

VALLEY PLAZA SHOPPING CENTER

1537 W. Main Street, El Centro, CA

FOR LEASE OR SALE

Asking Rent / Price: Call for Details

HIGHLIGHTS:

- ◆ FORMER SUPERMARKET SPACE - FULLY FIXTURIZED
- ◆ HUGE PYLON SIGN AVAILABLE
- ◆ LOCATED IN THE CENTER OF EL CENTRO ALONG IMPERIAL AVENUE
- ◆ LONG TERM LEASE ON ADJACENT 30,000 SF SPACE PROVIDES SOLID IN-PLACE INCOME ON A PURCHASE

JOIN:
Aaron's



Massage Envy



SKECHERS



SUBWAY



70,300 SF Building / 40,300 SF Available for Occupancy

For more information about this property, please contact:

Rob Bloom
(619) 269-6076
Rob@DuhsCommercial.com
CA License: 01302163



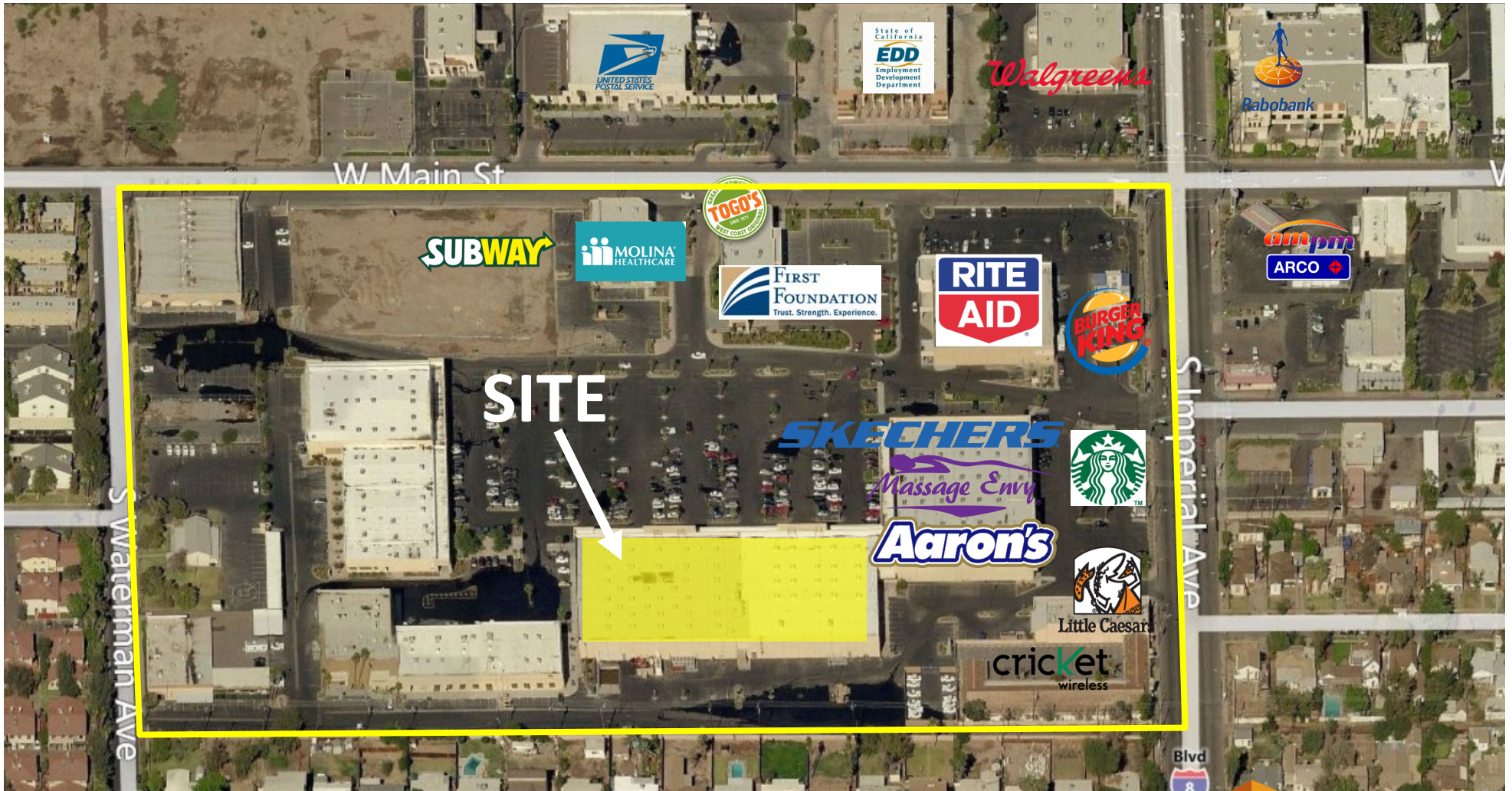
COMMERCIAL
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AERIAL

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DEMOGRAPHICS

2016 Population:

1 Mile	3 Miles	5 Miles
21,145	54,329	72,596

2016 Avg. HH Income:

1 Mile	3 Miles	5 Miles
\$58,760	\$67,985	\$69,855

Traffic Count: 2015

N Imperial Ave & El Centro Ave = 35,660 ADT
I-8 & Hwy 86 = 34,814 ADT

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