

SOUTHPOINT SHOPPING CENTER

T&J Investments



Location *Well located in South Sacramento east of Hwy 99 on the Florin exit on the corner of Florin and Power Inn Road*

AVAILABILITY *+800 SF, +800 SF, +1,800, +7,800, +12,250 SF Available to lease*

Demographics	1 Mile	3 Mile	5 Mile
Population	~7,500	~11,700	~13,700
Households	~2,600	~3,900	~4,511
Average HH income	\$50,800	\$56,500	\$59,400

DESCRIPTION

- *Neighborhood shopping center with many established local tenants*
- *Rite Aid anchored center adjacent to a large Rainbow Grocery and Shell Gas Station*
- *Surrounded by high density residential*
- *Site is approximately 1 mile east of Florin Mall*

NOTE: While the information contained herein is from sources deemed reliable and is believed to be correct, it is not in any way warranted or guaranteed by T&J INVESTMENTS.

For More Information - Contact T&J Investments - E-mail: jieunhsu@yahoo.com

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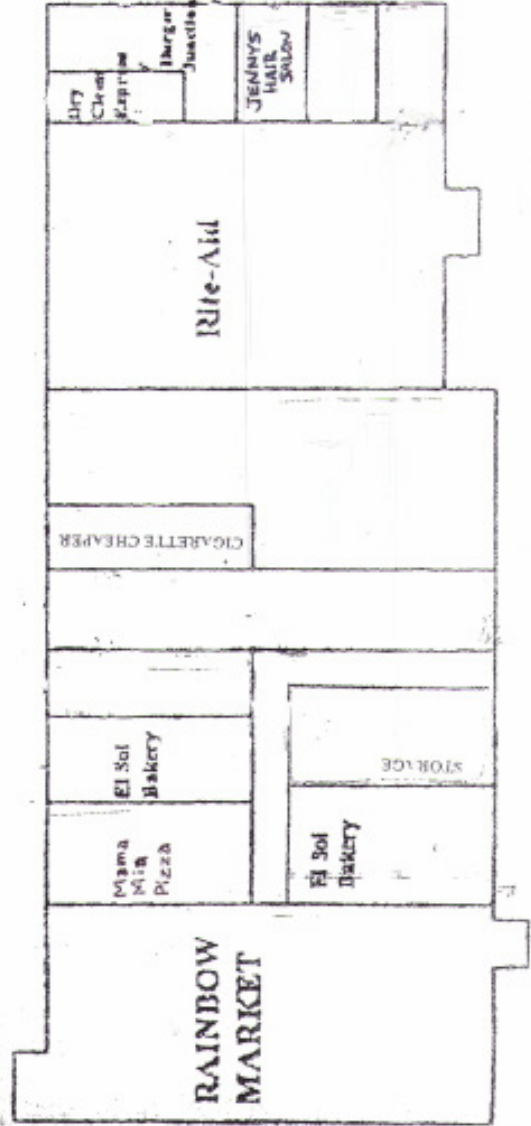
EXHIBIT "A"

7000 FLORIN RD, SACRAMENTO, CA

FLORIN ROAD



- PARKING -



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