



LEASED MEDICAL SPACE

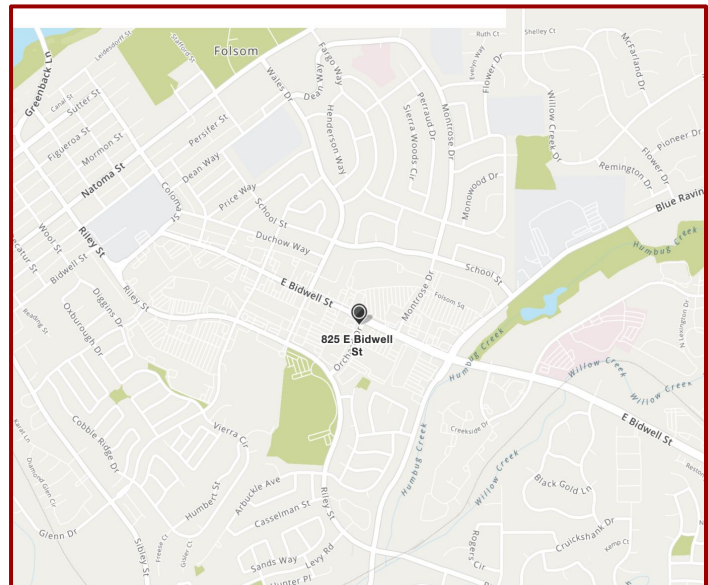
February 2023

825 E. Bidwell St., #100, Folsom, CA 95630



PROPERTY HIGHLIGHTS

- ±3,035 SF high visibility retail or medical space
- \$2.65 per SF per month NNN
- Prominent building signage
- Located on main thoroughfare in prime Folsom retail trade area
- Extensive E. Bidwell Street frontage
- Convenient access and ample parking
- Excellent identity in Sprouts and Petco anchored center
- Strong traffic count and demographics
- Zoning: C-2 PD



For more information or to arrange a tour, contact the listing agents:

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