



FOR SALE

147-149 Sacramento Street

Auburn, California · Historic Downtown

CONTACT

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NEWMARK
PACIFIC

PROPERTY OVERVIEW

147-149 Sacramento Street, Auburn, CA 95603

Situated in the heart of downtown Auburn's historic district, 147-149 Sacramento Street offers a rare opportunity to own retail space in a beautifully preserved historic brick building. The property sits just off Interstate 80 for outstanding freeway visibility and access, and directly neighbors The Pour Choice — Auburn's most popular coffee shop — placing tenants in the path of steady daily foot traffic.



Historic Storefront — 147-149 Sacramento Street

PROPERTY HIGHLIGHTS

A charming historic building offering two side-by-side retail spaces, each with its own storefront presence. Ideal for retailers and restaurateurs looking to capture walk-in traffic in one of Placer County's most walkable and character-rich downtown districts.

- Historic brick building with authentic character
- Freeway-adjacent — easy I-80 on/off access
- Next door to The Pour Choice — Auburn's top coffee shop
- 4 private parking spaces in the rear

TRADE AREA DEMOGRAPHICS

Metric	1 Mile	3 Mile	5 Mile
Population	6,957	25,345	41,320
Households	3,212	10,816	17,053
Median Household Income	\$59,323	\$80,045	\$86,758
Est. Consumer Spending Power*	\$190.5M	\$865.8M	\$1.48B
Average Household Size	2.10	2.30	2.30
Median Home Value	\$672,782	\$666,568	\$663,994

LOCATION & NEARBY AMENITIES

147-149 Sacramento Street, Auburn, CA



Aerial view — 147-149 Sacramento Street & nearby retailers

NEARBY AMENITIES

- The Pour Choice — coffee, next door
- Old Town Pizza
- Smokey Pit Barbeque
- Cafe Delicias
- The California Club
- Taco Tree
- Old Town Grill
- Auburn Bodega
- Josephine's
- Old Town Auburn shops & boutiques
- In-N-Out Burger — off Hwy 49
- Dutch Bros Coffee — off Hwy 49
- Direct I-80 freeway access