

# FOR LEASE — 1,567 SF — FINAL SPACE!

—2626 Broadway Ave, Eureka, California—

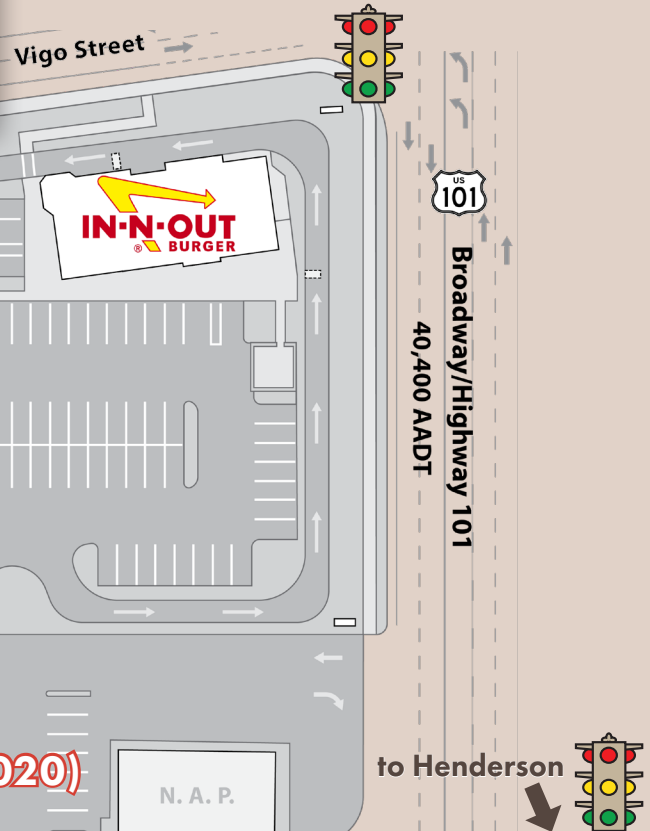
AVAILABLE

T-Mobile

opening 2021



- Spans between two Highway 101 signalized intersections
  - Over 100 yd unobstructed highway frontage
- The county seat of Eureka serves as a regional hub capturing a population of over 138,000



NEW CONSTRUCTION (2020)

Owned and managed by  
the CARRINGTON company  
1.800.291.1454

For more information, contact  
BRANDON BAILEY

707.444.7720, direct  
916.281.7928, mobile  
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# REGIONAL HIGHLIGHTS

2626 Broadway, Eureka, CA



## Traffic Count

40,400 AADT, Broadway/Hwy 101

## Population

15 min — 48,441  
45 min — 114,158  
90 min — 126,197  
**County — 138,000**

## Avg HHI

15 min — \$54,517  
45 min — \$56,392  
90 min — \$55,775

## Unique 3.3 acre redevelopment on Broadway Avenue/Highway 101

- Strategically positioned adjacent to one of Humboldt County's most well-traveled intersections (Henderson Street/Broadway Avenue)
- In the heart of the County's primary retail node: Bayshore Mall south, Eureka Mall east, Costco north
- Direct Broadway Avenue ingress/egress with multiple points of access from Vigo Street
- High-profile setting in traditional configuration

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# AREA RETAIL MAP | 2626 Broadway, Eureka, CA



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# PROPOSED SITE PLAN

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