



For Lease

# Empire Shopping Center

*Availability in ±123,124 SF Community Shopping Center*

5865 Lone Tree Way | Antioch, CA



Contact Broker

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# Property Highlights

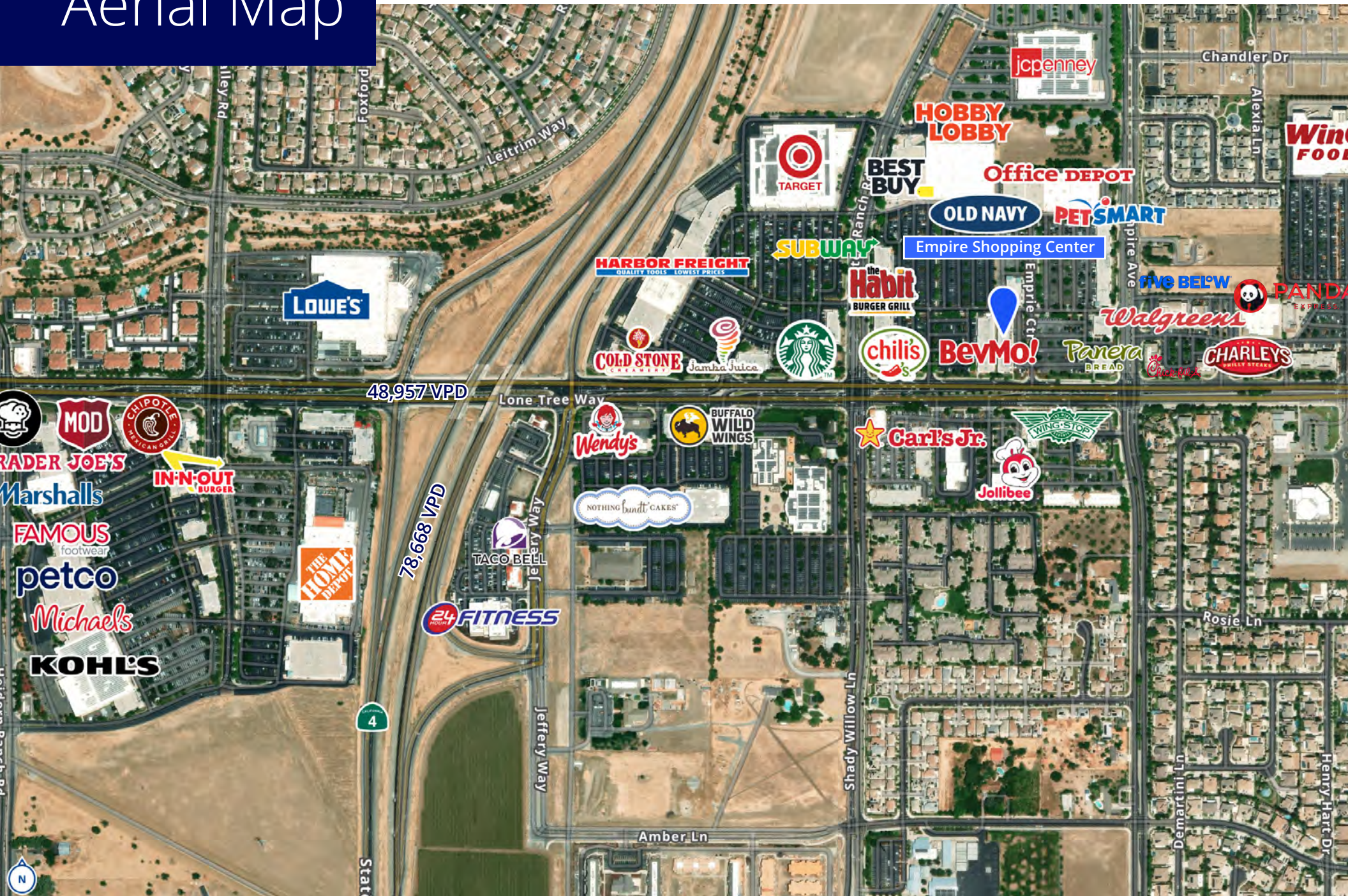
## Highlights

- Empire Shopping Center is a ±123,124 SF Community Shopping Center.
- Anchor tenants include Old Navy, Dollar Tree, PetSmart, and Office Depot.
- Conveniently located on Lone Tree Way (48,957 VPD) adjacent to Target, Best Buy, Hobby Lobby and BevMo.
- Easy access to Highway 4 with approximately 78,668 VPD.
- Population of 119,075 within 3 miles with an average Household Income of \$153,917.





# Aerial Map

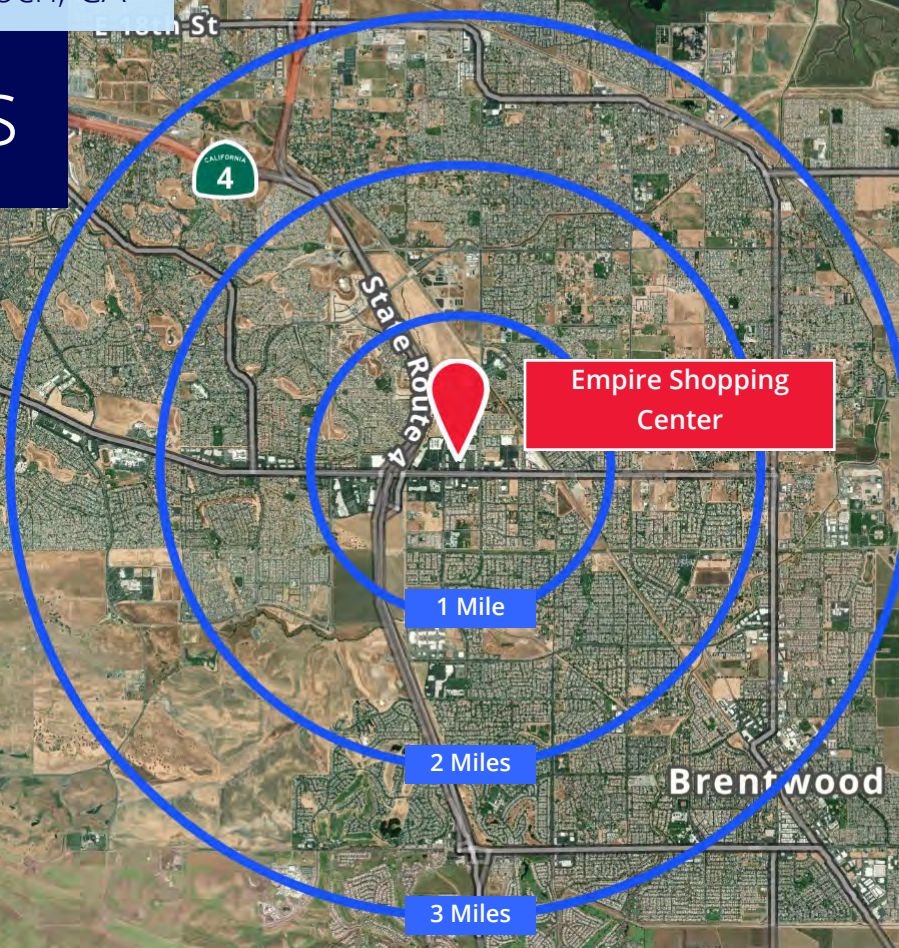




Antioch

Empire Shopping Center | Antioch, CA

# Demographics



*Demographics:* 1 Mile, 2 Miles, 3 Miles



*Total Population*

1 Mile: 12,246  
2 Miles: 54,392  
3 Miles: 122,710



*5 Year Total  
Population*

1 Mile: 12,871  
2 Miles: 56,016  
3 Miles: 127,056



*Total Households*

1 Mile: 3,365  
2 Miles: 15,659  
3 Miles: 36,691



*Median Household  
Income*

1 Mile: \$164,535  
2 Miles: \$141,220  
3 Miles: \$129,564



*Annual Household  
Spending: Groceries*

1 Mile: \$12,128  
2 Miles: \$10,735  
3 Miles: \$10,075

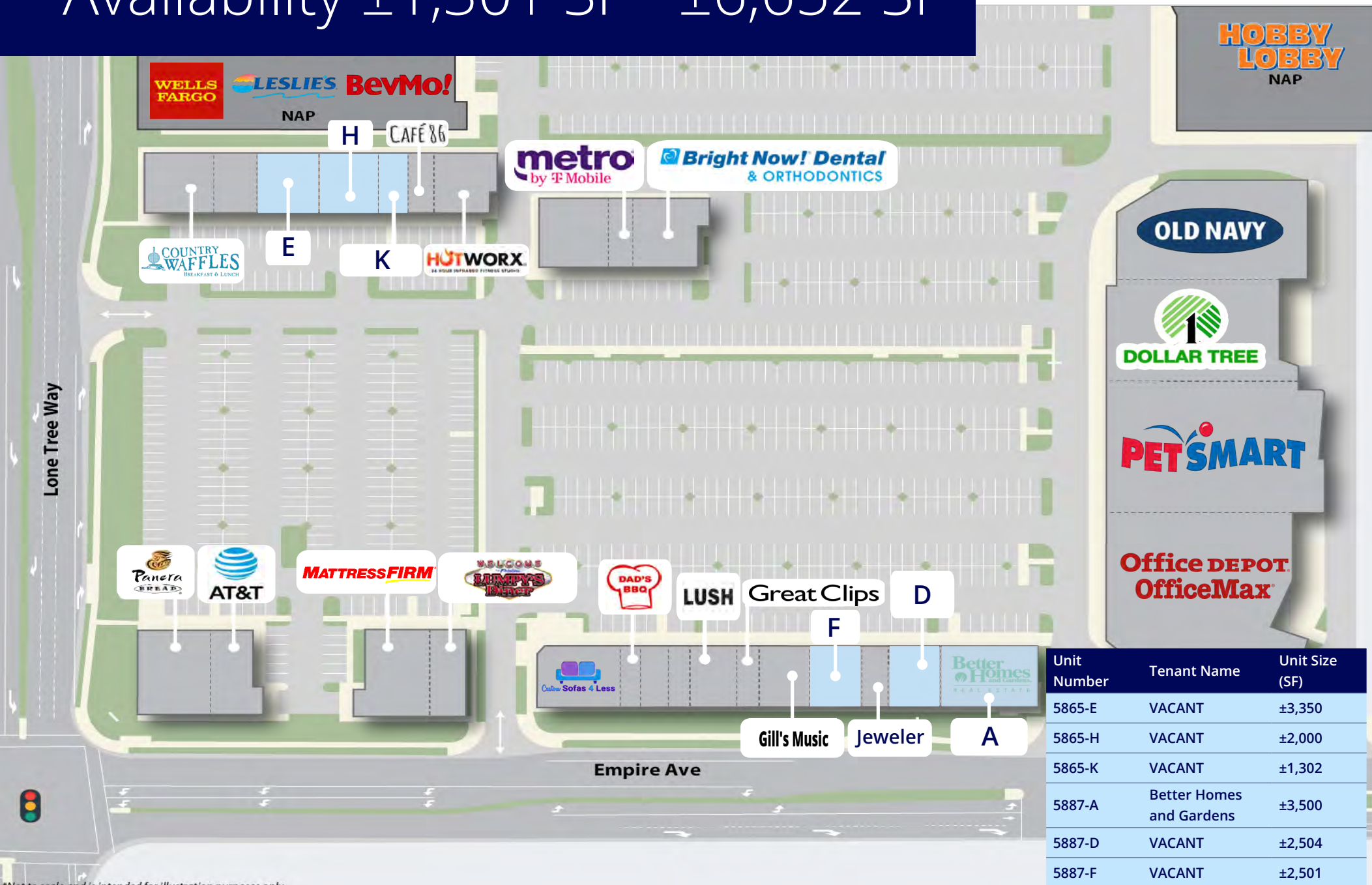


*Annual Household Spending:  
Apparel & Services*

1 Mile: \$4,162  
2 Miles: \$3,537  
3 Miles: \$3,269



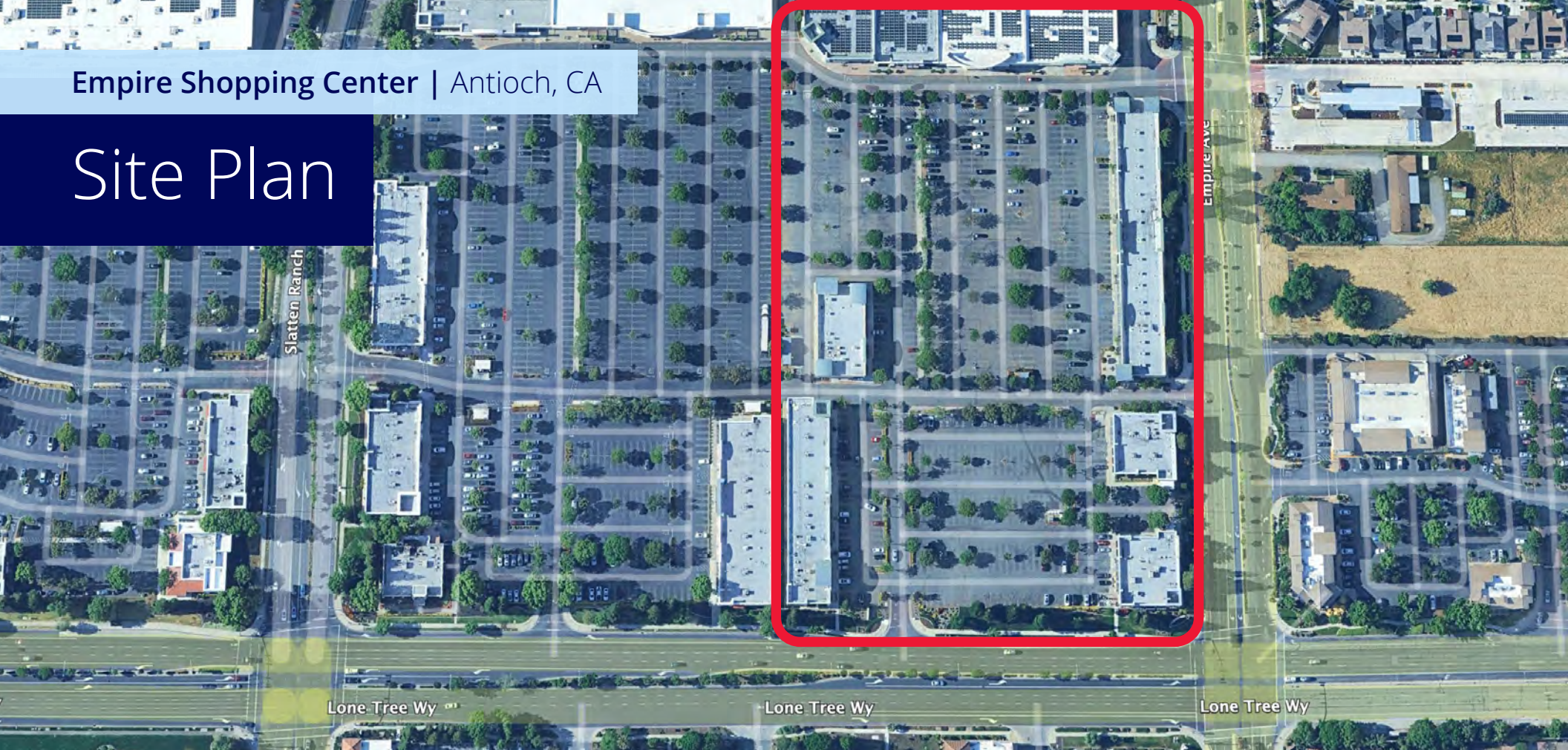
Availability ±1,301 SF - ±6,652 SF





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# Site Plan



Tenant Name	Unit Number	Unit Size (SF)
5865-A	Country Waffles	±3,300
5865-D	Kanpai Sushi	±1,699
5865-L	Cafe 86	±1,403
5865-N	Hotworx	±1,796
5867-A	Wing Bros	±3,500
5867-D	Metro PCS	±1,060
5867-F	Bright Now! Dental	±3,500
5869	Old Navy	±14,200

Tenant Name	Unit Number	Unit Size (SF)
5875	Dollar Tree Stores, Inc.	±12,651
5879	PetSmart, Inc.	±19,181
5885	Office Depot, Inc.	±18,388
5887-A	Better Homes & Gardens	±3,500
5887-E	K&K Jewelers	±1,092
5887-H	Gill's Music	±2,509
5887-K	Great Clips	±1,000
5887-L	Lush Nail Lounge	±2,202

Tenant Name	Unit Number	Unit Size (SF)
5887-N	Cutie Pie Hair Salon	±1,102
5887-P	Flower Lobby Florist	±1,677
5887-R	Dad's BB	±1,001
5887-S	Sofa's 4 Less	±3,001
5891-A	Lumpy's	±2,500
5891-B	Mattress Firm	±4,005
5897-A	AT&T	±2,000
5897-B	Panera, LLC	±5,200



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# Photo Gallery





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## Contact Exclusive Broker

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