

Ready for Move-In SAPPHIRE PLAZA - Orland



Exclusively offered by:

Mike Donnelly



www.chico-group.com

THE GROUP REAL ESTATE

2580 Sierra Sunrise Terrace
Suite 110
Chico CA 95928

Phone: 530-828-0011

Fax: 530-899-5515

E-mail: mike@californianorthern.com

Now Leasing Prime Retail & Office



Sapphire Plaza

121-131 East Walker St. (HW 32)
Orland, CA

33,750 sq. ft. of Retail

Next to Palm Plaza & Save Mart

7,198 sq. ft. of Office

Major Retail Leakage to Chico

Main Retail Corridor

Residential Growth Area

Traffic Volume - 22,000 AADT

New Class A Construction

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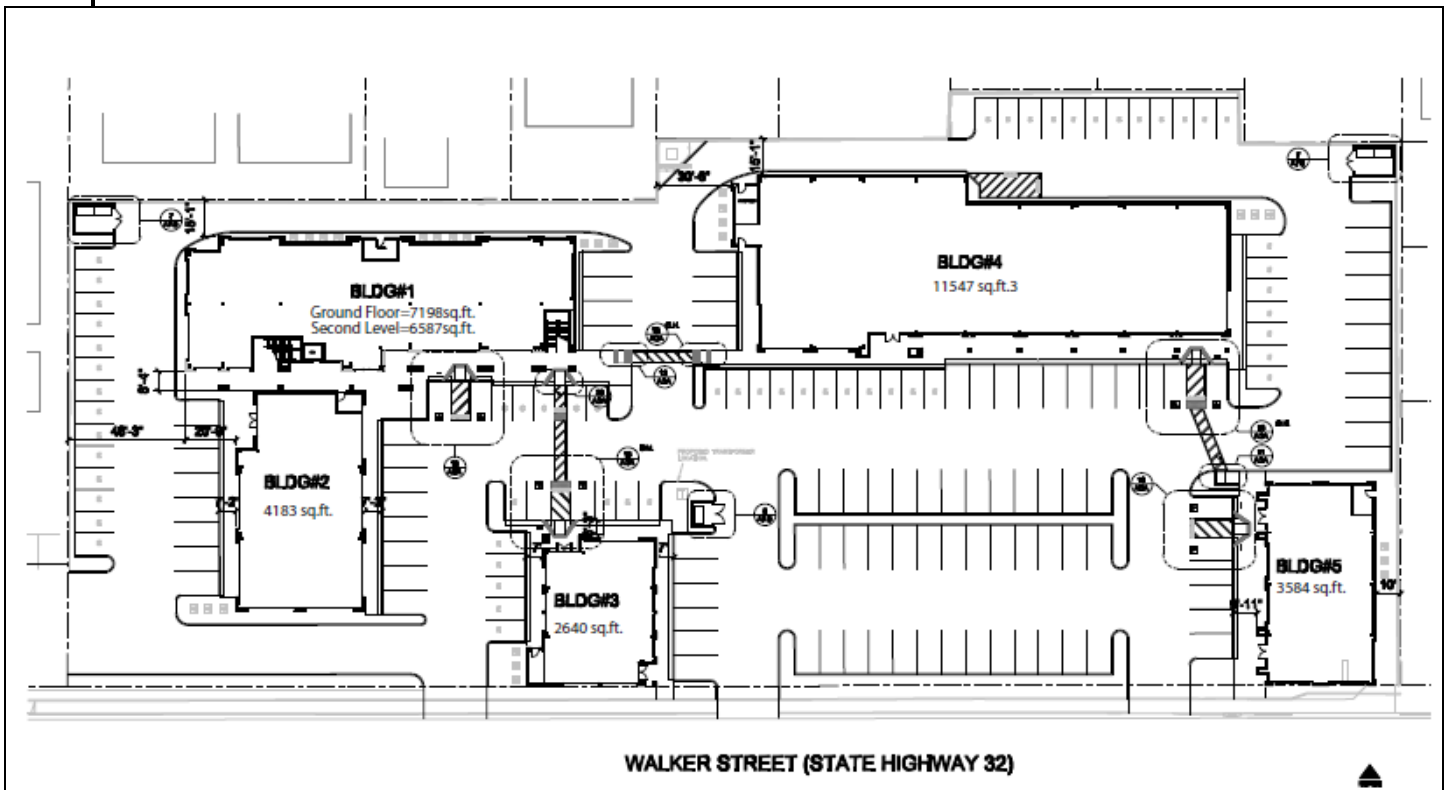
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Site Plan



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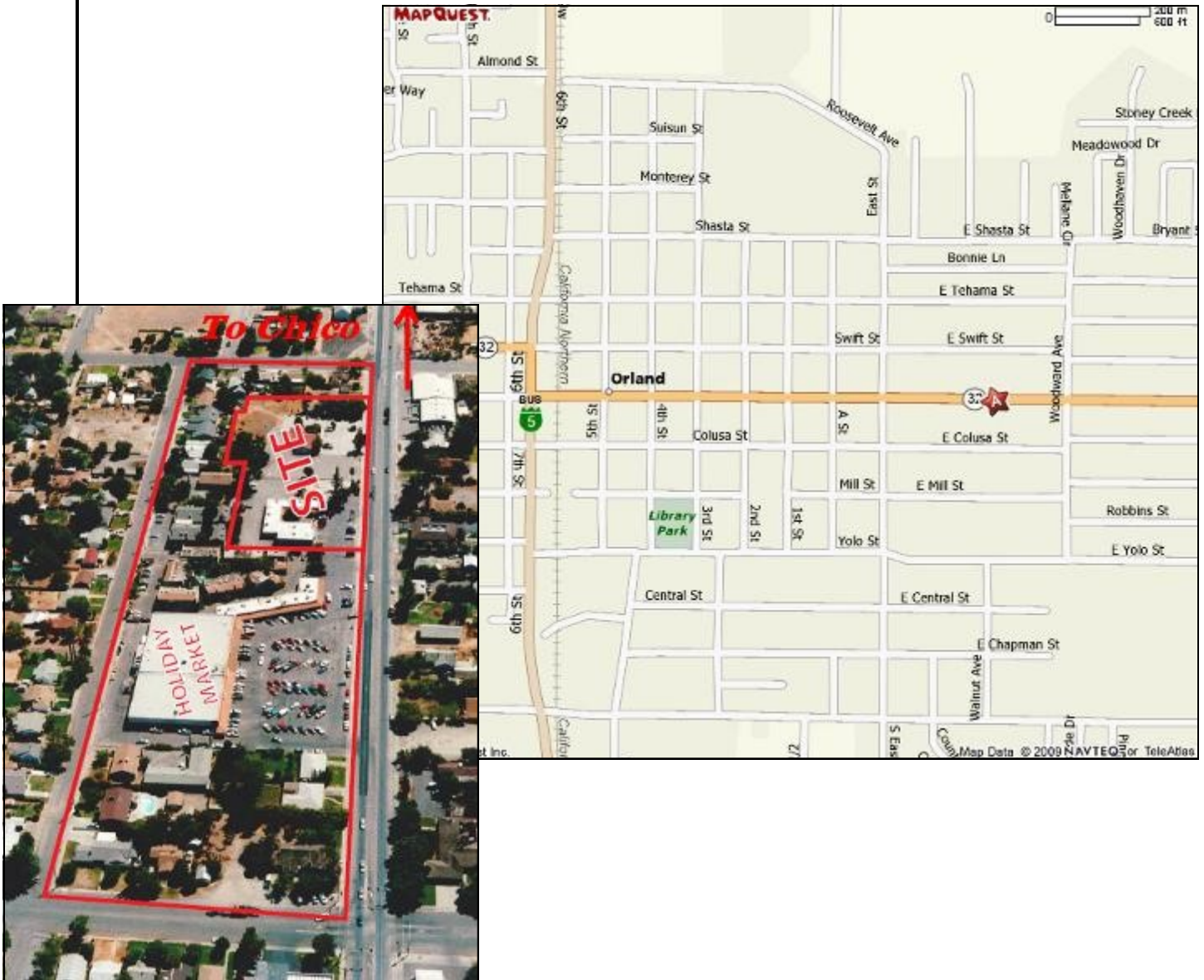
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Conveniently Located



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Westside Site Plan

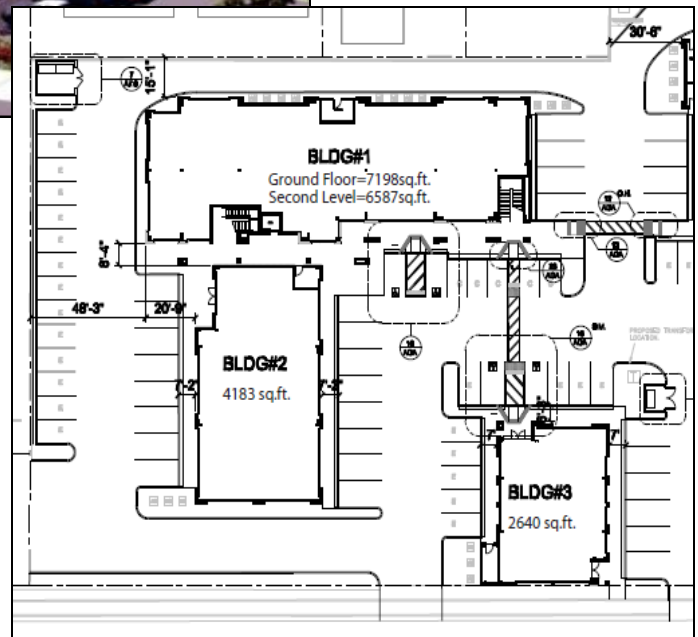


Westside Buildings

Building #1
Ground Floor Office/Retail - 1,000 sq. ft - 3,000 sq. ft. units
2nd Story Office - 1,000 sq. ft. - 5,000 sq. ft. units

Building #2
Retail - 1,000 sq. ft. - 2,000 sq. ft. units

Building #3
1,000 sq. ft. to 2,640 sq. ft. units



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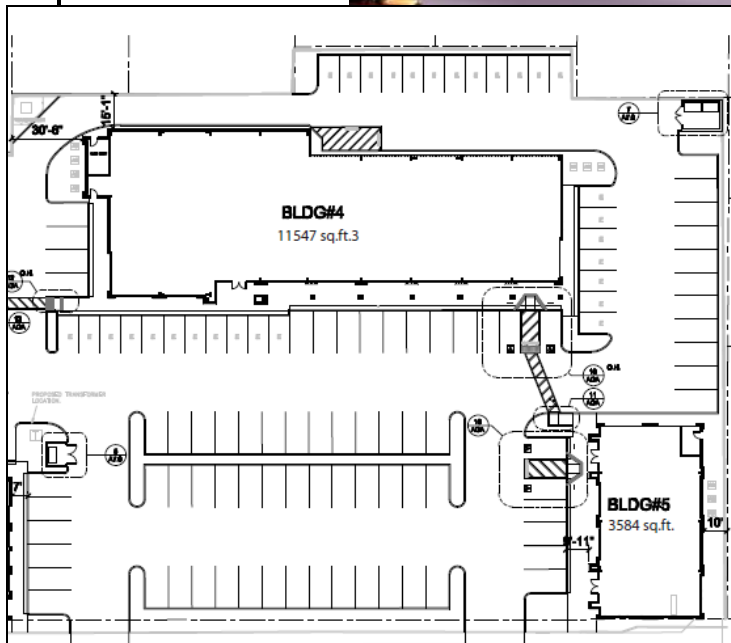
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Eastside Site Plan



Eastside Buildings

Building #4

Retail - 1,000 sq. ft - 11,547 sq. ft. units

2nd Story Office - 1,000 sq. ft. - 5,000 sq. ft. units

Building #5

Retail - 1,000 sq. ft. - 3,584 sq. ft. units

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