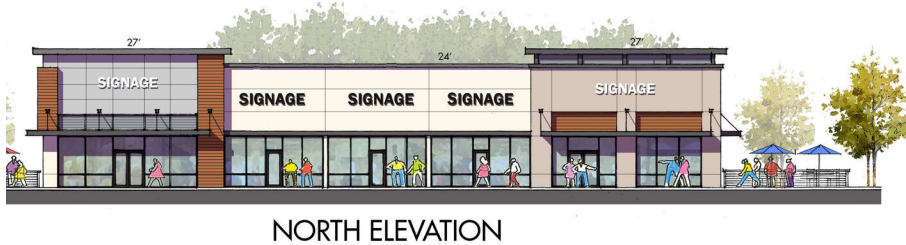


Delta Shores South Satellite

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



NORTH ELEVATION



WEST ELEVATION



SOUTH ELEVATION



EAST ELEVATION



WEST ELEVATION



SOUTH ELEVATION



EAST ELEVATION



NORTH ELEVATION

Demographics

	1-Mile	3-Mile	5-Mile
Population	6,755	97,234	308,803
Households	1,744	31,030	101,887
Avg HH Income	\$97,172	\$105,260	\$106,581

Source: Esri, 2026

Property Highlights

2,691 Gross Leasable Area

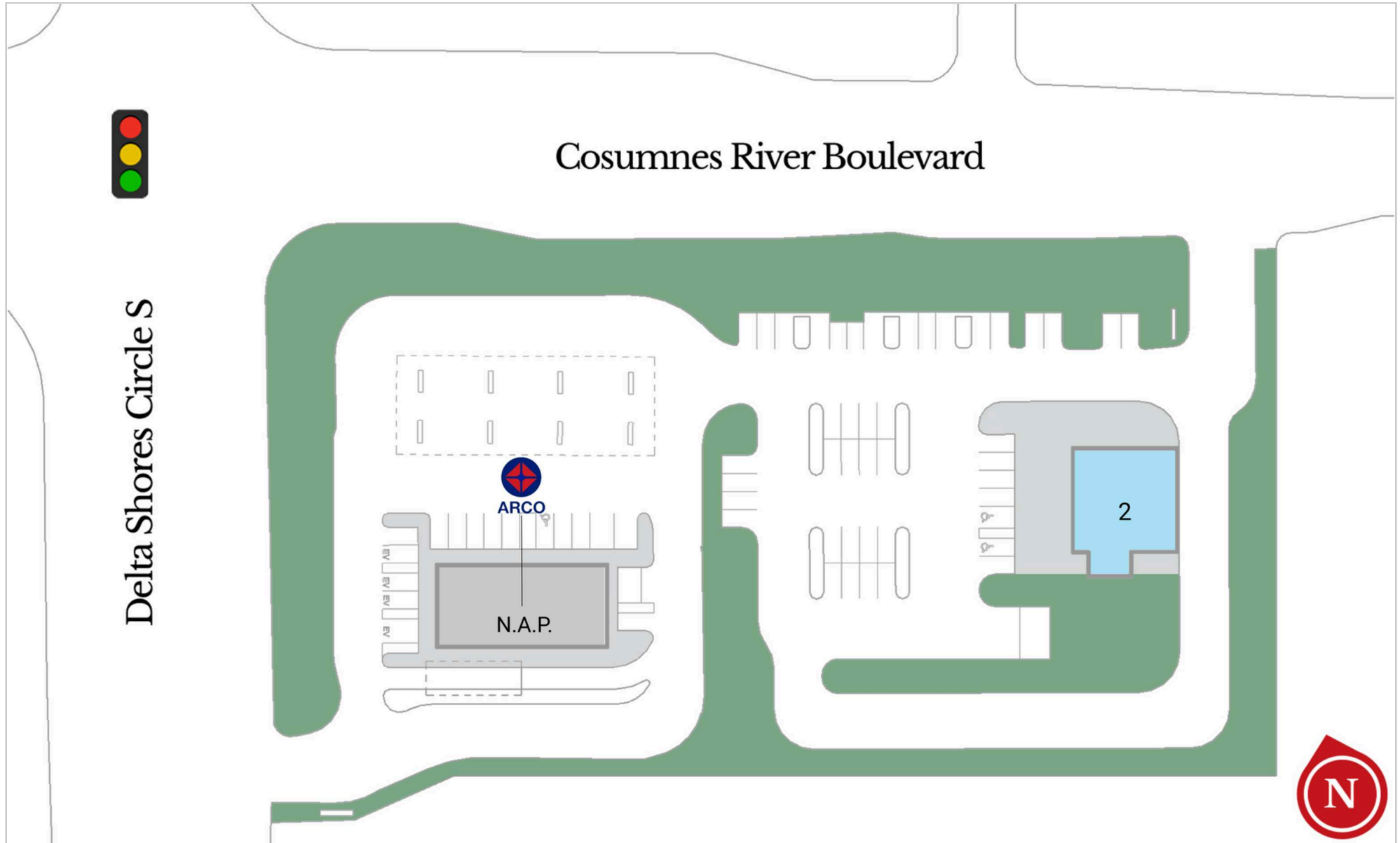
1.86 Total Acres

308,803 5 Mile Population

- Drive-thru opportunity available.
- 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.
- Premier destination in the Sacramento region featuring best in class community and lifestyle retailers, services and restaurants.

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Current Tenants

Available/Coming Soon

2	Available	2,691 SF
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