

RETAIL SPACE

TO BE LEASED



**523 W Harney Lane
Lodi, California**

<u>SUITE</u>	<u>APPROX SQ FT</u>	<u>1 YR (\$1.35/w CAM)</u>	<u>3 YR (\$1.25/w CAM)</u>	<u>5 YR (\$1.15/w CAM)</u>
1	1,170	\$2,024	\$1,907	\$1,790

(3% Annual Increase on 3 and 5 Year Lease Terms, CAM Rate is currently \$0.38 Per Square Foot per month)

Zoning: PD (4)

Comments: Southeast Lodi's most prominent strip shopping center. Hutchins Street is a major thoroughfare going all the way to Manteca. Harney Lane intersects Highway 99 to the east. Competitive rents and a heavy traffic count make English Oaks an attractive retail environment!

For more information, please contact exclusive agent:

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