

(530) 671-0000x14

1007 LIVE OAK BLVD., SUITE A4  
YUBA CITY, CA 95991

SMALL OFFICE IN PRIME LOCATION

AVAILABLE FOR:

LEASE

## 603 COLUSA AVE. YUBA CITY, CA

CONVENIENTLY LOCATED ON HIGHWAY 20 IN YUBA CITY, CA

- Highly visible property with great highway signage.
- Direct access to state highway 20. Asking Rent \$650 per month.
- Prime Yuba City location. 2nd story office. First floor occupied by Boot Barn.
- Traffic Count: Highway 20– 46,000 vehicles per day (Caltrans 2009)



Excellent Signage Opportunity



Nice Interior with View

# ZAC REPKA

CELL(530)870-7778

DRE:# 01451649

[ZAC@WMMT.COM](mailto:ZAC@WMMT.COM)

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