

Expected Delivery Date: August 2026

Convenience Store & Gas Station

NNN Ground Lease: \$160,000/yr

List Price: \$3,764,705

A new 7-Eleven convenience store and gas station is underway on a prime 1.03-acre site in Winchester, California. Featuring a modern 3,062-square-foot building with outstanding visibility along high-traffic Domenigoni Parkway, the location benefits from over 30,000 cars passing daily. With an ground NNN lease at \$160,000 per year and a 4.25% cap rate, this property offers a rare chance to secure a stable, brand-new investment in a fast-growing market surrounded by ongoing residential and commercial development, this location is poised to deliver strong performance and enduring demand for years to come.

Contact Us Today Before the Opportunity is Gone!

Please Contact Me For More Information:

Tony Derrigo

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FOR MORE INFO





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