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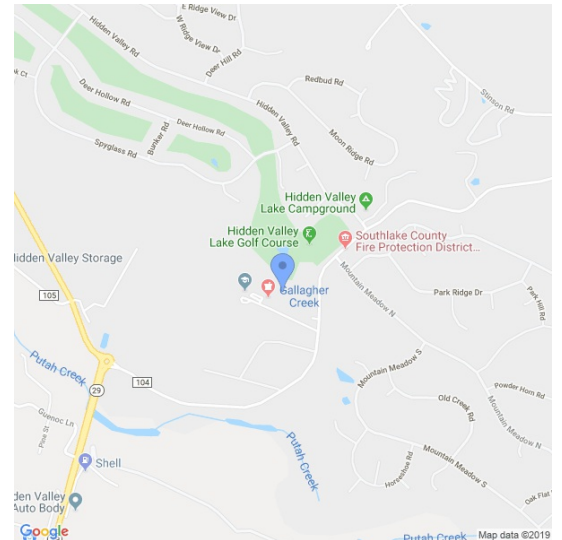


Coyote Valley Plaza

18990 COYOTE VALLEY ROAD, HIDDEN VALLEY LAKE, CALIFORNIA 95467



COMMERCIAL • OFFICE • FOR SALE



SALE PRICE **\$2,375,000**
 SALE TYPE **INVESTMENT**
 ZONING **C2**
 BLDG TYPE **MULTI-TENANT**
 CLASS **B**

STATUS **EXISTING**
 YEAR BUILT **2007**
 STORIES **1**
 VACANCY **100%**
 GROSS BLDG **8,630 SQFT**
 LAND AREA **.2ACRES**

- 7.37% Cap Rate
- 6 commercial suites
- Fully leased to credit tenant with long-term lease
- 2 parcels

7.37% Cap Rate with a NNN Lease. Six commercial suites with two APN's net leased to a credit tenant with long-term leases. Built in 2007, these buildings are in great shape. If you are looking for a headache-free investment, look no further!

The Coyote Valley Plaza is located within Hidden Valley Lake, just North of Middletown on CA Highway 29.