

# FOR LEASE | LOTUS PLAZA

6024, 6036 & 6048 Stockton Blvd , Sacramento, CA 95824



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# FOR LEASE LOTUS PLAZA

## UNDER NEW OWNERSHIP

**PROPERTY HIGHLIGHTS**  
6024, 6036 & 6048 Stockton Blvd  
Sacramento, CA



### PROPERTY SUMMARY

Address	6024, 6036 & 6048 Stockton Blvd Sacramento, CA 95824
Available Sq.Ft.	± 1,152 - 3,452 SF
Lease Rate:	\$1.40/SF Per Month
Lease Type:	NNN (±\$0.43/SF)
Zoning:	C-2 - SP
Built:	2008

### PROPERTY HIGHLIGHTS

- ± 1,152 - 3,452 SF Available
- Under new ownership of Parkwest Casio Lotus, located next door
- 24/7 Security and Surveillance provided by Parkwest Casino Lotus
- Located in the heart of "Little Saigon" area - a 2 mile stretch of Stockton Blvd between Florin Rd and Fruitridge Rd
- Several hundred restaurants and small businesses in this area
- High traffic Location
- Surrounded by dense residential population.

# FOR LEASE LOTUS PLAZA

**SITE PLAN**  
6024, 6036 & 6048 Stockton Blvd  
Sacramento, CA

### 6024 Stockton Blvd

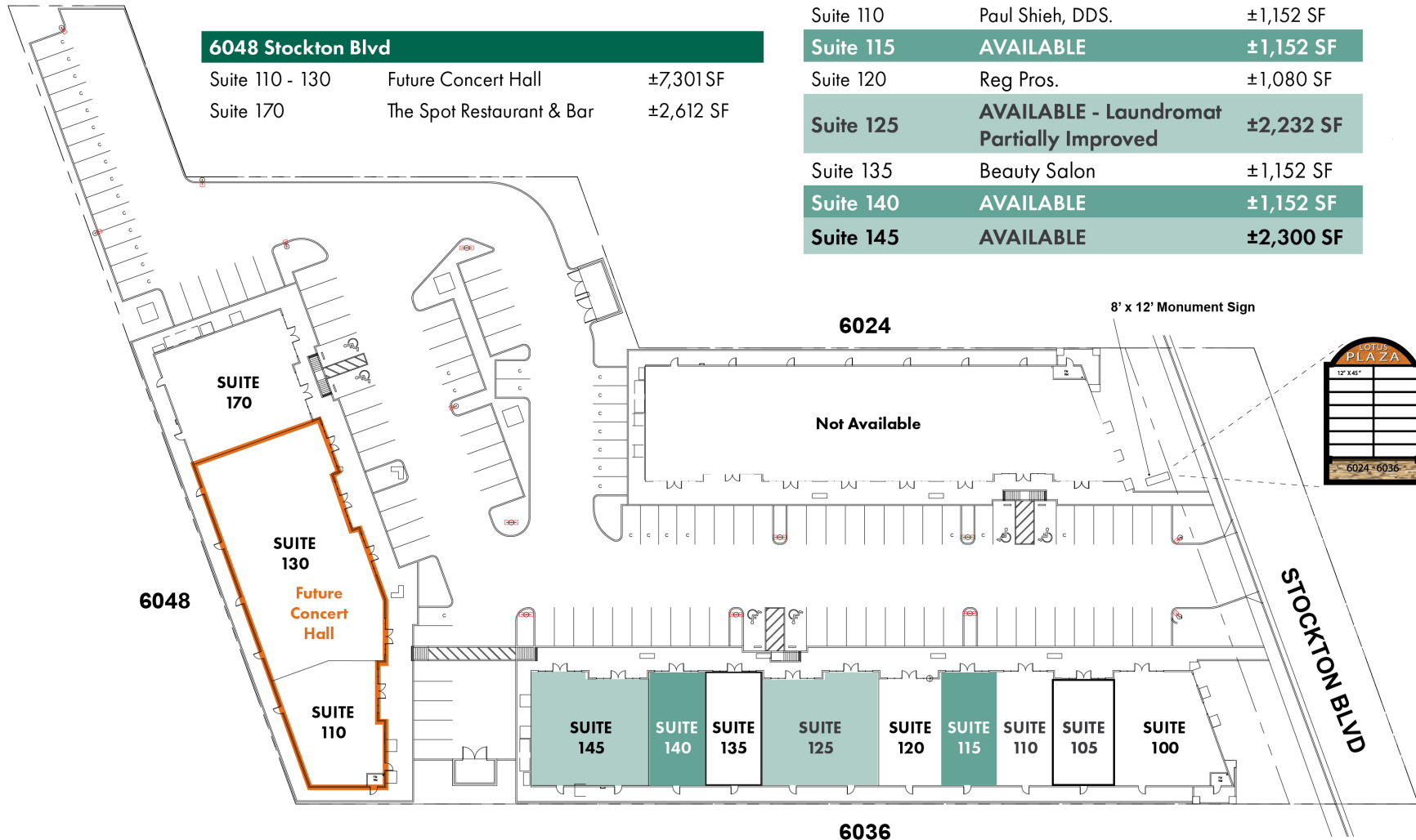
Not Available ±8,904 SF

### 6048 Stockton Blvd

Suite 110 - 130 Future Concert Hall ±7,301 SF  
Suite 170 The Spot Restaurant & Bar ±2,612 SF

### 6036 Stockton Blvd

Suite 100 Tequeria Hencho en Mexico ±1,950 SF  
Suite 105 Lee's Barber ±1,080 SF  
Suite 110 Paul Shieh, DDS. ±1,152 SF  
**Suite 115 AVAILABLE ±1,152 SF**  
Suite 120 Reg Pros. ±1,080 SF  
**Suite 125 AVAILABLE - Laundromat Partially Improved ±2,232 SF**  
Suite 135 Beauty Salon ±1,152 SF  
**Suite 140 AVAILABLE ±1,152 SF**  
**Suite 145 AVAILABLE ±2,300 SF**



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**RETAILER MAP**  
6024, 6036 & 6048 Stockton Blvd  
Sacramento, CA



PARKWEST CASINO  
LOTUS

La Superior  
Supermercados  
¡Muevas Sencillas!

Smart & Final  
extra! ROSS  
DRESS FOR LESS  
planet fitness  
BURGER KING

Foods Co. HARBOR FREIGHT  
AutoZone  
Jack in the Box  
Little Caesars  
RAC

RITE AID  
PHARMACY

Bank of America

99c ONLY STORES  
O'Reilly AUTO PARTS  
dd's DISCOUNTS  
Wienerschnitzel

JIMBOY'S  
TACOS

McDonald's

WELLS FARGO

Firestone

Goldstar Supermarket

TACO BELL

Wing Wa Supermarket

KFC

永發  
VINH PHAT

Fruitridge Rd

Stockton Blvd

65th St Expy

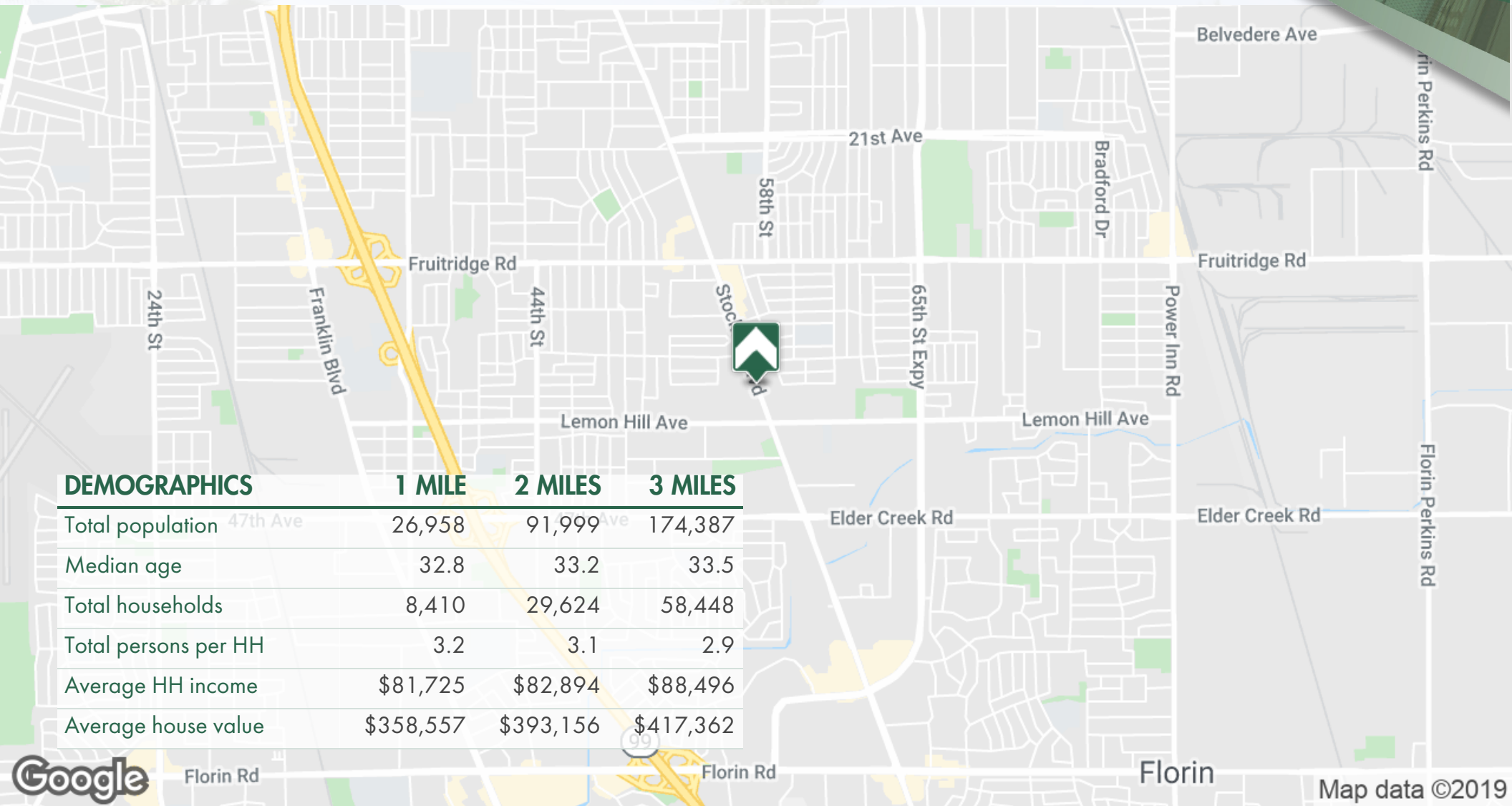
Lemon Hill Ave

Google Earth

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**LOCATION MAPS**  
6024, 6036 & 6048 Stockton Blvd  
Sacramento, CA



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