

# 5,257 SF RETAIL SPACE Available for Lease in Santa Rosa, CA



2066 Cleveland Ave, Santa Rosa, CA 95401



## PROPERTY HIGHLIGHTS

**Space Available: 5,257 SF**

- Located at the prominent Coddington Mall
- Neighboring Tenants: Macy's, Target, JC Penney, Nordstrom Rack, Whole Foods and others
- Excellent visibility on Redwood Fwy (101)
- Excellent signage available on building
- Strong daytime population
- Good pedestrian access
- Available immediately

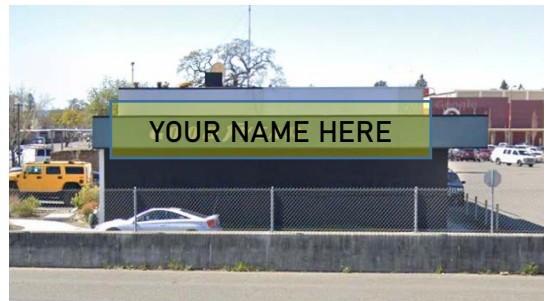
## DEMOGRAPHICS

2020 Estimated Population	2020 Estimated Avg HH Income
1 Mile: 20,973	1 Mile: \$89,846
3 Mile: 118,915	3 Mile: \$113,560
5 Mile: 199,669	5 Mile: \$120,049

## TRAFFIC COUNTS

45, 892 CPD – Guerneville Rd  
12,078 CPD – Cleveland Ave

**Approximately 57,970 CPD** in total at this intersection



**CAROL SPRINGSTEAD**  
CA BRE #01082067  
cspringstead@springstead-associates.com

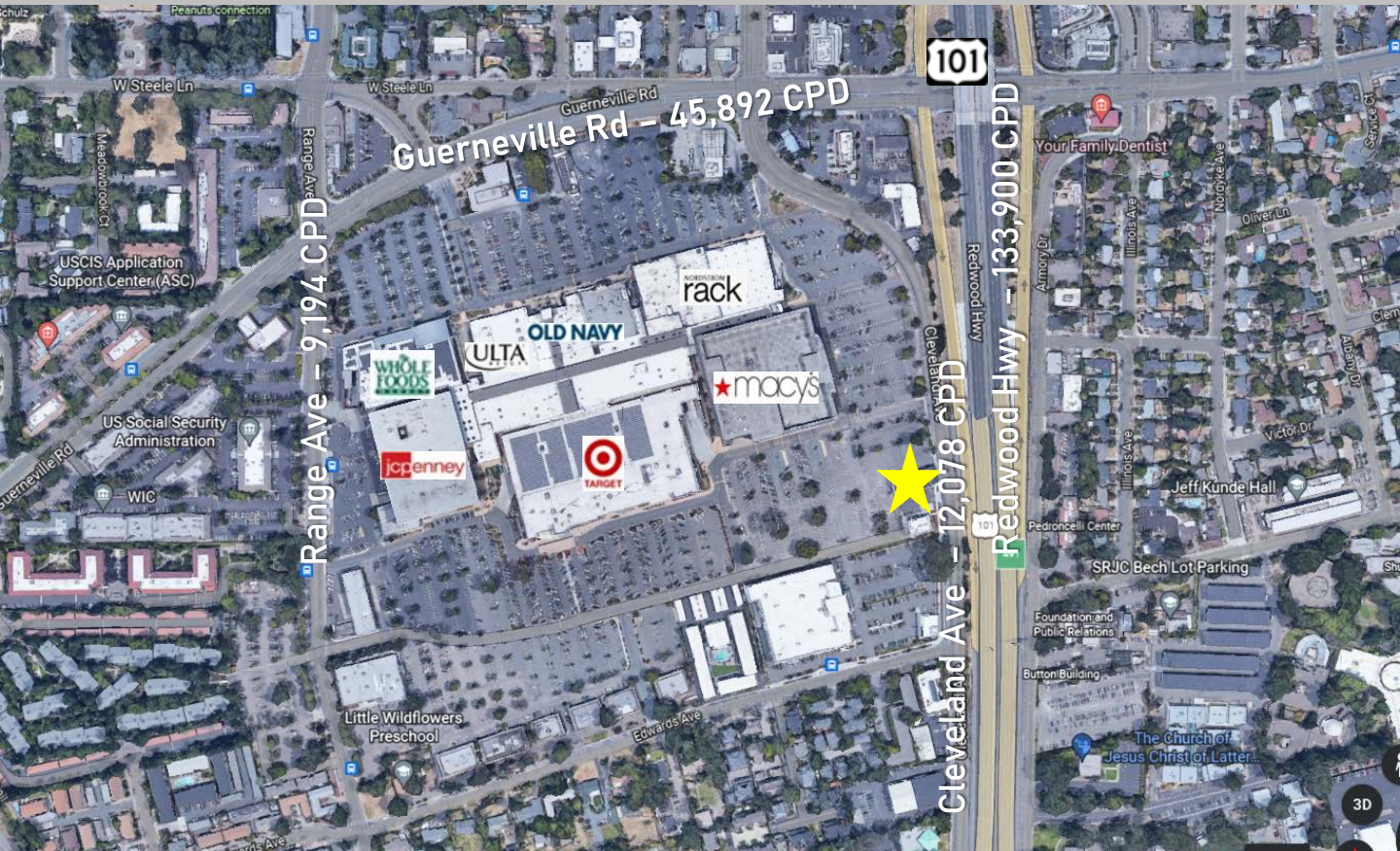
SPRINGSTEAD & ASSOCIATES  
www.springstead-associates.com  
3300 Irvine Avenue, Suite 250  
Newport Beach, CA 92660  
P: 949-797-9040 F: 949-797-9041



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