



**Available Opportunity Spaces**

Street Address	Current Use	Status	Comments	Amenities	Zoning	Power	Sq Ft +/-
738 A N. CENTRAL AVE	Office/Retail	Vacant	Unoccupied – Former Retail Office Opportunity		CBD		1,440
714 N. CENTRAL AVE	Restaurant/Bar	Vacant	Unoccupied – Former Great Plate Bar & Grill		CBD		10,000
1024 A STREET	Former Tracy Press	Vacant	Unoccupied/Industrial Shell @ \$1/SF		CBD	400A	2,800
9 W. EIGHTH ST	Office	Vacant	Eight Individual Office Spaces- Access to Shared Kitchen (Second)		CBD		200-300
902 N. CENTRAL AVE	Office	Vacant	Unoccupied Offices/Opera House	Multiple offices 1 <sup>st</sup> , 2 <sup>nd</sup> & 3 <sup>rd</sup> Floor	CBD		Varies
741 N. CENTRAL AVE	Retail/Market	Vacant	Unoccupied/Former Westside Market/ENRA w/ City of Tracy	Mixed-Use Development Opportunity	CBD		11,000
3 E. EIGHTH ST	Parking Lot	Occupied	Possible Development Opportunity		CBD		5,460 Lot
820 N. CENTRAL AVE	Parking Lot	Occupied	Possible Development Opportunity		CBD		5,223 Lot
601 N. CENTRAL AVE	Empty Lot	Vacant	Possible Development Opportunity		CBD		2,750 Lot
5 W. SIXTH ST	Empty Lot	Vacant	Possible Development Opportunity		CBD		2,640 Lot
9 W. SIXTH ST	Empty Lot	Vacant	Possible Development Opportunity		CBD		2,640 Lot
11 W. SIXTH ST	Empty Lot	Vacant	Possible Development Opportunity		CBD		2,500 Lot