

# FOR LEASE 900 SF OFFICE SPACE Great Exposure on Mineral King

1526 W. Mineral King Visalia, CA 93291



**FOR LEASE • OFFICE SPACE**

**JOHN AKERS** | ZEEB COMMERCIAL BROKER ASSOCIATE  
BRE# 00871521 - 559.625.2128 x16 - [jakerszcre@outlook.com](mailto:jakerszcre@outlook.com)

**ZEEB**  
Commercial Real Estate

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132 N. Akers St., Visalia, CA 93291 • (559) 625-2128

## LISTING HIGHLIGHTS

Completely renovated office building a year ago with new roof, flooring, and paint Available-900 sf office space, 3 offices and private restroom with onsite parking and street parking. Great exposure on Mineral King. Available in November of 2022.

<b>LEASE RATE</b>	\$1,500.00 /Month
<b>AVAILABLE SF:</b>	900 SF
<b>YEAR BUILT:</b>	1992
<b>LAND AC:</b>	0.603 AC
<b>ZONING:</b>	Service Commercial



OFFICE BUILDING LOCATED ON MINERAL KING

PROPERTY PHOTOS



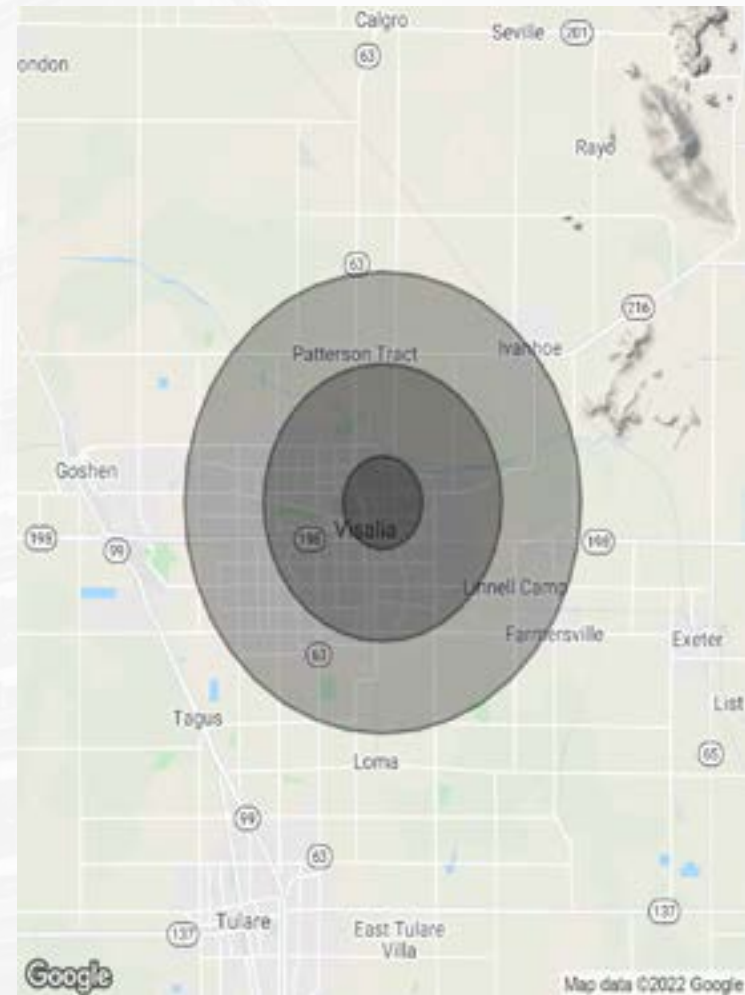
## DEMOGRAPHICS

### POPULATION

	1 Mile	3 Mile	5 Mile
<b>2018 TOTAL POPULATION</b>	10,587	72,322	131,771
<b>Average Age</b>	26.1	30.9	31.8
<b>Average Age (Male)</b>	25.6	30.3	31.0
<b>Average Age (Female)</b>	27.2	32.6	33.5

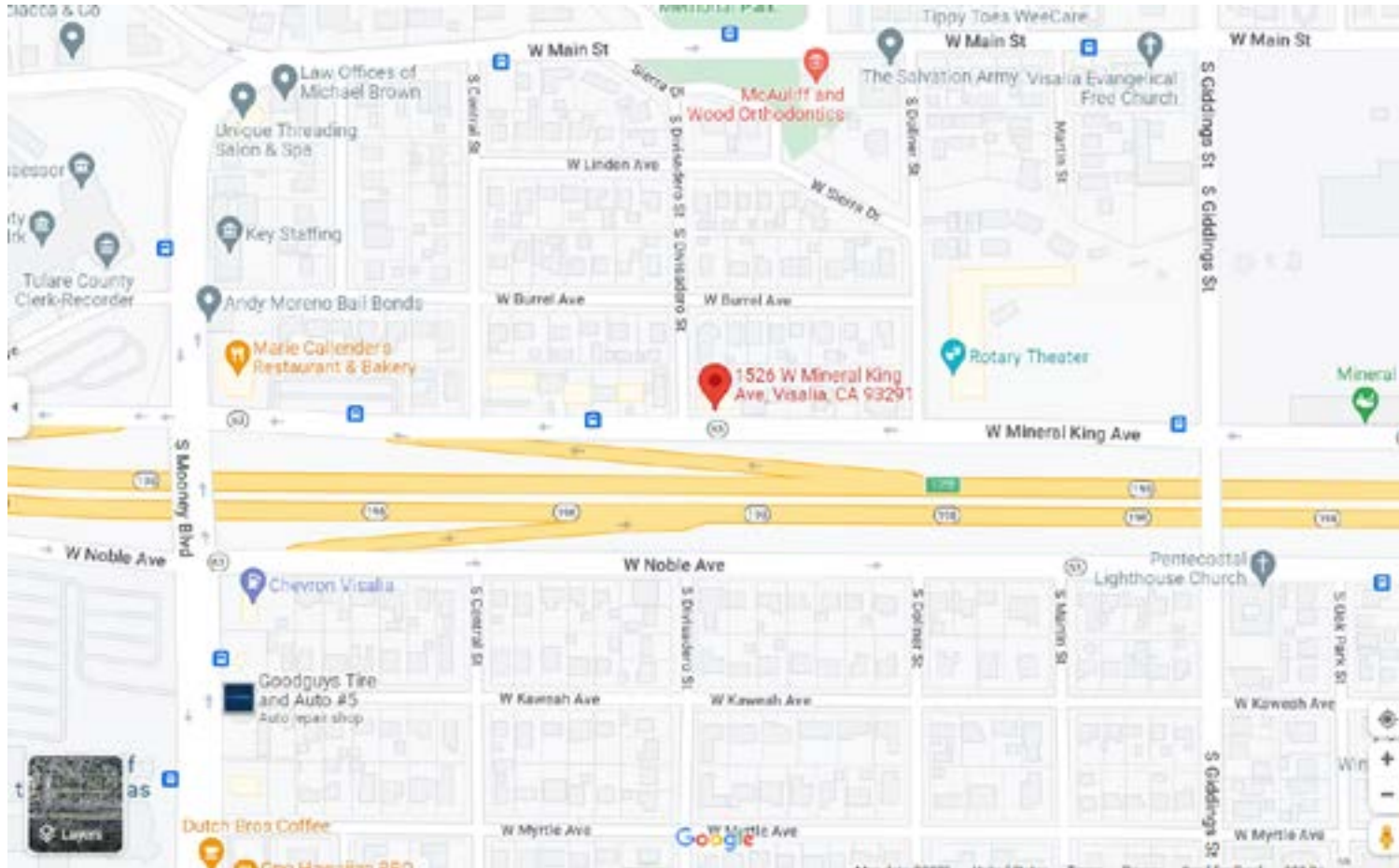
### HOUSEHOLDS

	1 Mile	3 Mile	5 Mile
<b>Total Households</b>	2,906	22,900	43,502
<b># of Persons per HH</b>	3.6	3.2	3.0
<b>Average HH Income</b>	\$48,244	\$64,358	\$66,694
<b>Average House Value</b>	\$177,045	\$263,934	\$276,893



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## AERIAL



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Note: This information is believed to be reliable, however broker makes no guarantee as to its current validity.

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