

FOR LEASE > BUILD-TO-SUITE OPPORTUNITY

# VACANT RETAIL LAND / PROPOSED RETAIL SPACE

PLAZA DRIVE & CROWLEY AVENUE, VISALIA, CA



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### PROPERTY INFORMATION

PLAZA DRIVE & CROWLEY AVENUE, VISALIA, CA

**Proposed Neighborhood Shopping Center** located at the northeast corner of Plaza Drive and Crowley Avenue in Visalia, California.

### AVAILABLE

Total Available Space:	6,000 SF
Minimum Divisible:	2,000 SF
Maximum Divisible:	4,000 SF
Lot Size:	1 Acre

### LEASE RATE

Shop Space:	NEGOTIABLE
Drive Thru:	NEGOTIABLE
Ground Lease:	NEGOTIABLE

### HIGHLIGHTS

- > Proposed Retail Space BTS or Ground Lease
- > Excellent Visibility
- > Fast Developing Area
- > Drive-thru available
- > Close proximity to office, hotels and Visalia's Municipal Airport
- > Retail, Office or Medical Uses
- > APN: 081-160-006
- > UPS at new Visalia Hub > <https://thebusinessjournal.com/ups-to-pull-trigger-on-new-visalia-hub-600-jobs/>
- > Planned Tenants in close proximity:

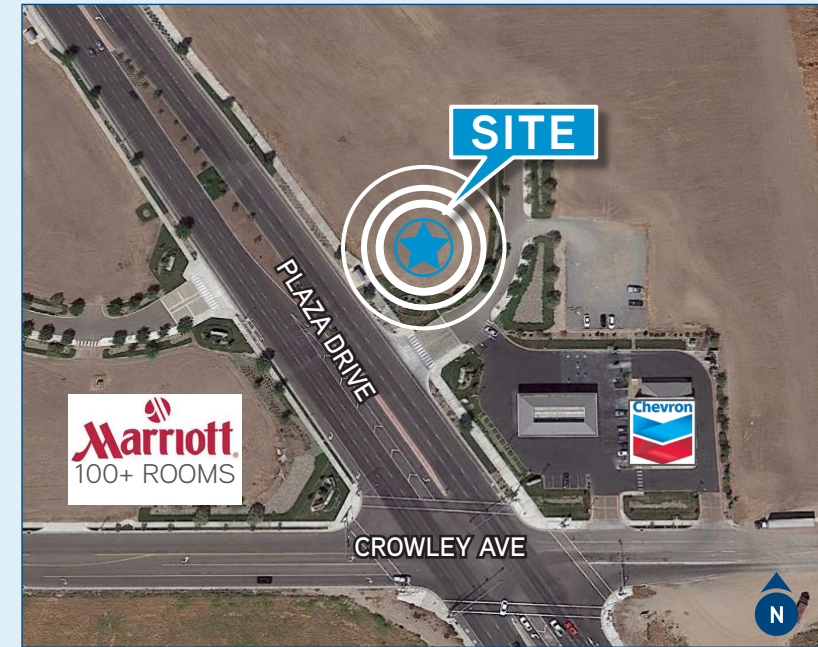
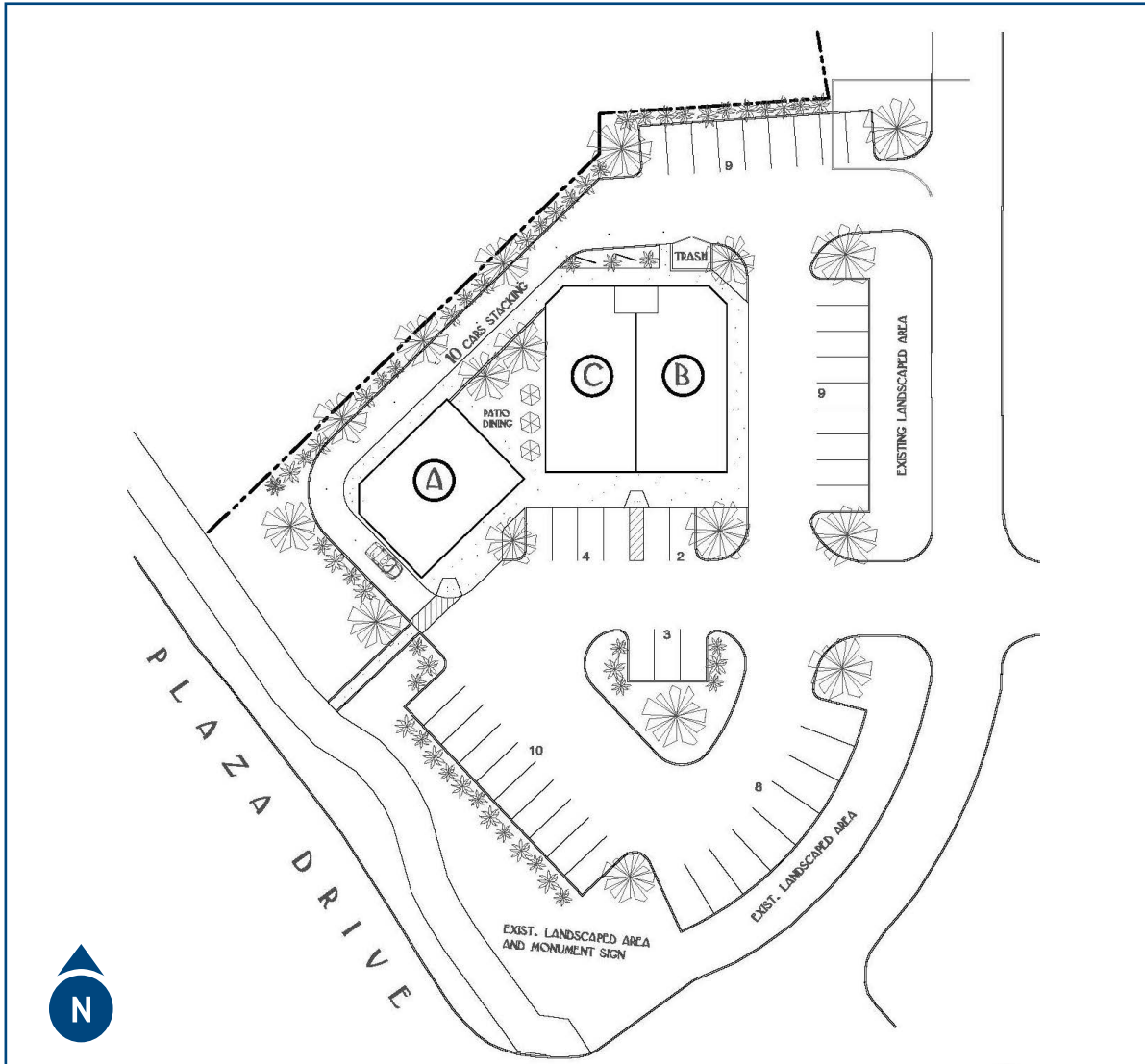


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### SITE PLAN

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# FOR LEASE > BUILD-TO-SUITE OPPORTUNITY VACANT RETAIL LAND / PROPOSED RETAIL SPACE COMPETITION MAP

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