American Commercial Brokerage

RETAIL SPACE

TO BE LEASED

909-939 E Bianchi Road

Stockton, California

SUITE#/SIZE: 909-B 2,000 square feet
939-A 1,700 square feet

LEASE RATE: 5 Year Lease Term= $ .90 Per Square Foot Per Month
3 Year Lease Term= $ 1.00 Per Square Foot Per Month
1 Year Lease Term= $1.15 Per Square Foot Per Month
(3% annual increase on multiple year Leases)

CAM/NNN CHARGE: Currently **.36 Cents Per Square Foot** Per Month

ZONING:

COMMENTS: Hard to find retail space in busy strip retail center with high traffic count. Suite 909-B last used as a laundromat.
Hurry – This One Won't Last!

For more information, please contact exclusive agent:

Chuck Lantznester
209-**951-1888** x**1002**
1313 West Robinhood Drive, Suite A3,Stockton, CA 95207-5509

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