

# VACANT LAND AVAILABLE FOR GROUND LEASE

4290 Clayton Rd, Concord, CA



## PROPERTY PROFILE

This property, at the key intersection of Clayton Rd and Treat Blvd, is surrounded by successful retail. With a high volume Safeway on one corner, Staples and CVS on the other, and adjacent to Wally's Rentals and the Treat Plaza, this corner location is very visible and accessible to many daily shoppers.

It is on the going home route for Concord commuters with 42,015 cars per day on Clayton Rd at Treat Blvd.

The owners prefer a ground lease and are interested in long term stability.

## 2011 DEMOGRAPHICS

	1-mi.	3-mi.	5-mi.
Population	22,219	111,580	223,347
Avg. HH Inc.	\$91,411	\$90,095	\$90,880

## LAND AVAILABLE

Available for Ground Lease 20,310 sf

For more information, please contact:

**METROVATION**

**Christine Firstenberg**  
 cfirstenberg@metrovation.com

DRE # 00973135

**METROVATION BROKERAGE**

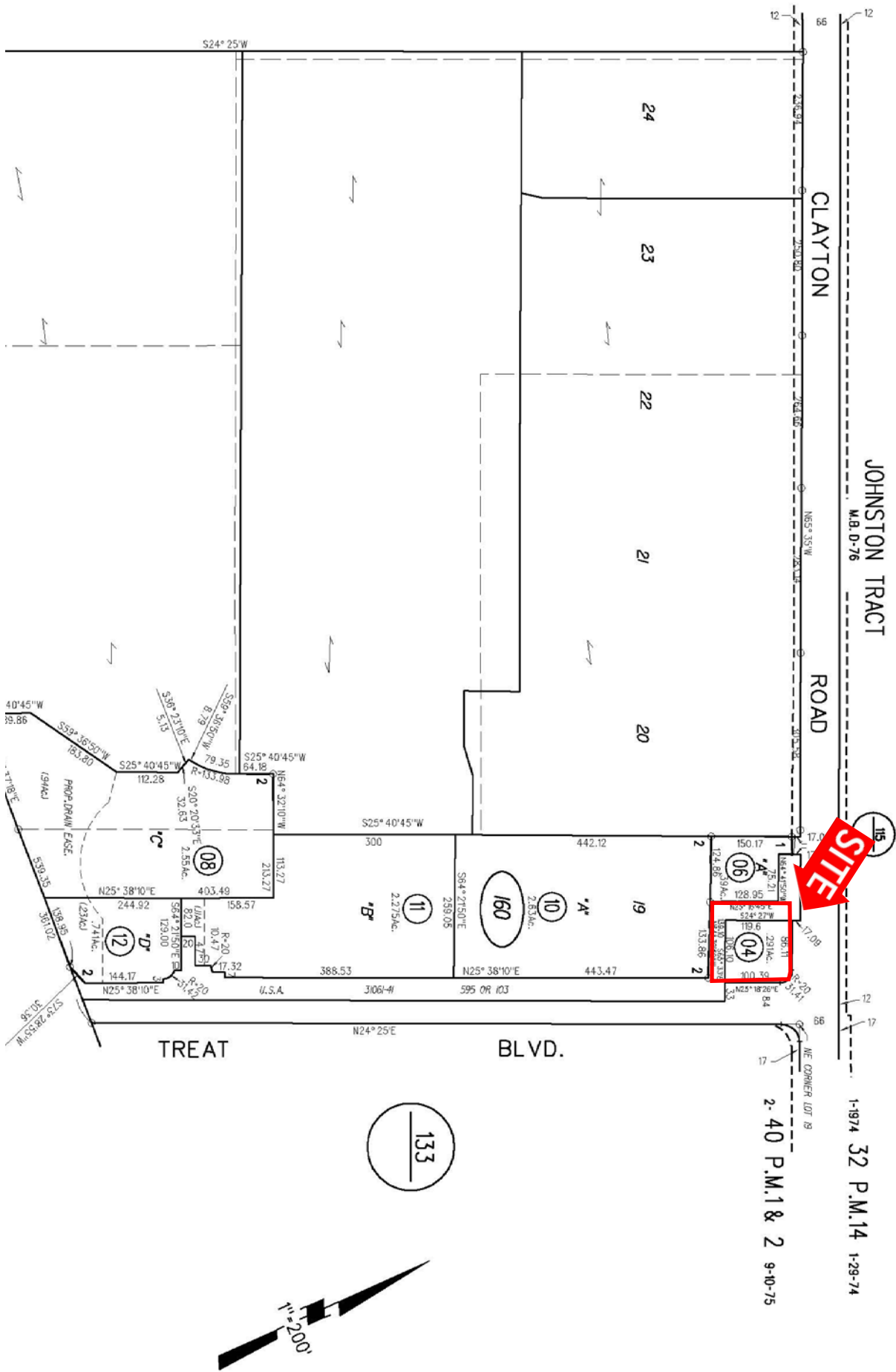
**TEL (510) 839-4000 X 240**

The above information has been secured from sources we believe reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to square footage or age are approximate. We make no representations or warranties that the premises are free of environmental hazards or that the premises are suitable in all respects to your contemplated use. You should conduct an independent investigation of all pertinent property information. We bear no liability for any errors, inaccuracies or omissions.

# PARCEL MAP

METRO<sup>®</sup>VATION

4290 Clayton Rd  
Concord, CA



JOHNSTON TRACT  
M.B. D-76

CLAYTON

ROAD

TREAT

BLVD.

1-1974 32 P.M.14 1-29-74

2-40 P.M.1 & 2 9-10-75

133

1" = 200'



# AERIAL MAP

4290 Clayton Rd  
Concord, CA

