

Delta Shores North Satellite

Cosumnes River Boulevard and Delta Shores Circle S, Sacramento, CA 95832



SOUTH ELEVATION



EAST ELEVATION



NORTH ELEVATION



WEST ELEVATION



Demographics

	1-Mile	3-Mile	5-Mile
Population	6,800	98,014	311,541
Households	1,724	31,253	103,351
Avg HH Income	\$82,357	\$101,442	\$101,225

Source: Esri, 2022

Property Highlights

12,510 Gross Leasable Area

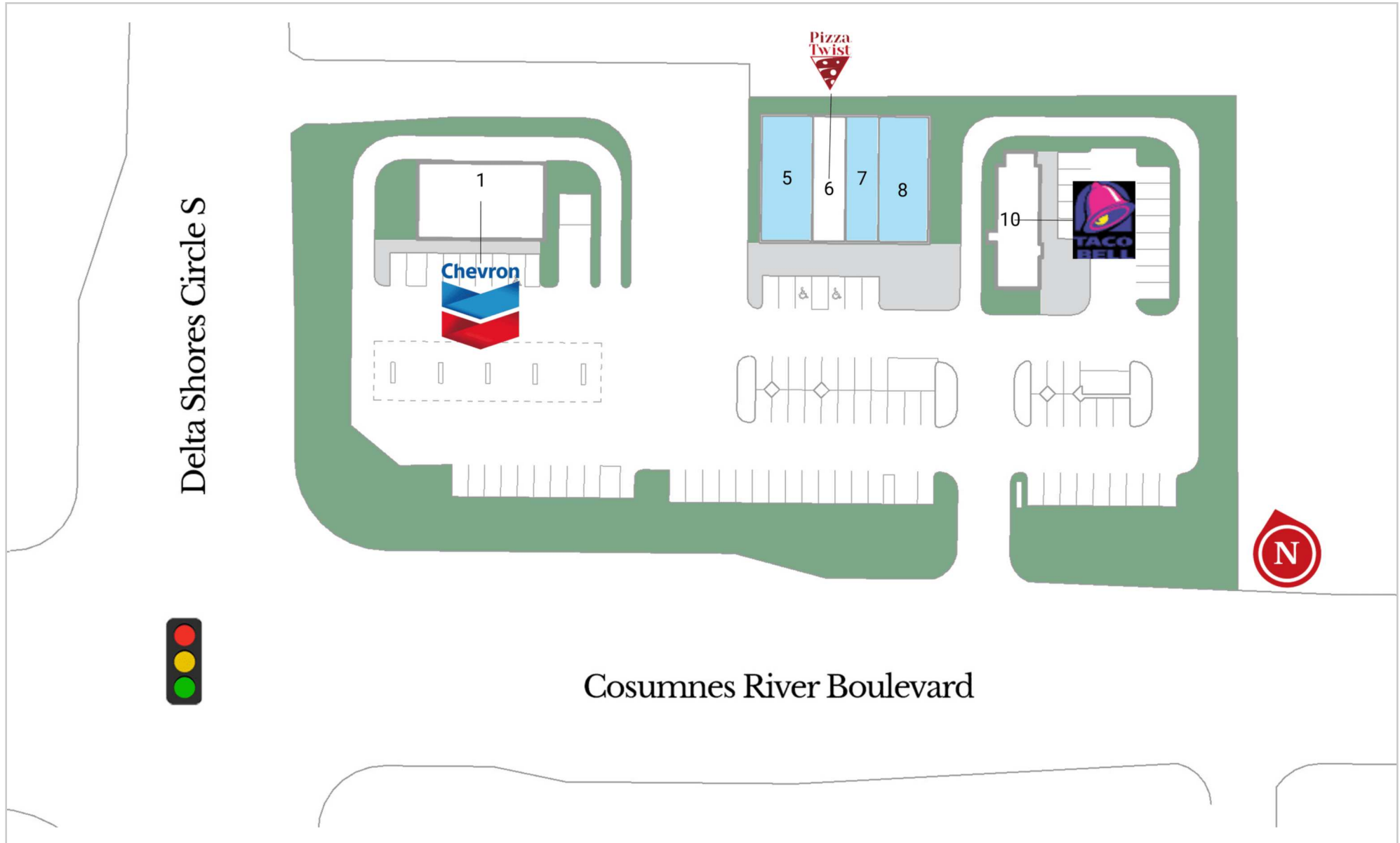
2.80 Total Acres

311,541 5 Mile Population

- Ideally located off I-5 at Delta Shores Circle South and Cosumnes River Boulevard, with easy access to nearby communities.
- Delta shores is an 800-acre master planned community in the heart of South Sacramento.
- High profile shop space available.
- Premier destination in the Sacramento region featuring best in class community and lifestyle retailers, services and restaurants.

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Current Tenants

1	Chevron/7-Eleven	3,000 SF	10	Taco Bell	3,000 SF
6	Pizza Twist	1,243 SF			

Available/Coming Soon

5	Available	2,012 SF
7	Available	1,243 SF
8	Available	2,012 SF