



FOR LEASE

DOWNTOWN CHARMER, HISTORIC OFFICE BUILDING WITH CHARACTER!

1900 GOLD STREET, REDDING, CA 96001

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PROPERTY SUMMARY

Available SF:	2,732 SF
Lease Rate:	\$1.15 SF/month (MG)
Building Size:	3,362 SF
Year Built:	1958
Renovated:	1971
Zoning:	General Office
Cross Streets:	West Street

PROPERTY OVERVIEW

This office is best appreciated in person. Historic property with unique finishes in each room with lots of character. Main level has various private offices, bathrooms, break room, storage, conference, waiting area, etc. Lower level wine cellar and storage, upper level library and storage. Exposed brick and dark wood finishes throughout. Contact listing broker for viewing appointment.

PROPERTY HIGHLIGHTS

- Charming historic office with one-of-a-kind design
- Exposed brick and rich wood finishes throughout
- Views to the east and great storage with wine cellar
- Close to existing Courthouse and new Courthouse location

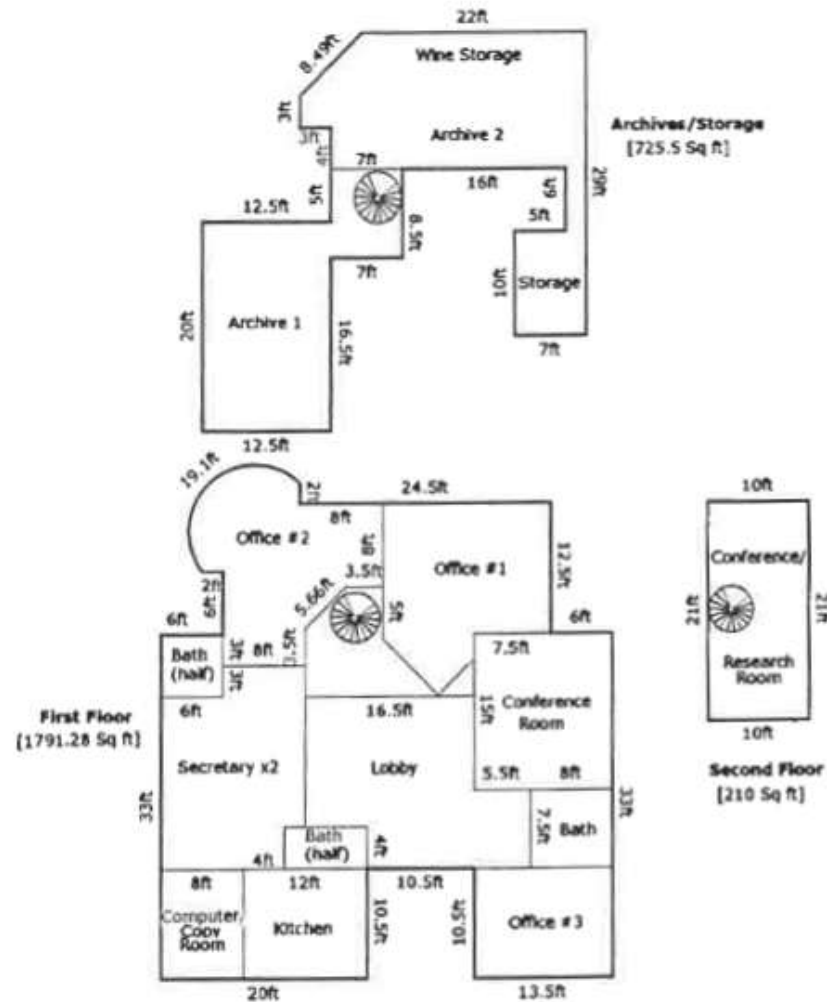
FOR MORE INFORMATION:

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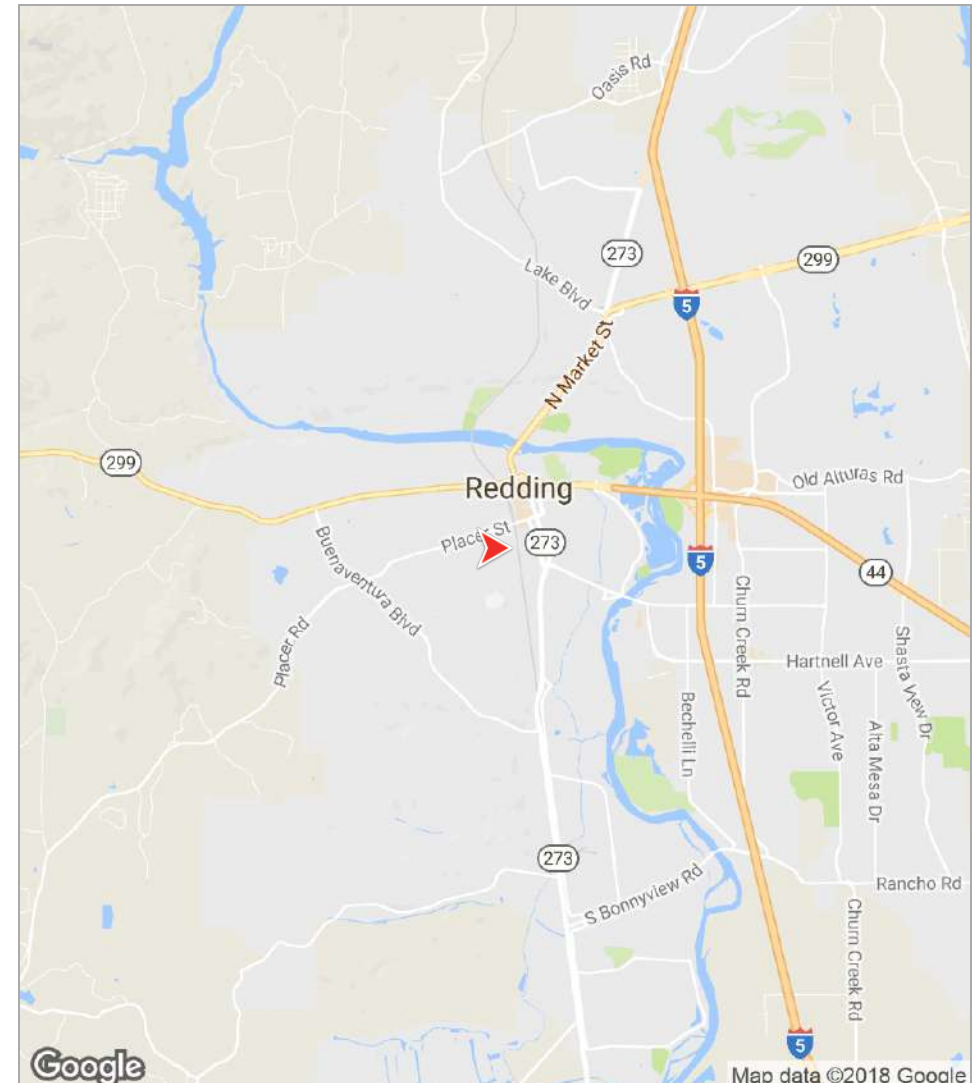
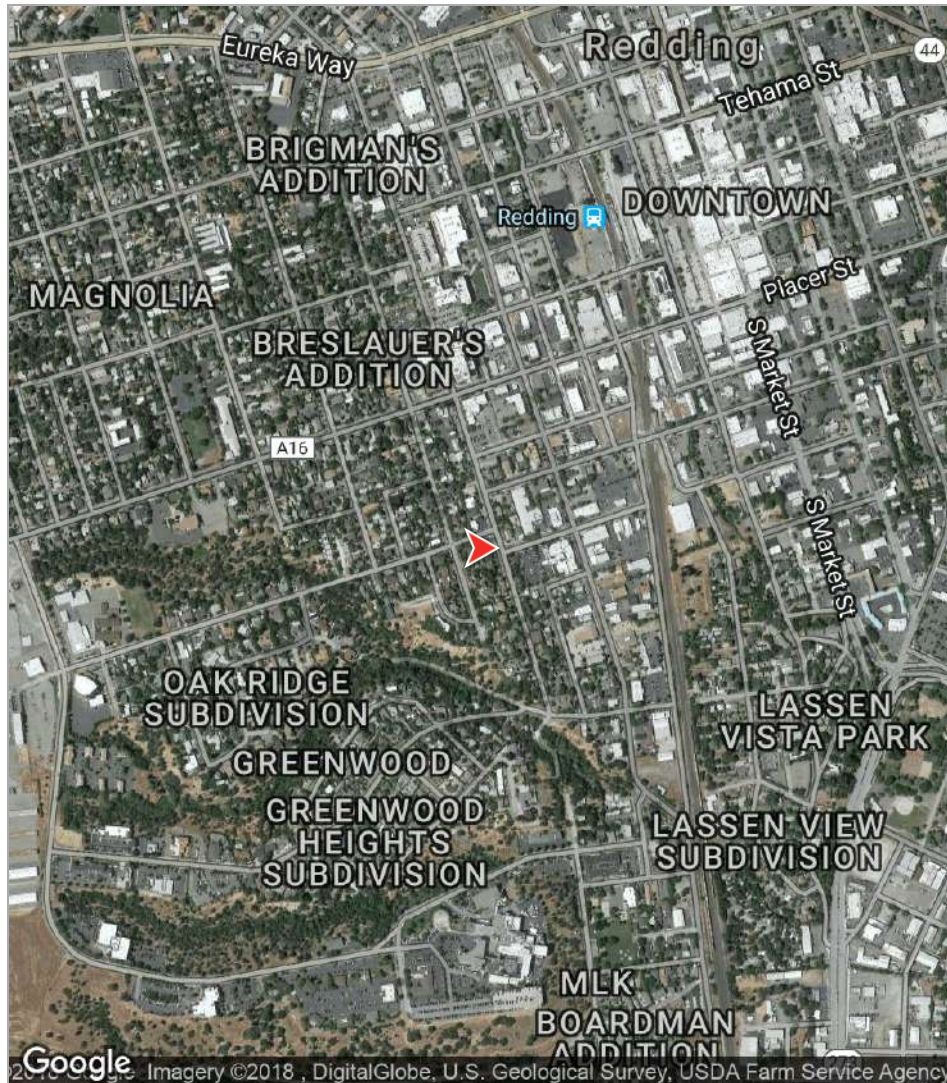
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Location & Demographics

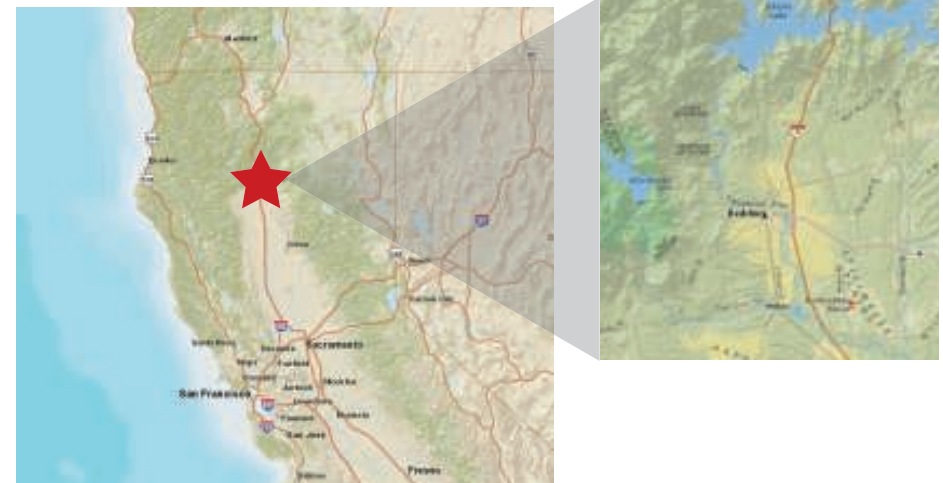


Redding, CA

As the largest California city north of Sacramento, Redding is nestled in the scenic heart of Northern California, amid rich culture and heritage, boundless recreation, and magnificent landscapes.

Redding is 545 miles north of Los Angeles; 162 miles north of Sacramento; 433 miles south of Portland, Oregon; and 592 miles south of Seattle, Washington. In addition, it is uniquely positioned as the midway point of the I-5 Corridor. As the retail hub for Shasta, Tehama, Trinity, and Siskiyou counties, Redding is the predominant central location for Northern California commerce. Shasta County alone has a population of approximately 140,000 people.

	Population 	Avg. Income 	Households 
One Mile	8,594	\$41,393	3,984
Three Miles	52,993	\$56,140	22,491
Five Miles	93,115	\$60,440	37,257





Acquisitions Leasing Consulting Property Management

Haedrich & Co., Inc. is a full-service commercial real estate firm established in 1985. As our primary mission, the firm seeks to professionally serve its clients in making well-educated decisions concerning the use, management and operation, acquisition or disposition of commercial real estate. Members of our team are affiliated with The Appraisal Institute, International Council of Shopping Centers (ICSC), and Certified Commercial Investment Member (CCIM).

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