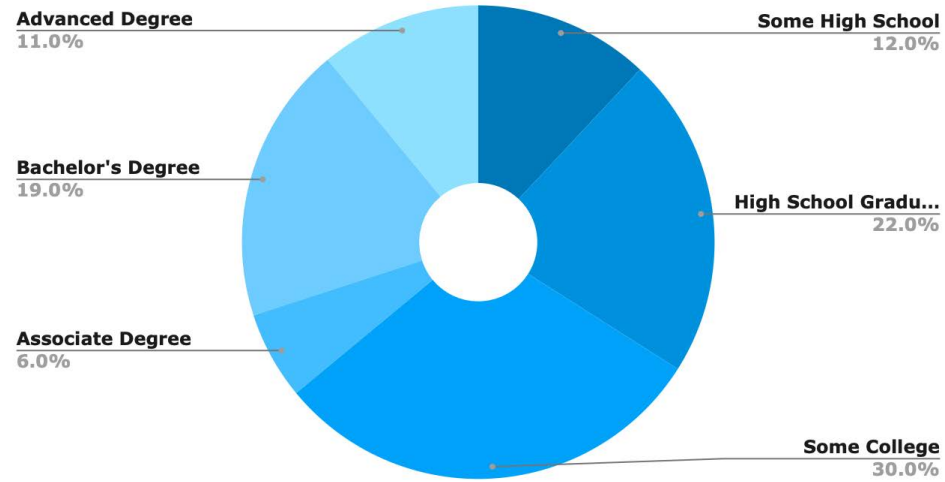
Arden Fair
Mall

CAL★EXPO

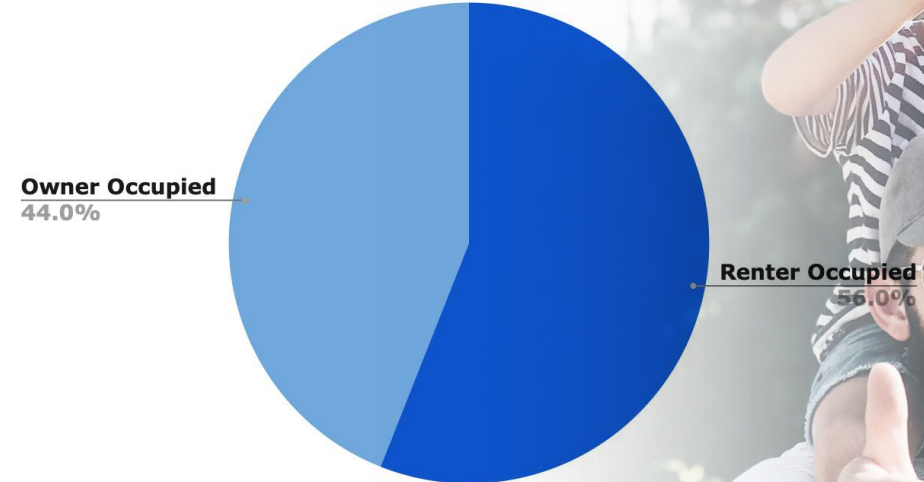
DEMOGRAPHICS

EDUCATION
HOUSING

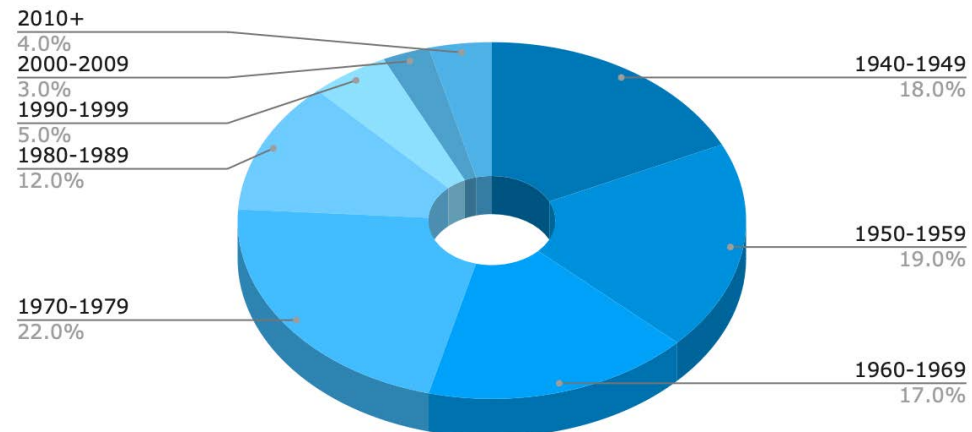
EDUCATIONAL ATTAINMENT



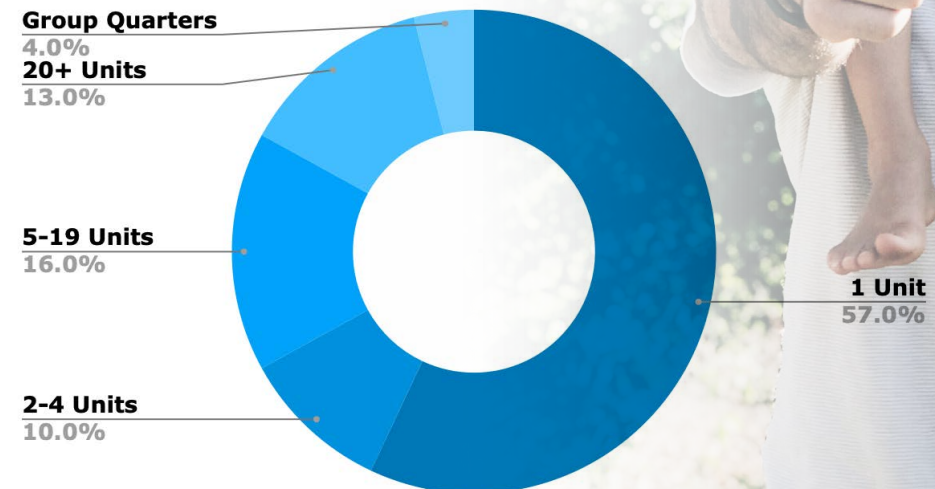
HOUSING OCCUPANCY



HOMES BUILT BY YEAR



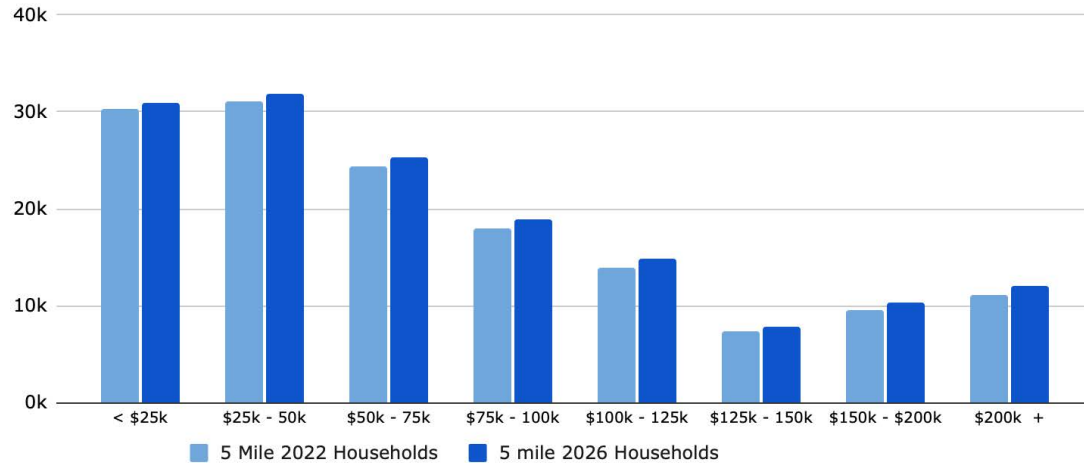
HOUSING TYPE



DEMOGRAPHICS

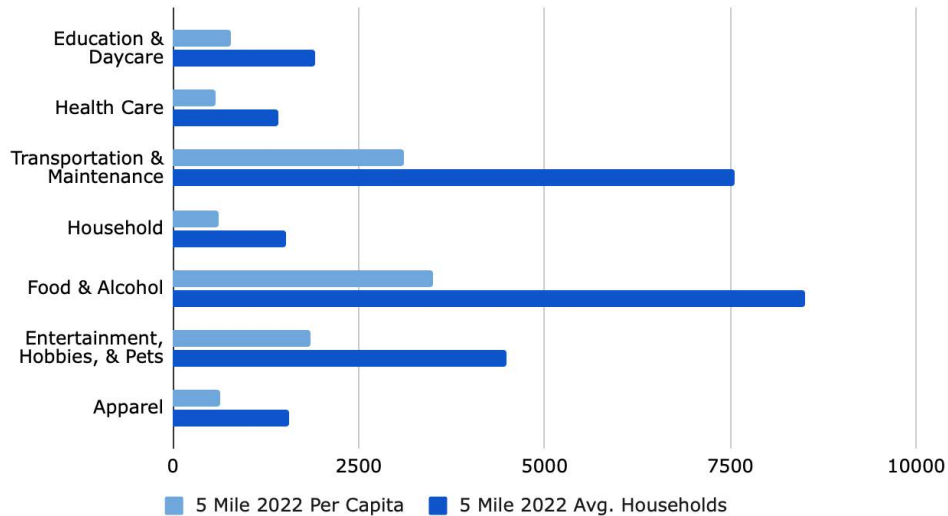
INCOME
POPULATION

MONTHLY HOUSE HOLD INCOME

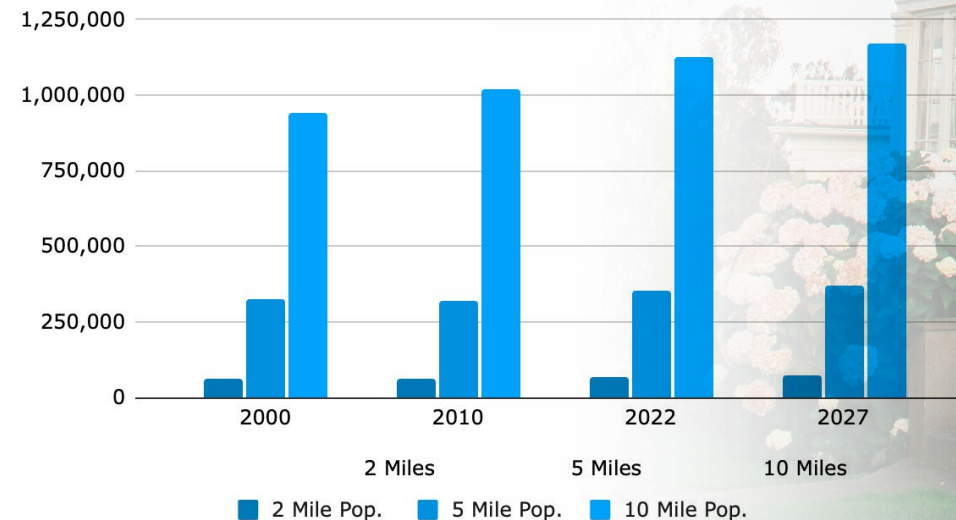


POPULATION	2 Mile Pop.	5 Mile Pop.	10 Mile Pop.
2000	62,373	323,206	938,849
2010	61,717	321,194	1,022,317
2022	69,328	354,574	1,125,788
2027	72,496	369,771	1,172,376

PER CAPITA & AVG. HOUSEOLD SPENDING



POPULATION





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