

±1,300 SQUARE FEET AVAILABLE

2369 E. SHAW AVE.

FRESNO, CALIFORNIA



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INLINE SPACE (FORMERLY CALI SMOKE SHOP)

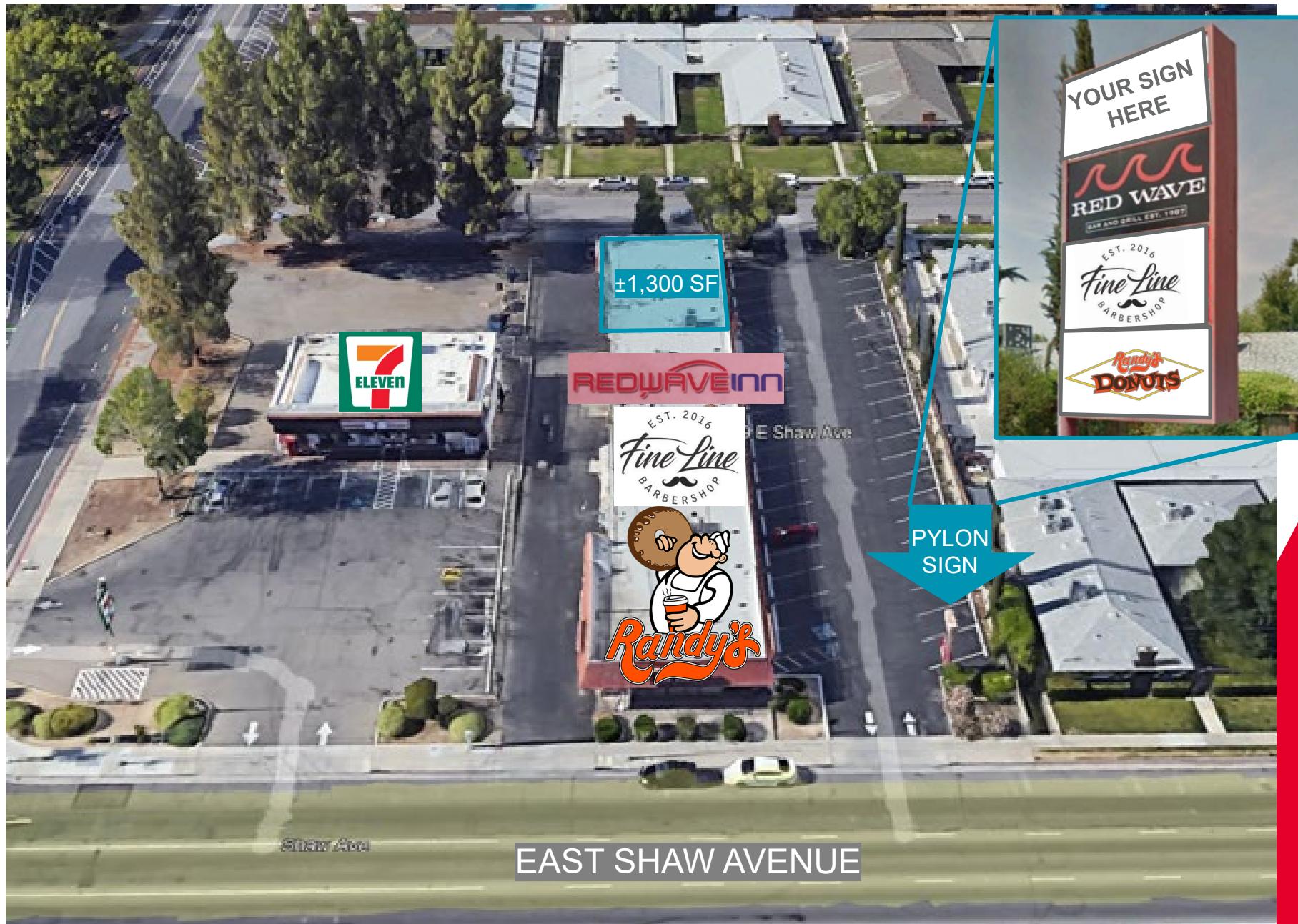
Prime East Shaw Corridor location. Directly across the street from Fresno State University, Save Mart Center & Campus Pointe. This location has excellent street visibility and incredibly high traffic counts.

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Population	17,951	153,290	408,498
% Growth	6.84%	7.47%	7.49%
Average HH Income	\$56,975	\$68,480	\$85,031
Consumer Expenditures	\$354,821,000	\$3,416,789,000	\$9,276,823,000



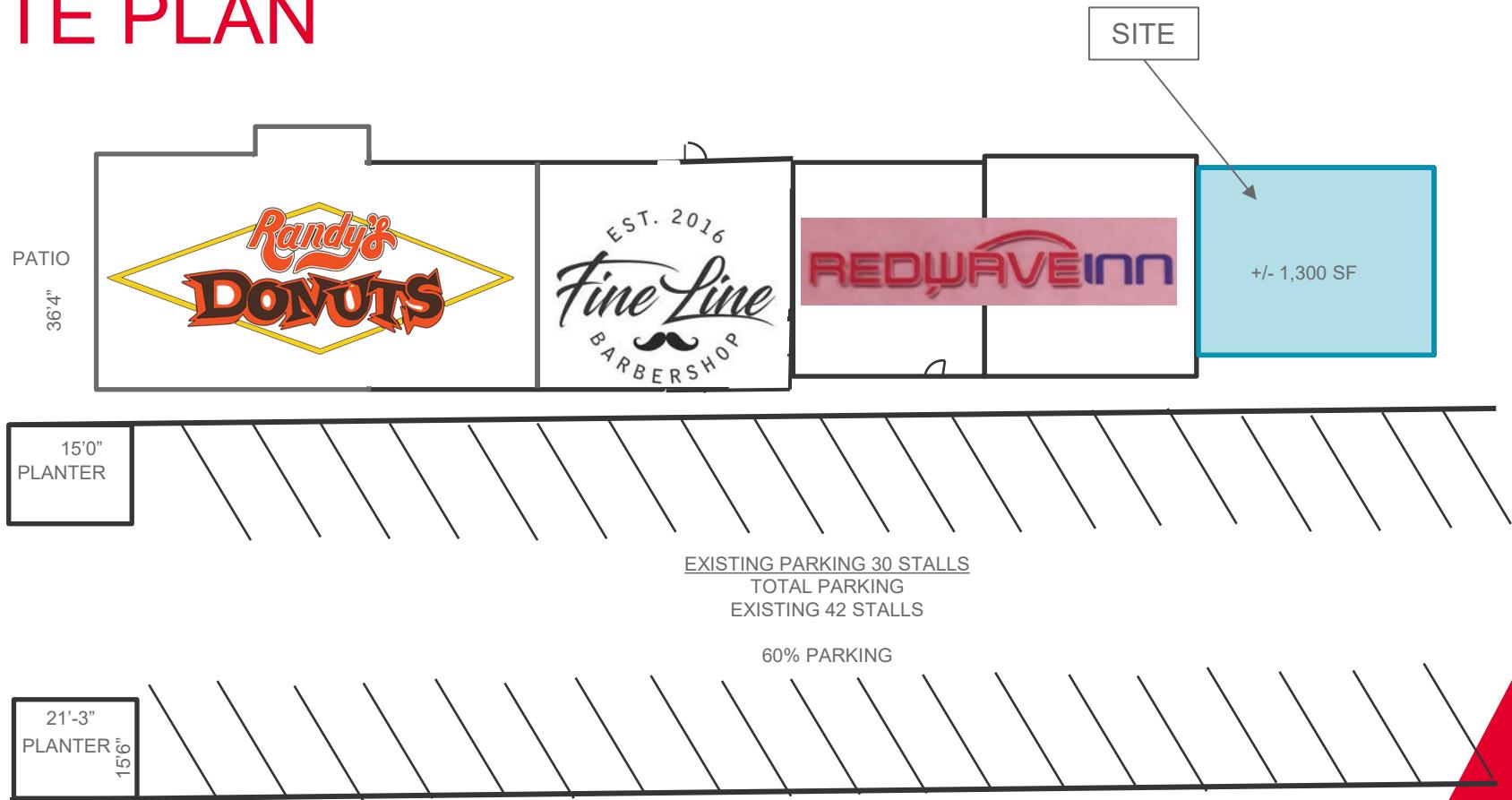
TRAFFIC COUNTS

E. SHAW & HWY 168
+/- 129,460 VPD



SITE PLAN

SHAW AVENUE

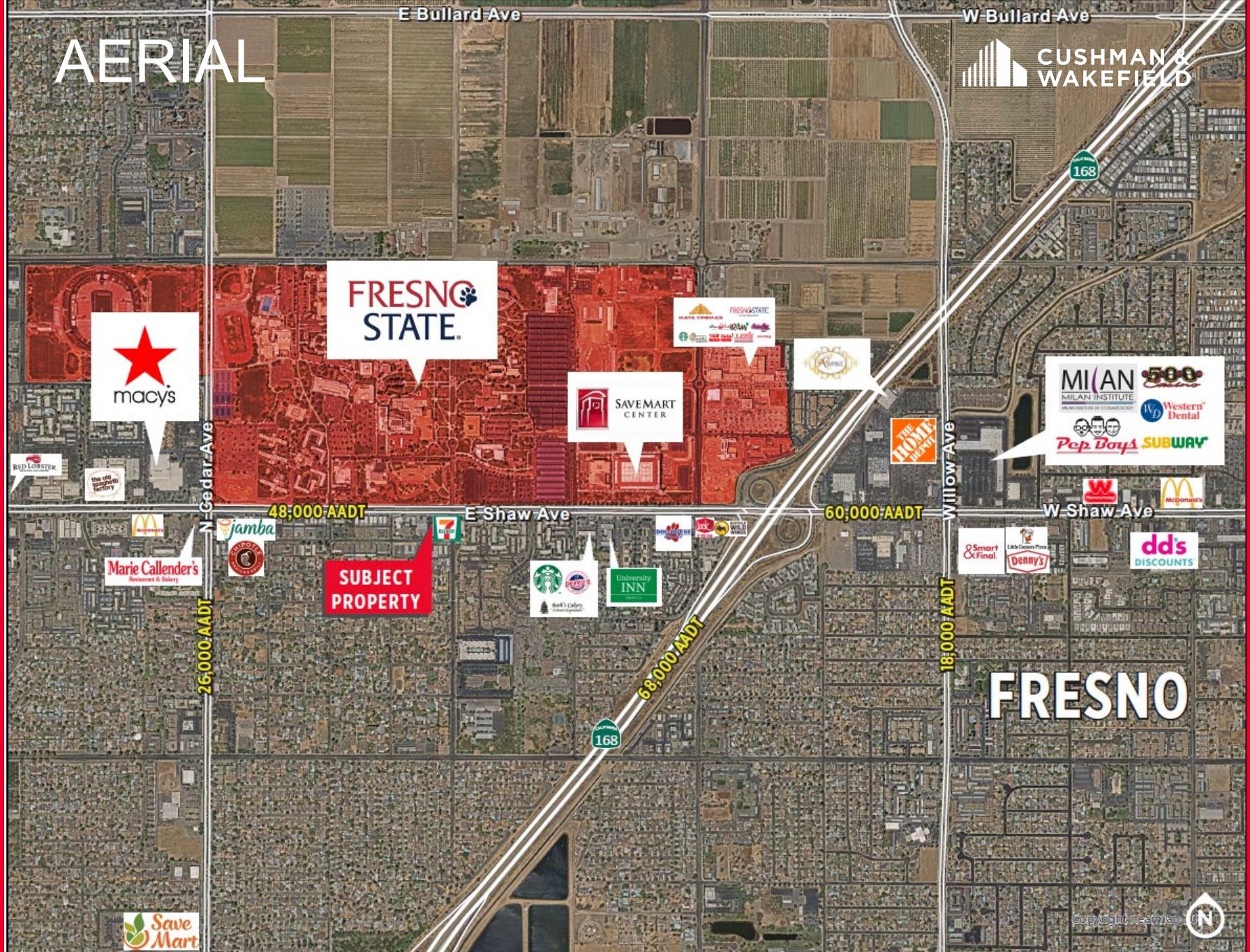


AERIAL

E Bullard Ave

W-Bullard-Ave.

**CUSHMAN &
WAKEFIELD**



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