



# For Lease

DRAFT

375 N Wiget Lane  
Walnut Creek, CA

Available

±43,648 SF

Call for Pricing

Contact Brokers

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Accelerating success.

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# Site Plan

## Site Plan



### Key Features:

- **Building Size:** ±43,648 SF
- **1st Floor:** ±21,169 SF
- **2nd Floor:** ±22,479 SF
- **Flexible Layouts:** Divisible to ±5,000 SF
- **Parking Ratio:** 4/1,000 SF (100 surface parking spaces)
- Efficient floor plans designed for productivity
- Monument signage available

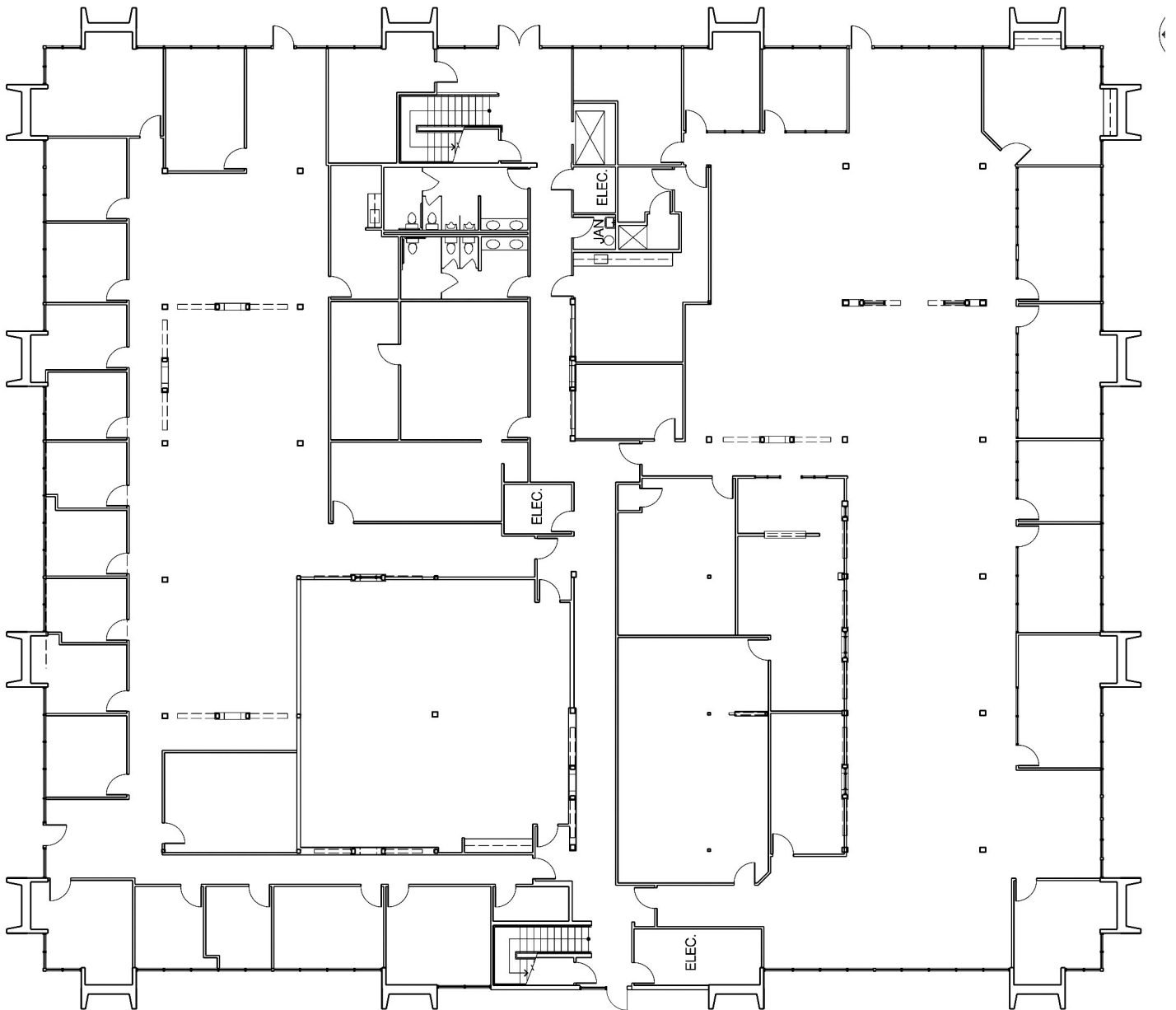
### Location Features:

- Member of Park Shadelands Owners Association
- Walking distance to [The Orchards](#) at Walnut Creek retail and dining center
- Excellent public transit access via [County Connection](#) to Pleasant Hill & Walnut Creek BART stations
- Prime medical destination within the [Shadelands](#) market



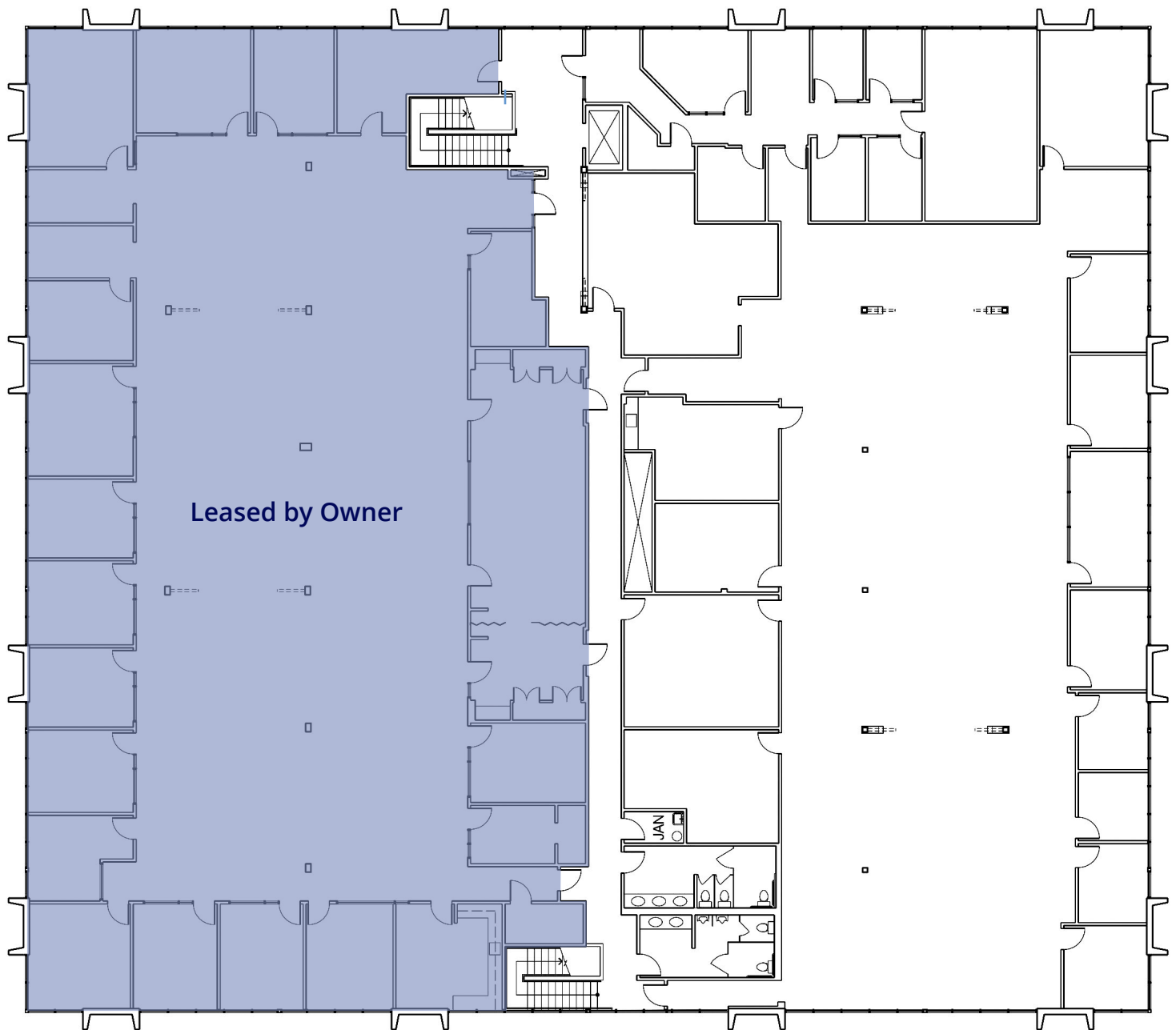
# Floor Plans

## First Floor



# Floor Plans

## Second Floor





375 N Wiget Lane | Walnut Creek, CA

# Property Gallery





375 N Wiget Lane | Walnut Creek, CA

# Location Overview



## Demographics: 1, 2, 3 mile radius

Current total population	Current total households	Median household income	Total businesses	Total employees
1 Mile: 14,846	1 Mile: 5,905	1 Mile: \$170,758	1 Mile: 1,027	1 Mile: 12,549
2 Miles: 60,630	2 Miles: 24,502	2 Miles: \$145,695	2 Miles: 2,897	2 Miles: 31,589
3 Miles: 135,876	3 Miles: 53,625	3 Miles: \$135,399	3 Miles: 7,180	3 Miles: 68,091

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