

# Antelope Plaza

SWC I-80/Antelope  
Citrus Heights, CA

FOR LEASE

## Location

6432 and 6424 Tupelo Drive  
Citrus Heights, CA

## Occupancy

Immediate

## Available

Shop Space from ±1,100 - 6,400 SF  
Anchor Space ±27,798 SF



## Demographics 2012

	1-Mile	2-Miles	3-Miles
<b>Population</b>	18,595	61,264	148,517
<b>Average HH Income</b>	\$68,298	\$69,237	\$68,135

Source: Pitney Bowes Software, Inc.

## Traffic Counts

I-80 .....	178,000	ADT (2009)
Antelope Road .....	45,500	ADT (2010)
Total .....	223,500	ADT

## Comments

- Dense population and high income
- Easy access via Antelope
- High Traffic intersection
- Competitive lease rates
- Strong major retailers and restaurants in the trade area including:



For Further Information, Contact:

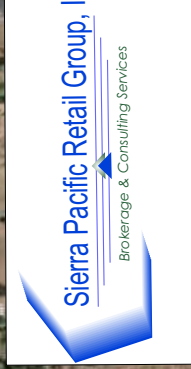
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# Antelope Plaza - Aerial

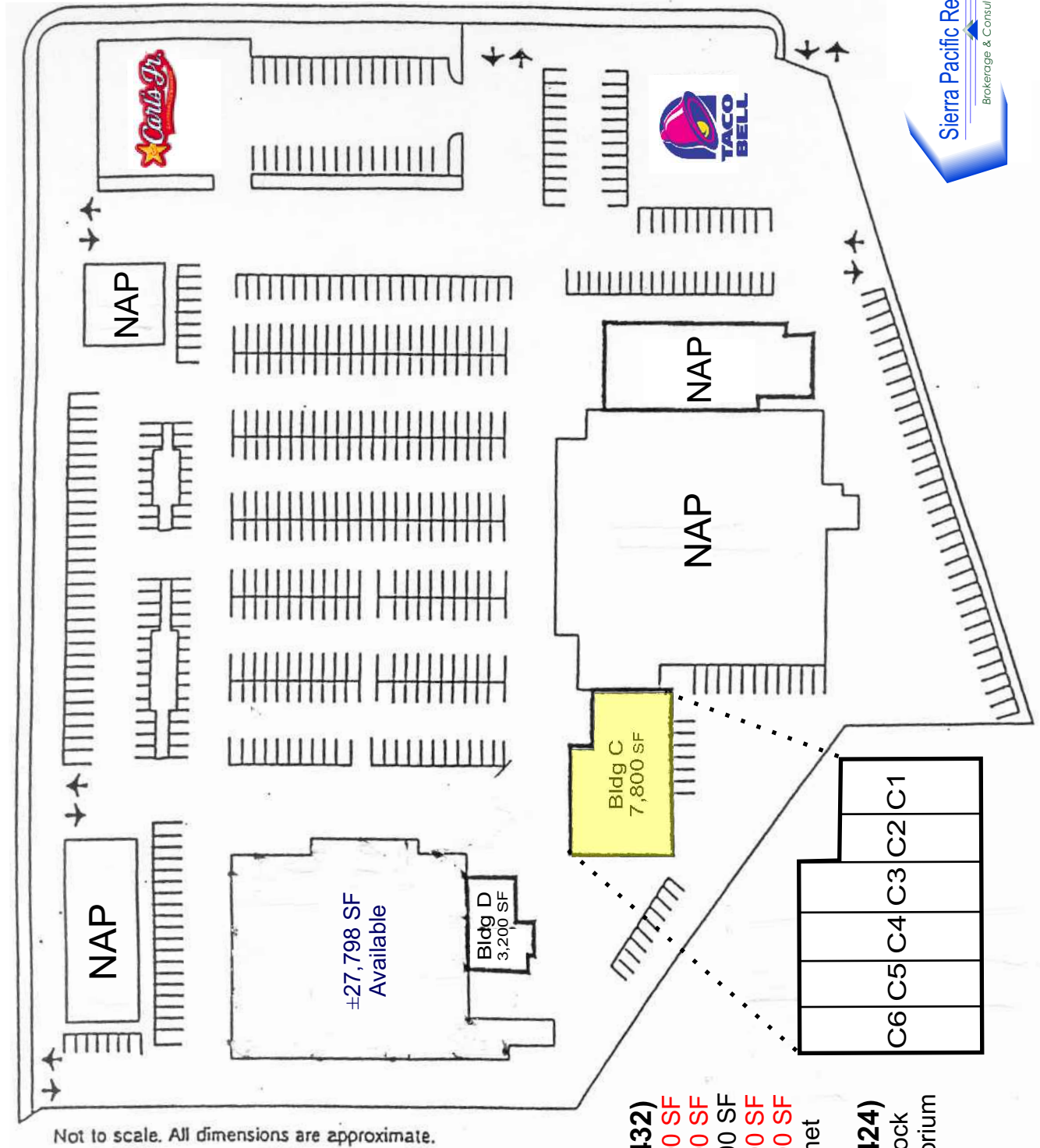


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# ANTELOPE PLAZA - SITE PLAN

Tupelo Dr.



Antelope Rd.



- Building C (6432)**
- C1 Vacant 1,100 SF
- C2 Vacant 1,100 SF
- C3 Dentist 1,400 SF
- C4 Vacant 1,400 SF
- C5 Vacant 1,400 SF
- C6 Beijing Gourmet
- Building D (6424)**
- D1 Hollywood Rock
- D2 Vicky's Emporium

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