



RED BLUFF, CA
PRICE: \$2,420,000
CAP: 6.0%

CONTACT INFORMATION:
ROBERT J CASAROLI
RETAIL BROKERAGE & DEVELOPMENT
r.casaroli@icloud.com 559.903.4634
DRE #01065278

NET LEASED INVESTMENT OFFERING

RED BLUFF, CA



--- BIG 5 SPORTING GOODS ---

PRICE: CAP: NOI:

\$2,420,000 6.0% \$145,200

LOCATION: 545 S. Main Street

BUILDING
SIZE: 10,000 Square Feet

LAND SIZE: +/- 1 Acre

LEASE TYPE: NN-LL Resp. for Roof
and Structure

LEASE
EXPIRATION: January 31, 2026

YEAR BUILT: 2008

LESSEE: Big 5 Sporting Goods
(NASDAQ: BGFV)

OPTIONS: (2) 5 - Year Options

INCREASES: 10% Each Option

EXECUTIVE SUMMARY



S MAIN / LUTHER ROAD RETAIL
BIG 5 - RED BLUFF, CA



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