



Location: SEC of Ashlan and West Avenues, Fresno, CA

Traffic Counts: Ashlan Avenue: ± 21,160 ADT
West Avenue: ± 19,208 ADT
Source: City of Fresno

Availability: Please Refer to Site Plan

Demographics: 1 Mile 2 Mile 3 Mile 5 Mile
Population 23,845 70,610 152,437 355,926
Avg HH Income \$74,411 \$95,424 \$91,828 \$89,967

Property Features:

- Centrally located in densely populated neighborhood with limited retail competition
- Shopping center was completely redeveloped and features a ±52,000 square foot Save Mart
- Immediate availability

Anchor, Junior Anchor and Pad Space Available for Lease

Westlan Shopping Center

For further information, please contact:

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Vertical Aerial



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Site Plan



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