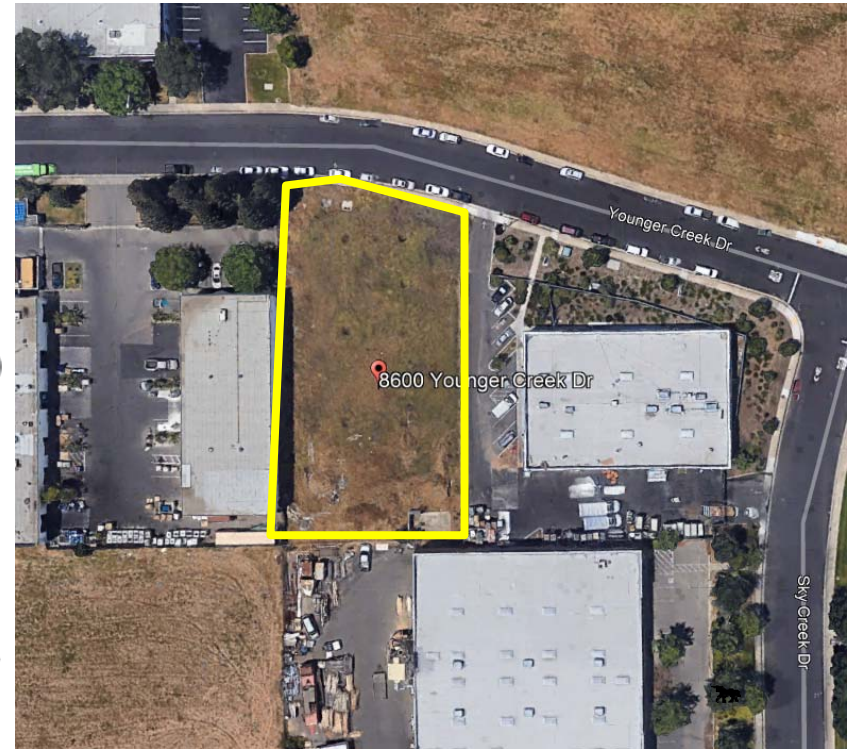


Cannabis CUP Land with Plans

8600 Younger Creek, Sacramento, CA 95828



SUBJECT: Vacant Land - 0.67 acres (29,185 sf)

LOCATION: 8600 Younger Creek Road

ZONING: M-2S

BUILDING PLANS: 11,490 sf Building

CUP: Cultivation, Manufacturing & Distribution

APN: 062-0130-036

PRICE: \$450,000.00

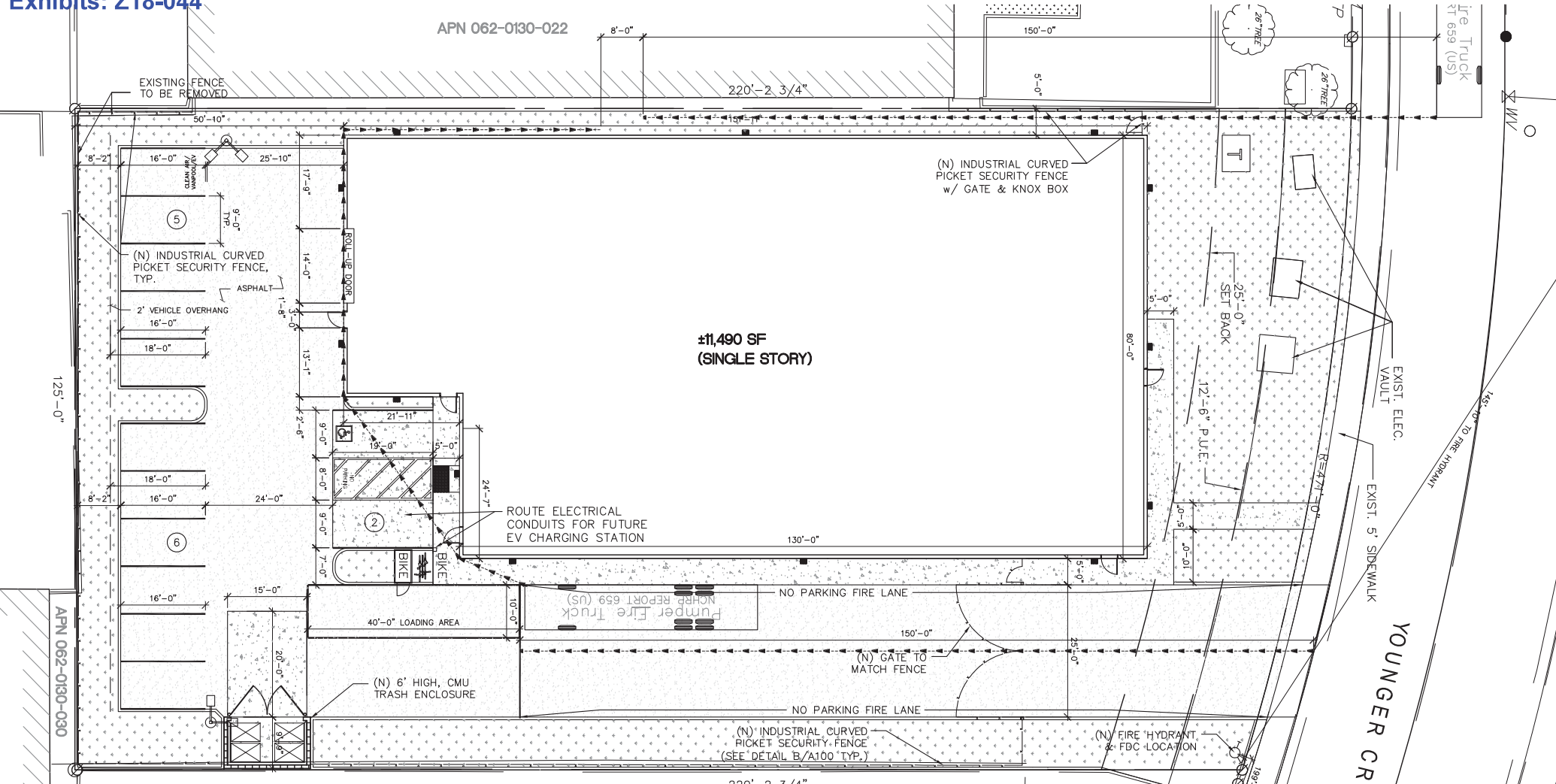
NDA for TOTAL PKG - Contact Broker

Dan Mincher, CCIM
 (916) 833-3763 or (916) 929-2000
 1900 Point West Way, Suite 161, Sacramento
dmincher@thevollmancompany.com
www.thevollmancompany.com

The
VOLLMAN
 COMPANY

LICENSE # 00915208

APN 062-0130-022

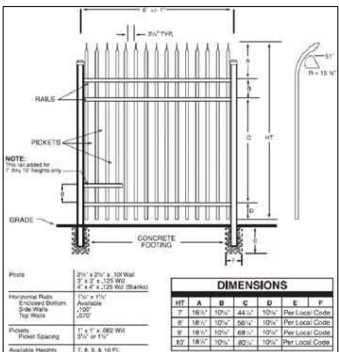


±11,490 SF
(SINGLE STORY)

SITE AREA - ±29,208 S.F.
 LANDSCAPE - ±6,755 S.F.
 BUILDING - ±11,490 S.F.
 CONCRETE - ±2,155 S.F.
 ASPHALT - ±8,465 S.F.

APN 062-0130-035

YOUNGER CREEK DR.



1 SITE PLAN
Scale: 1"=10'-0"



A SECURITY FENCE DETAIL
Scale: N.T.S.

PROJECT NOTES

- 8600 YOUNGER CREEK DR.
- APN: 062-0130-036-0000
- SITE AREA: ±29,208 SF
- BUILDING AREA: ±11,490 SF = ±44.5%
- LANDSCAPE: ±6,755 SF = ±23.1%
- ADA PARKING - 1 SPOT
- STANDARD PARKING - 12 SPOTS
- LOADING AREA - 1 SPOT
- TOTAL PARKING - 13 SPOTS
- REQUIRED PARKING - 11.5 SPOTS MIN. (1/1000 SF)