



# FOLSOM CENTRAL

1101-1191 RILEY STREET,  
FOLSOM, CA

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# OVERVIEW

## HIGHLIGHTS

- Dense retail/residential population in the immediate area and across the street from the Folsom Aquatic Center
- Center is surrounded by many national retailers such as Target, Walmart, Lowe's, Trader Joe's, and more
- Diverse F&B and service based tenants at Folsom Central including Hertz, Nara Sushi, Fourk Kitchen, etc.



## TENANTS IN THE IMMEDIATE AREA



## BY THE NUMBERS

Demographics	1 mile	3 miles	5 miles
Population	13,678	85,684	157,553
Average household income	\$127,385	\$157,029	\$162,620
Daytime population	18,393	86,993	147,097

*Source: Esri 2023*

Traffic counts	
Riley Street @ Glen	26,149
Riley Street @ Wales	18,242

*Source: Esri 2023*

# SITE PLAN



Suite	Tenant	SF
1101	Wendy's	NAP
1111A	KidsPark	4,250
1111B	Shreyus Indian Supermarket	4,250
1125	Nara Sushi	2,476
1151	Round Table Pizza	4,200
1157	Shreyus Supermarket Storage	1,165
1159	Hertz Corporation	1,307
<b>1161</b>	<b>AVAILABLE - 11/1/26</b>	<b>1,307</b>
1163	9Sixteen Barber	1,165
1167	Mexican Restaurant	2,451
1169	Folsom Palace	1,470
1171	Teaspoon	1,307
1173	D & S Styling	1,307
1175	Auctorem Tattoo	1,307
1177	Fourkitchen	1,307
1179	Dragon Spa	1,307
1181	OneMain Financial	1,655
1191	O'Reilly Auto Parts	7,824

# AREA MAP



Sutter  
Middle School



TRADER JOE'S

KOHL'S

SITE

E. BIDWELL ST

RILEY ST



Folsom  
Aquatic  
Center



Lembi Park



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