

**RETAIL/OFFICE/WAREHOUSE**  
**961 ROCCA WAY**  
**YUBA CITY, CA**  
**FOR LEASE**



**Location:** 961 Rocca Way between Colusa Avenue (Highway 20) and Louise Avenue., Yuba City, CA. The property is situated across the street from Big 5 Sporting Goods & Food Maxx..

**Building Size:** 11,200 SF ± (1850sf± office & 9350sf± warehouse).

**Lot Size:** Currently about 13,230sf ±. Also there is another 10584sf± available.

**Lease Rate:** \$5,500.00/Month Modified Gross

**Comments:** Location, Location, Location!!! Building is about as centrally located as it gets. Very easy access Come on and grab it!

FOR MORE INFORMATION CONTACT:  
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