

AVAILABLE FOR LEASE
1 MILE FROM REEDLEY COLLEGE CAMPUS | NWC MANNING & BUTTONWILLOW AVENUES

REEDLEY SHOPPING CENTER

REEDLEY, CA



NEW STARBUCKS & DD'S!

dd's
DISCOUNTS



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REEDLEY SHOPPING CENTER

REEDLEY, CA

PROPERTY

INFORMATION

Availability: 4,898± SF *(former United Health Optometry Center)*
2,100± SF *(former restaurant space)*
2,020± SF *(newly constructed - for retail, destination, and/or office use)*

PROPERTY DESCRIPTION

Reedley Shopping Center is anchored by Save Mart, Family Dollar, DD's, & OMNI Medical. The Shopping Center is located at the northwest corner of Manning and Buttonwillow in Reedley, CA.

HIGHLIGHTS

- Manning Avenue is Reedley's primary retail corridor.
- Pylon Signage Available



Contact Agent
FOR LEASE RATE

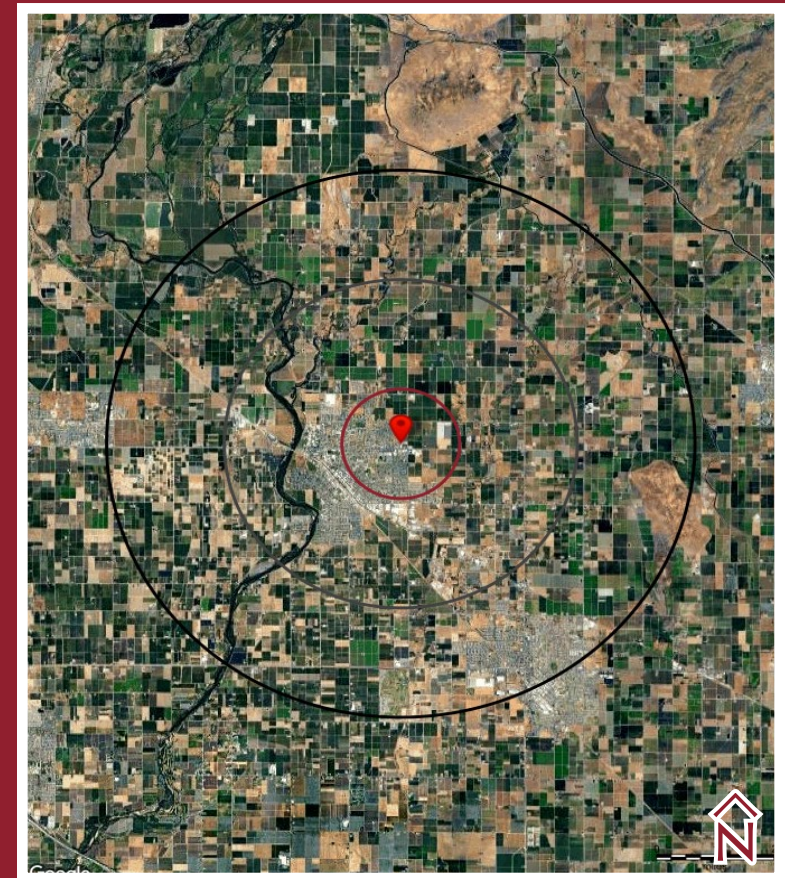
REEDLEY SHOPPING CENTER

REEDLEY, CA

AREA DEMOGRAPHICS

	DEMOGRAPHICS	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
POPULATION	2031 Projection	12,693	28,202	48,585
	2026 Estimate	12,712	27,916	47,926
	Growth 2026-2031	-0.15%	1.03%	1.37%
	Growth 2020-2026	10.18%	-0.26%	-2.38%
	Growth 2010-2020	-10.46%	5.86%	10.34%
HOUSEHOLD	2031 Projection	3,471	8,146	14,136
	2026 Estimate	3,446	8,005	13,845
	Growth 2026-2031	0.73%	1.77%	2.10%
	Growth 2020-2026	13.03%	2.11%	0.34%
	Growth 2010-2020	-2.96%	6.94%	10.56%
	2026 Est. Average HH Income	\$87,141	\$95,972	\$96,317

Source: Claritas 2026



TRAFFIC COUNTS

(Within a One Mile Radius)

32,672± ADT

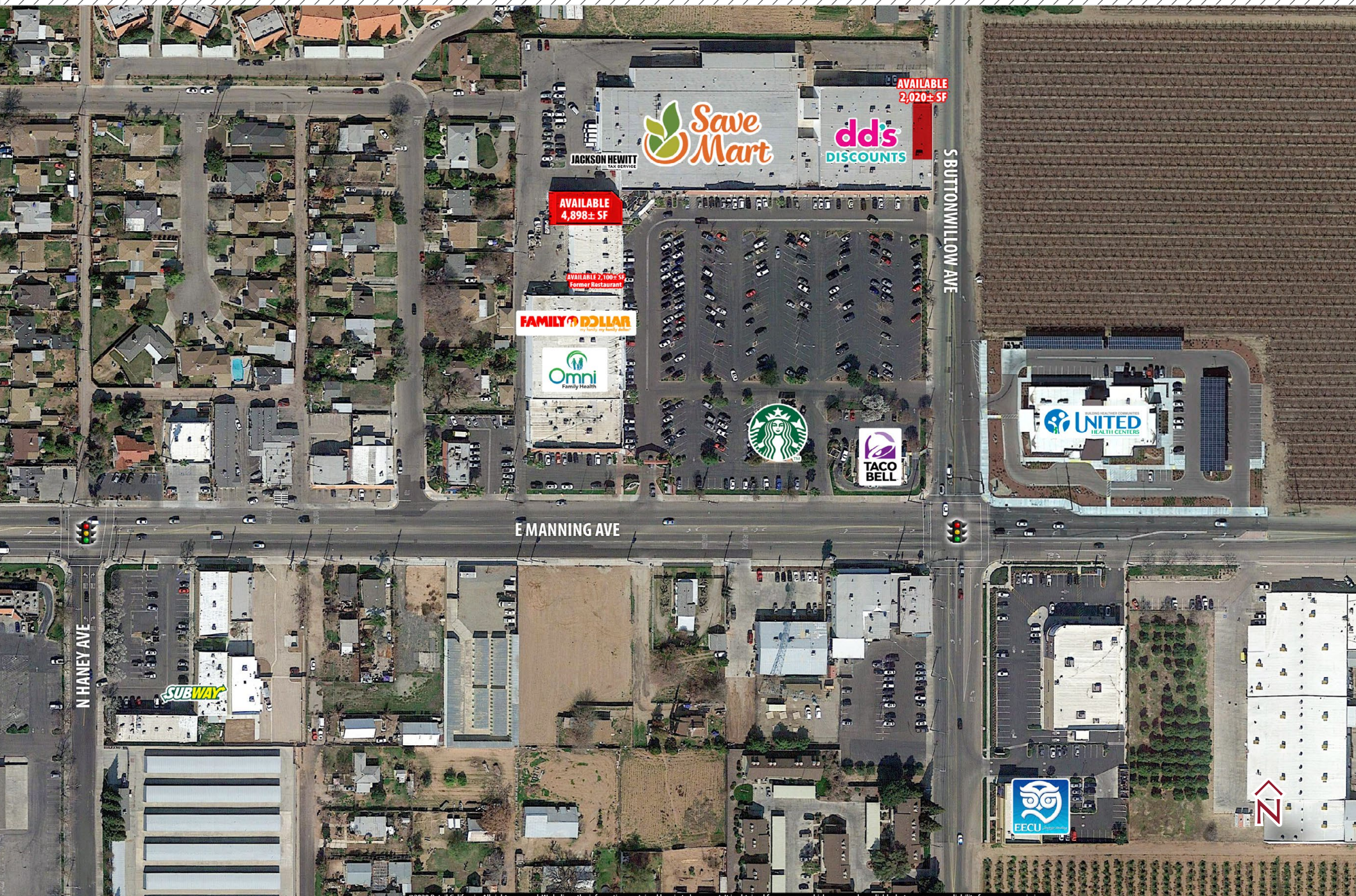
Manning & Buttonwillow Avenues
(Intersection)

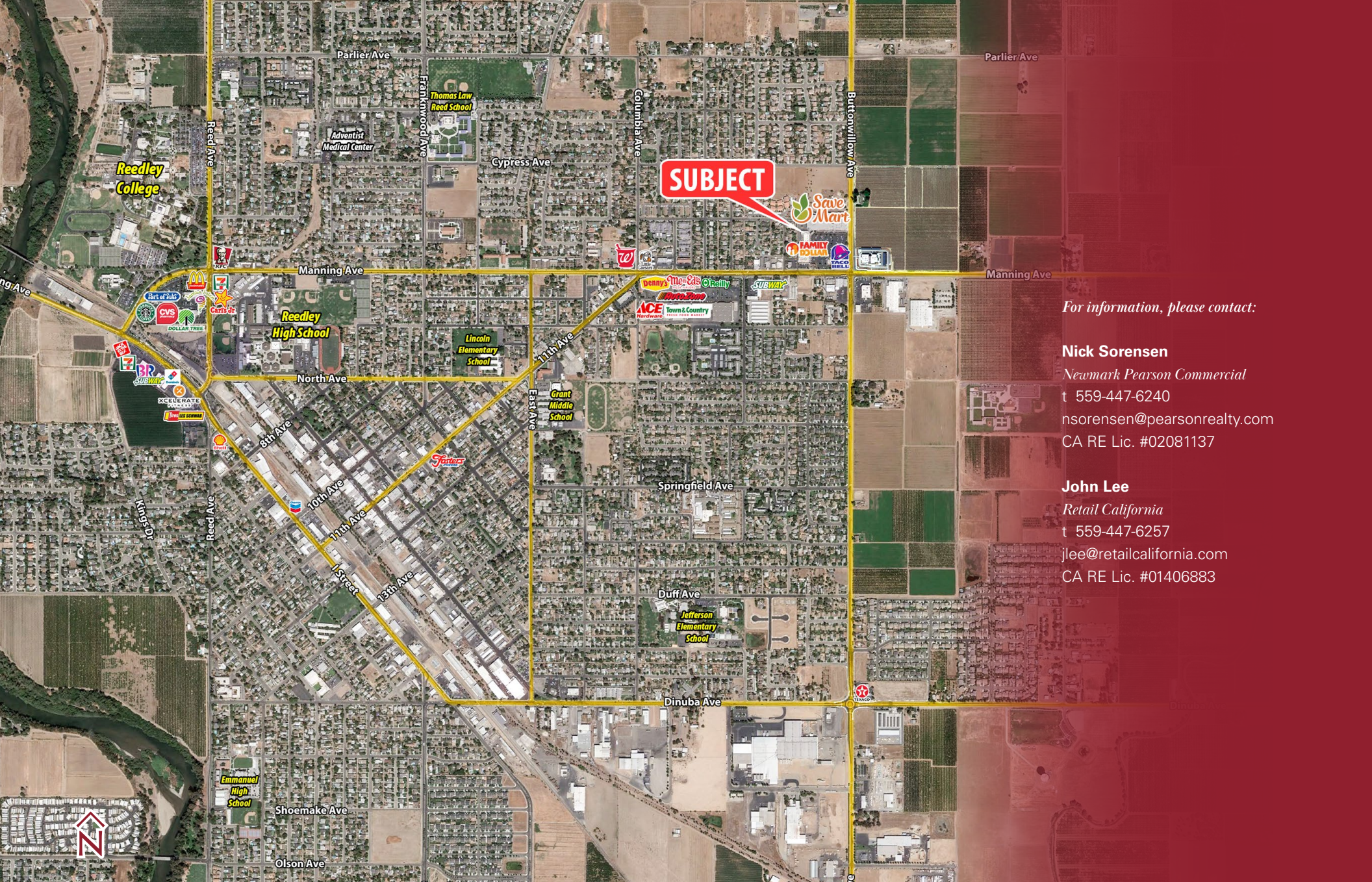
Source: Kalibrate TrafficMetrix 2026

REEDLEY SHOPPING CENTER

REEDLEY, CA

AERIAL
MAP





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