

ONLINE AUCTION

Allows For Contingencies



HIGH VISIBILITY ±30 AC LAND PARCEL BORDERING 5 FWY, EXPOSED TO 80,000+ DAILY VEHICLES

I-5 & Knighton Road, Redding, California 96002

FRE Auctions is pleased to present the Online Auction Plus® event (allows for contingencies) for the ±30.49 acre highway interchange commercial development site in Redding, CA.

PROPERTY HIGHLIGHTS

- Well-positioned between Redding and Anderson, this property has direct freeway access and great exposure to the ±80,000 vehicles traveling between the two cities on a daily basis
- In the direct path of expansion for both cities as they continue to merge into one
- In close vicinity to Redding Regional Airport
- Ideal for wide variety of uses including gas station, shopping center, residential, industrial
- Strong demographics

MINIMUM BID:
\$2,499,000

Previous List:
\$6,000,000

The information contained herein was obtained from sources deemed to be reliable and is believed to be true; it has not been verified and as such, cannot be warranted nor form a part of any future contract. All measurements need to be independently verified by the purchaser.

Review the extensive due diligence for this property at FRE.com/558C1

FRE.com/558D21

For additional property details, downloadable due diligence & auction info



MAP & DEMOGRAPHICS



POPULATION

3 Mile Radius	19,834
10 Mile Radius	145,916
20 Mile Radius	178,845
60 Min Drive Time	216,941

MEDIAN HOUSEHOLD INCOME

3 Mile Radius	\$85,154
10 Mile Radius	\$76,092
20 Mile Radius	\$76,408
60 Min Drive Time	\$72,410

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