

# SKYPARK PLAZA

2485 Notre Dame Blvd., Chico, CA 95928

±2,812 - 20,664 SF RETAIL SPACES AVAILABLE / FOR LEASE



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## OVERVIEW

FOR LEASE

### PREMISES

NEC Skyway and Notre Dame Blvd.

**±2,812 - 20,664 SF RETAIL SPACES AVAILABLE**  
**DRIVE-THRU PAD AVAILABLE FOR SALE, GROUND LEASE**  
**OR BTS**

### ZONING

Commercial

### LEASE TYPE

NNN

### ASKING RENT

Upon Request

### NEIGHBORS

Raley's, Ross Dress for Less, Dollar Tree, The Home Depot, T.J. Maxx and Lowe's Home Improvement

### PROPERTY HIGHLIGHTS

- Located at the intersection of Notre Dame and Skyway, the busiest intersection in all of Butte County
- High-Volume grocery anchor
- Successful mix of regional and neighborhood anchors
- Multiple traffic generators within the immediate neighborhood
- Great ingress/egress
- Ample parking
- Conveniently located within minutes from major highways and commercial arterials



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## SITE PLAN

FOR LEASE

SUITE	TENANT NAME	SQ. FT.
190	Vacant	2,812 SF
200	Ross Dress for Less	26,368 SF
210	Affordable Dentures	2,971 SF
220	One Main Financial	2,000 SF
230	Vacant	3,054 SF
240	Pilates	1,000 SF
250	Cocodine Cuisine	2,146 SF
260	Flowers By Rachele	1,600 SF
310	Vacant	20,664 SF
330	Raley's	61,046 SF
350/360	Great Clips	2,000 SF
370	UPS Store	1,000 SF
380	West Coast Sourdough	1,200 SF
390	TasteMe Tea	1,200 SF
400	Sports Barber	1,200 SF
410	Vacant	7,232 SF
420	Pho 99	1,600 SF
430	Magic Nails	1,600 SF
440	Papa Murphy's	1,600 SF
450	Jon & Bon's Yogurt	1,400 SF
460	Cigarette City	1,400 SF
480	Dollar Tree	14,200 SF
600	Oil Changers	1,600 SF
620	Arby's	2,800 SF
650	Burrito Bandito	2,965 SF
700	O'Reilly Auto Parts	5,674 SF
800	Country Waffles	4,270 SF
24181	Mattress Firm	5,280 SF
2483-100	Tri Counties Bank	1,776 SF
2483-110	Clothing Revival	3,315 SF
	PAD	4,400 SF



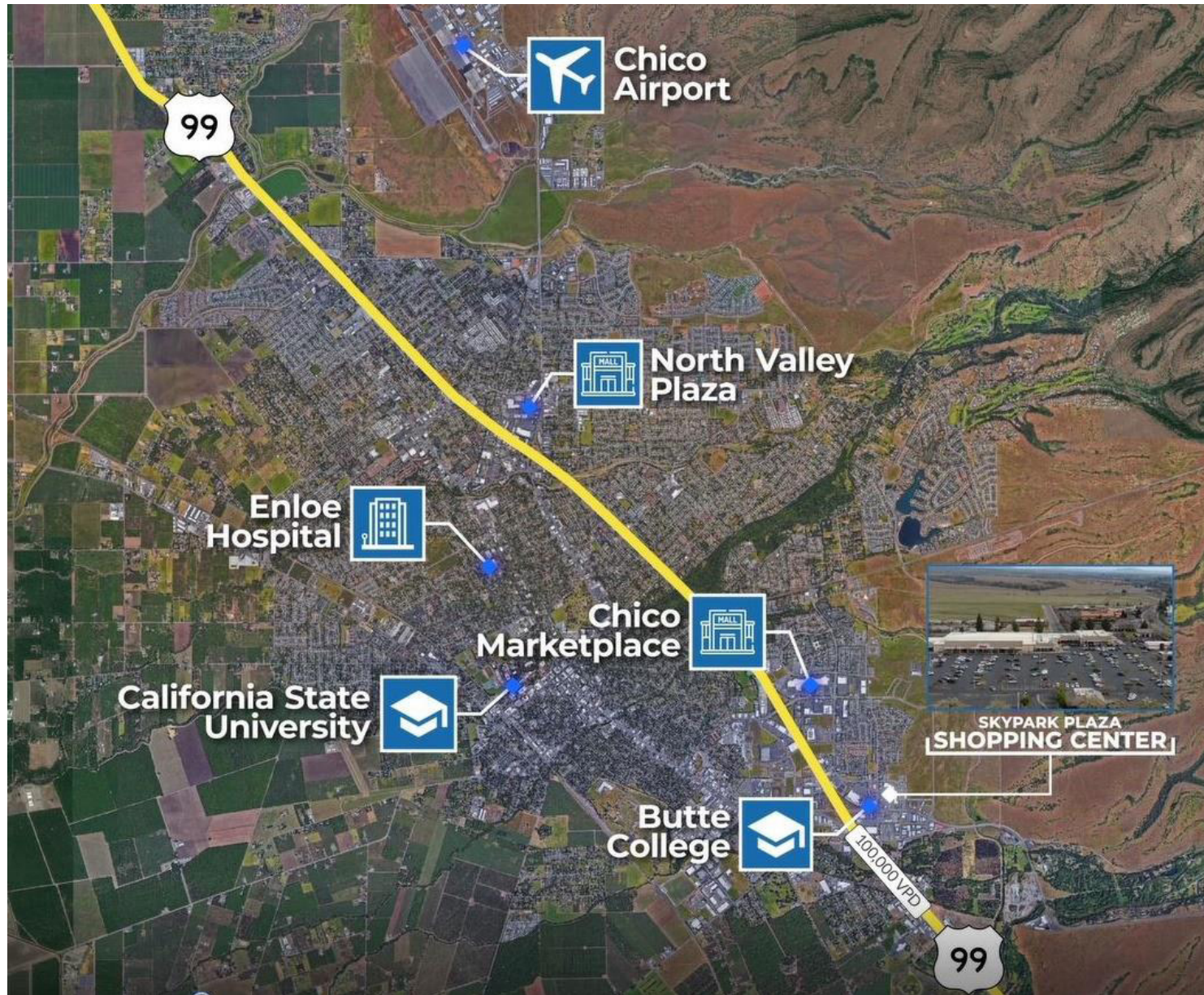


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TRADE AREA MAP

FOR LEASE



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## DEMOGRAPHICS

FOR LEASE

### TOTAL POPULATION



### DAYTIME POPULATION



### MEDIAN AGE



### AVG. HOUSEHOLD INCOME



### TRAFFIC COUNTS



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