

5842 - 5854 LONETREE BLVD, ROCKLIN, CA 95765



RETAIL SHOWROOM / WAREHOUSE SUITE FOR LEASE



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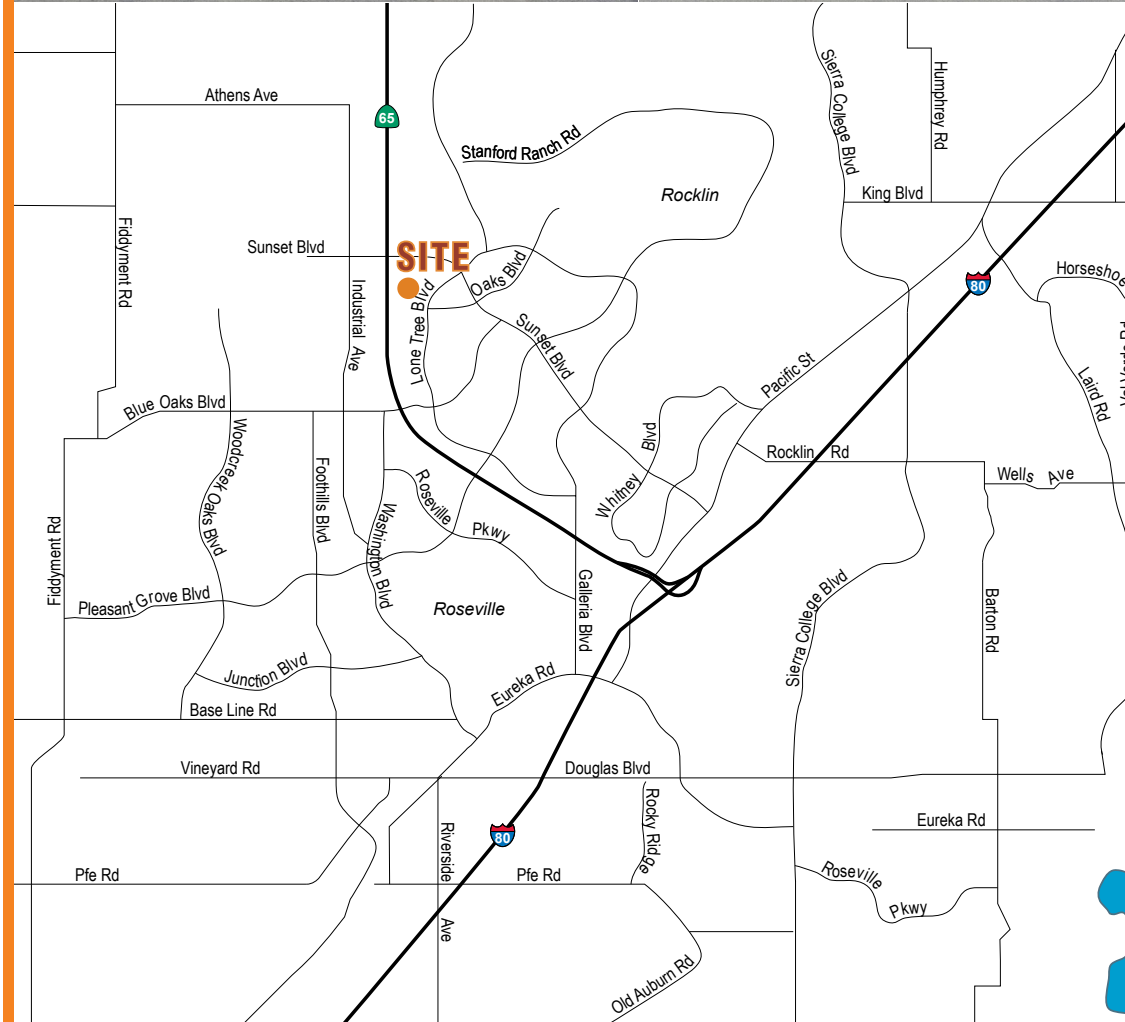
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PROPERTY DETAILS

5842 - 5854 Lonetree Blvd is a two-story, multi-tenant, condominium building located in, Rocklin, CA. The Property consists of approximately $\pm 14,122$ square feet with $\pm 8,131$ SF available for lease. The building was built in 2007 and enjoys excellent access to many shopping, retail and restaurant centers.

- Available for lease: $\pm 8,131$ SF
- "Class A" flex building with stylistic architectures, extensive window lines and functional common areas
- The Space includes: warehouse/storage, large retail showroom, shared rest room and a small improved office space
- The building offers prominent building signage and a roll up door
- Located just minutes from Highway 65 via either the Sunset Blvd exit or the Blue Oaks Exit
- Close to numerous retail, shopping, and restaurant amenities including Blue Oaks Town Center and Rocklin 65 Commerce Center
- Zoning: PD - IP (Planned Development - Industrial Park per City of Rocklin
- Lease Rate: \$15,000 per month plus janitorial

LEASE RATE:
\$15,000/MONTH PLUS JANITORIAL



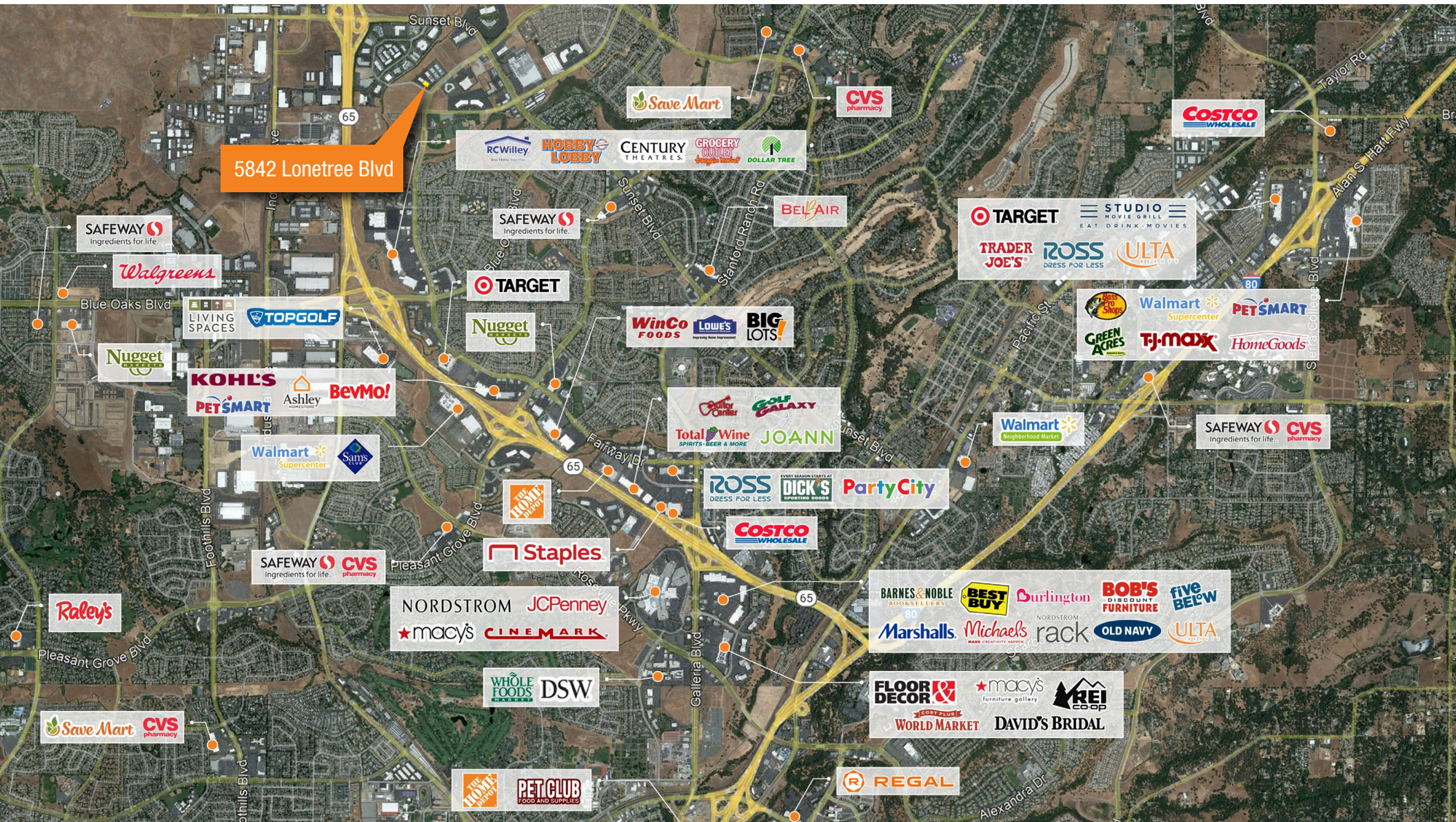
SHOWROOM & WAREHOUSE



PROPERTY AERIAL



ROSEVILLE/ROCKLIN TRADE AREA



DEMOGRAPHICS

MARKET OVERVIEW

5842-5854 Lonetree Blvd
Rocklin, CA

3 MILE RADIUS



KEY FACTS

88,742

Population

38

Median Age



Average Household Size

\$128,178

Median Household Income

HOUSING STATS



\$552,146

Median Home Value



30,363

Households



32.05%

% Renter Occupied Housing Units

COMMUTERS



1.05%

Used Public Transportation



88.82%

Drove Alone to Work

EDUCATION



13.29%

High School Graduate



14.44%

Some College



46.57%

Bachelor's Degree Plus

BUSINESS



45,103

Total Employees

EMPLOYMENT



75.60%

White Collar



24.40%

Blue Collar

