



**2618-2632
Waterloo Rd.
@ Newport Ave.
STOCKTON, CALIFORNIA**

GROUND LEASE OR BUILD-TO-SUIT



PROPERTY INFORMATION:

- Corner Lot/Excellent Frontage
- Lot Size: 35,600± SF
- Zoned C-6
- Low Property Taxes
- Single Vacant Unit: 1,812± SF
- All Other Tenants Mo.-to-Mo.
- Dense Residential Area
- Traffic: 14,000-16,000 ADT on Waterloo Rd
- Property Potentially Available For Sale

MORE INFORMATION CONTACT:

MEACHAM/OPPENHEIMER, INC.
CORFAC INTERNATIONAL
8 No. San Pedro St., Suite 300
San Jose, California 95110
Tel: 408.378.5900
Fax: 408.378.5903
www.moinc.net

Keon Vossoughi

Lic. #01019117

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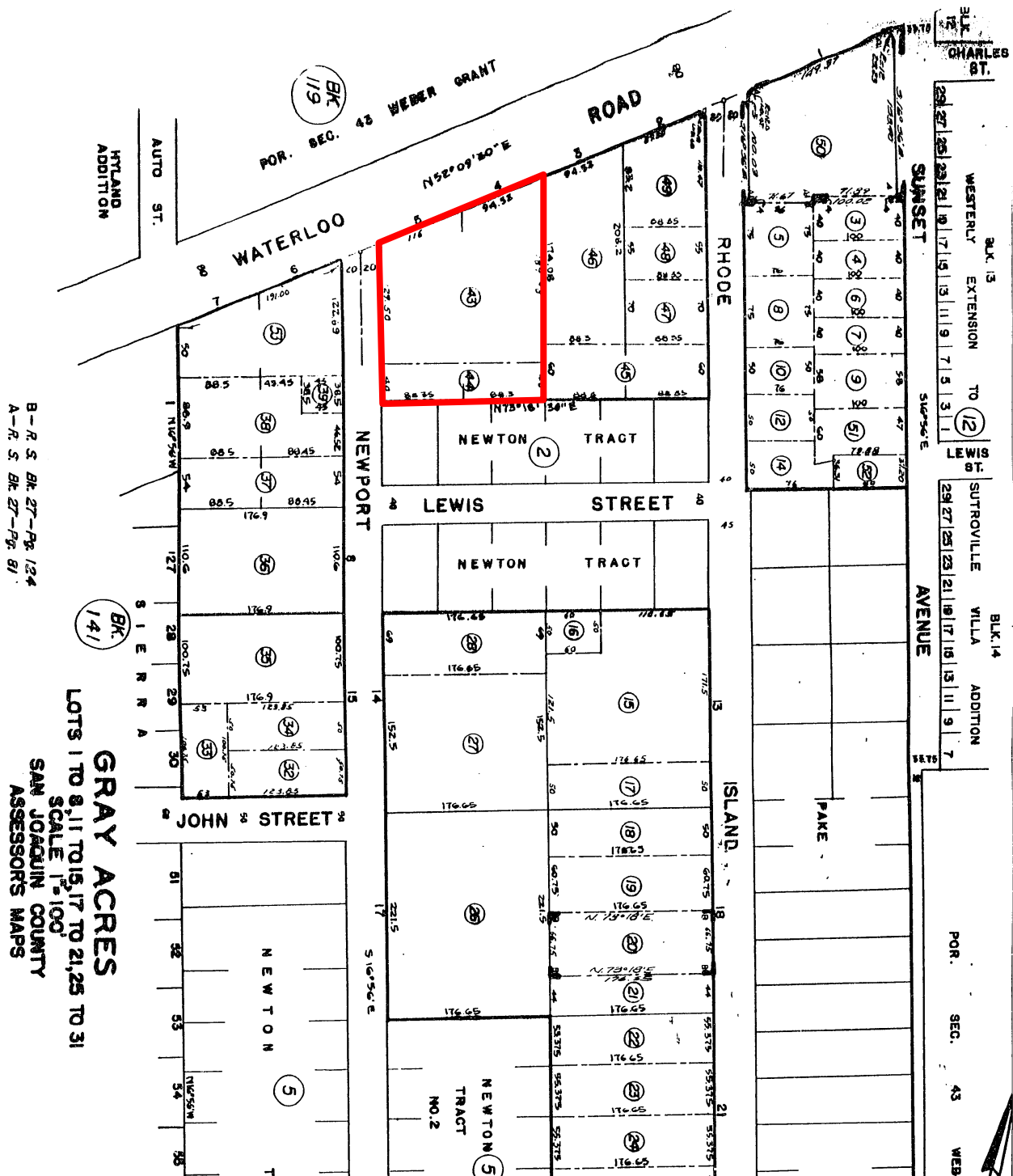
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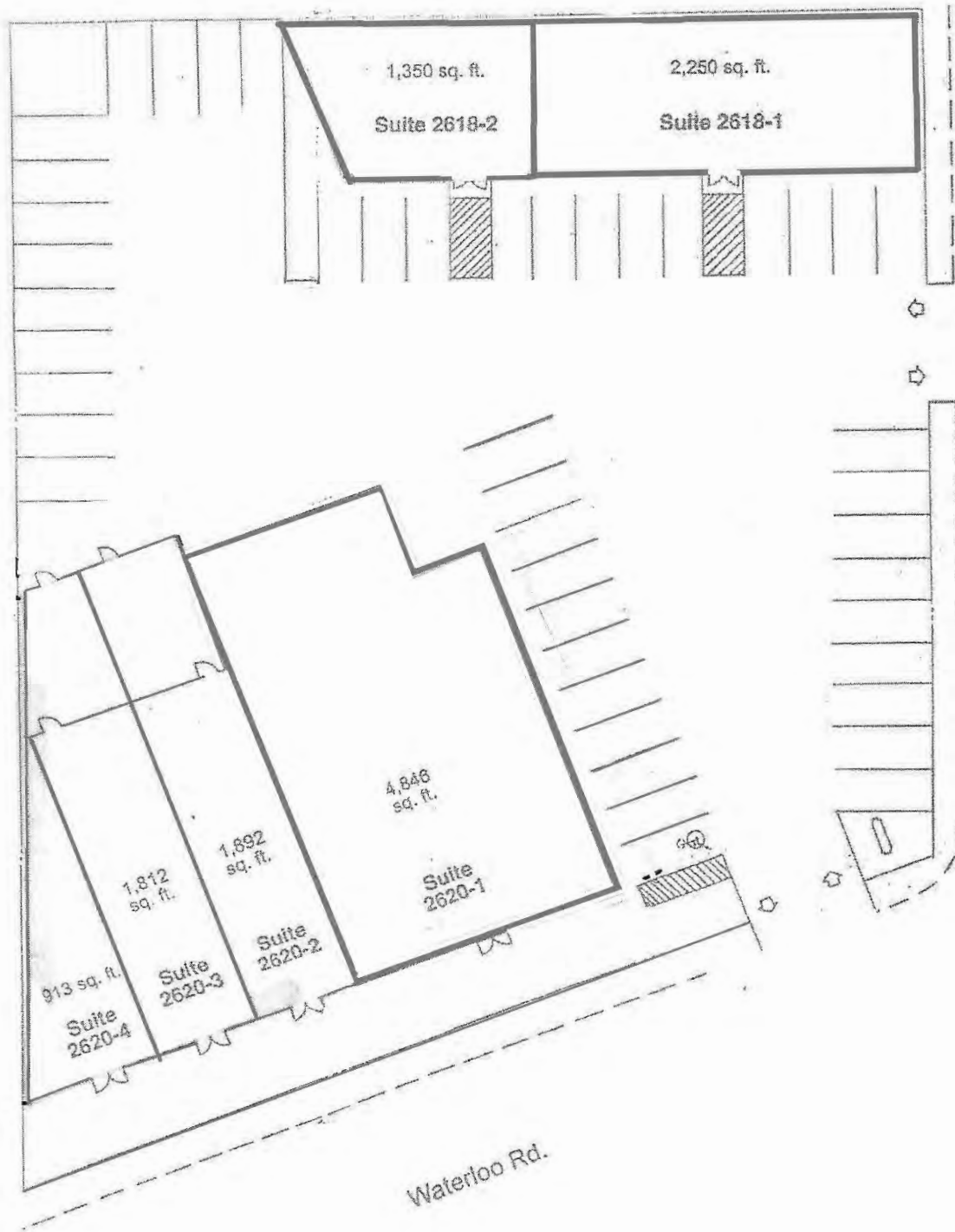
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Existing Site



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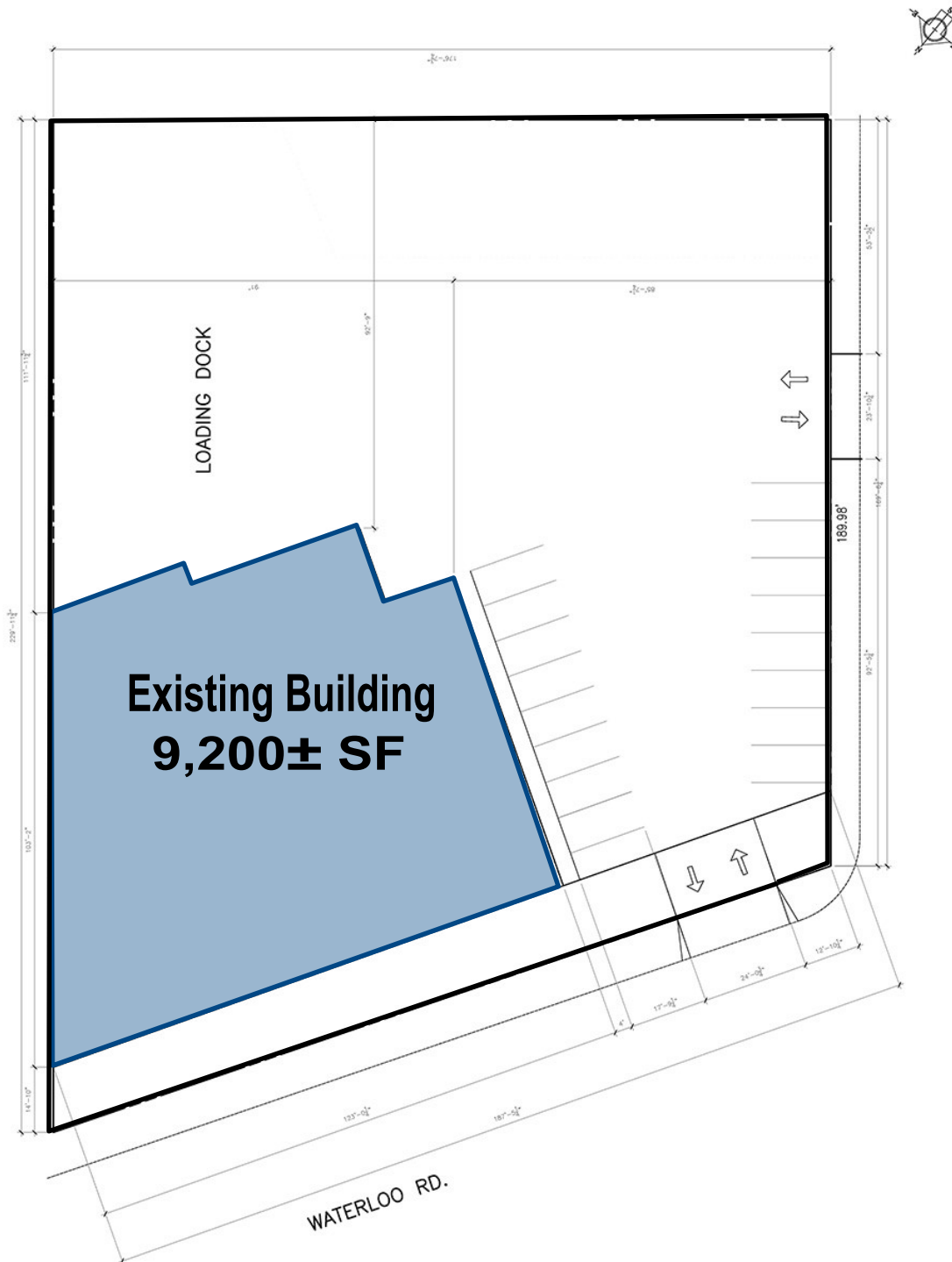
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Potential Build-to-Suit



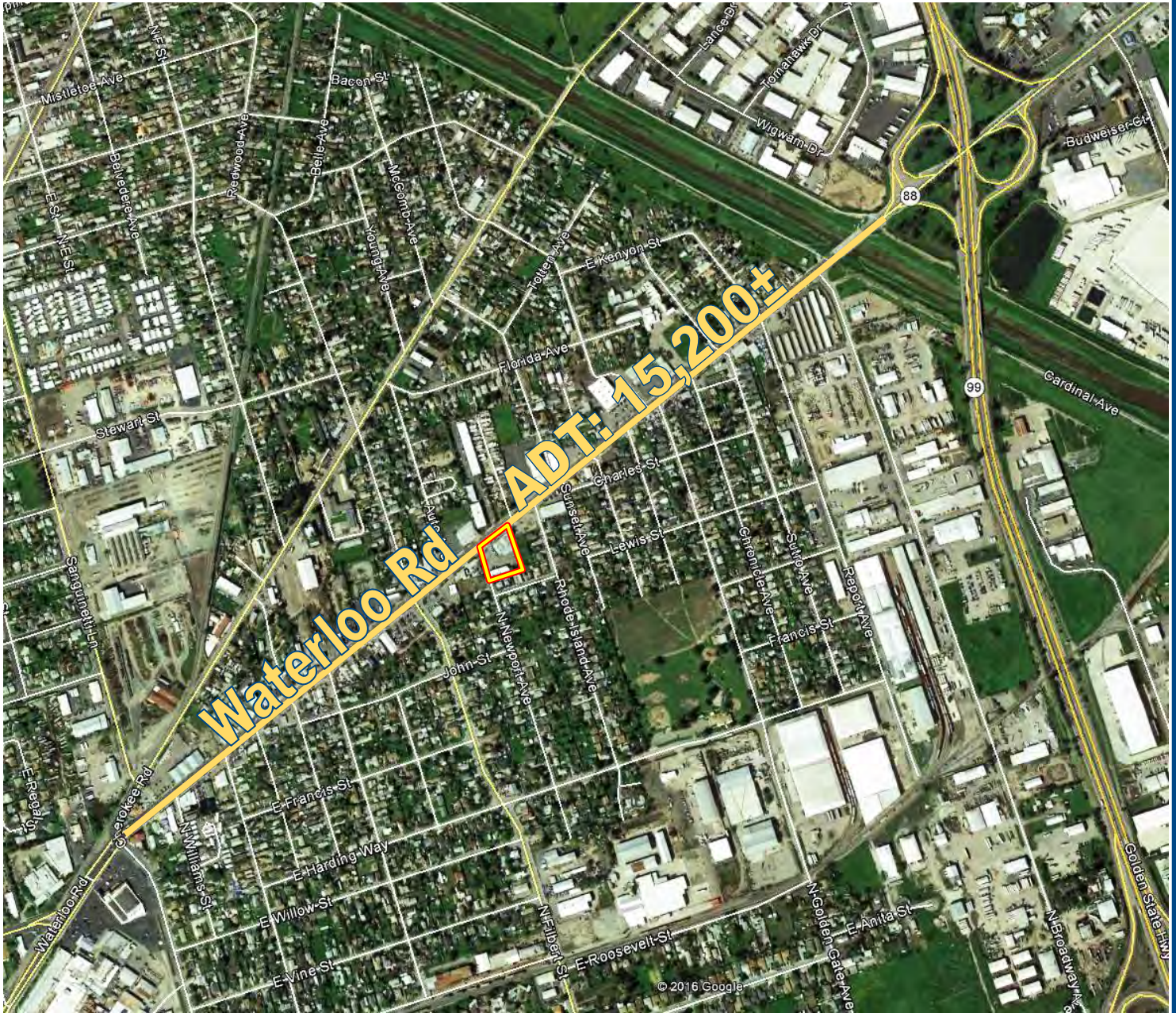
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