

STANFORD RANCH VILLAGE

NWC Sunset Boulevard & Stanford Ranch Road - Rocklin, CA

A PROUD MEMBER OF
CHAINLINKS
RETAIL ADVISORS



Gerrity:

Kevin Soares
Executive Vice President
CA DRE #01291491
ksoares@GallelliRE.com

Gallelli Real Estate
3005 Douglas Blvd., Suite 200
Roseville, CA 95661
P 916 772 1700
www.GallelliRE.com
Gary B. Gallelli, Broker
CA DRE #00811881



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STANFORD RANCH VILLAGE

PROPERTY HIGHLIGHTS & DEMOGRAPHICS

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location: NWC Stanford Ranch Road and Sunset Boulevard
Rocklin, CA

anchor tenants: Bel Air Market

shopping center GLA: ±90,596 Square Feet (GLA)

availability: ±1,000 SF 2nd Gen Salon Space
±964 - ±4,207 SF Retail Space



2023 total population

1-mile	19,308
3-mile	96,628
5-mile	221,059



2023 daytime population

1-mile	18,552
3-mile	108,992
5-mile	253,096



2023 total employees

1-mile	5,856
3-mile	61,860
5-mile	124,505



2023 total households

1-mile	6,715
3-mile	34,450
5-mile	81,579



2023 average HH income

1-mile	\$144,775
3-mile	\$153,161
5-mile	\$145,942

traffic counts



Sunset Blvd (north of Stanford Ranch Rd)	7,215
Sunset Blvd (south of Stanford Ranch Rd)	7,416
Stanford Ranch Rd (west of Sunset Blvd)	8,561
Stanford Ranch Rd (east of Sunset Blvd)	6,970



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STANFORD RANCH VILLAGE

PROPERTY OVERVIEW

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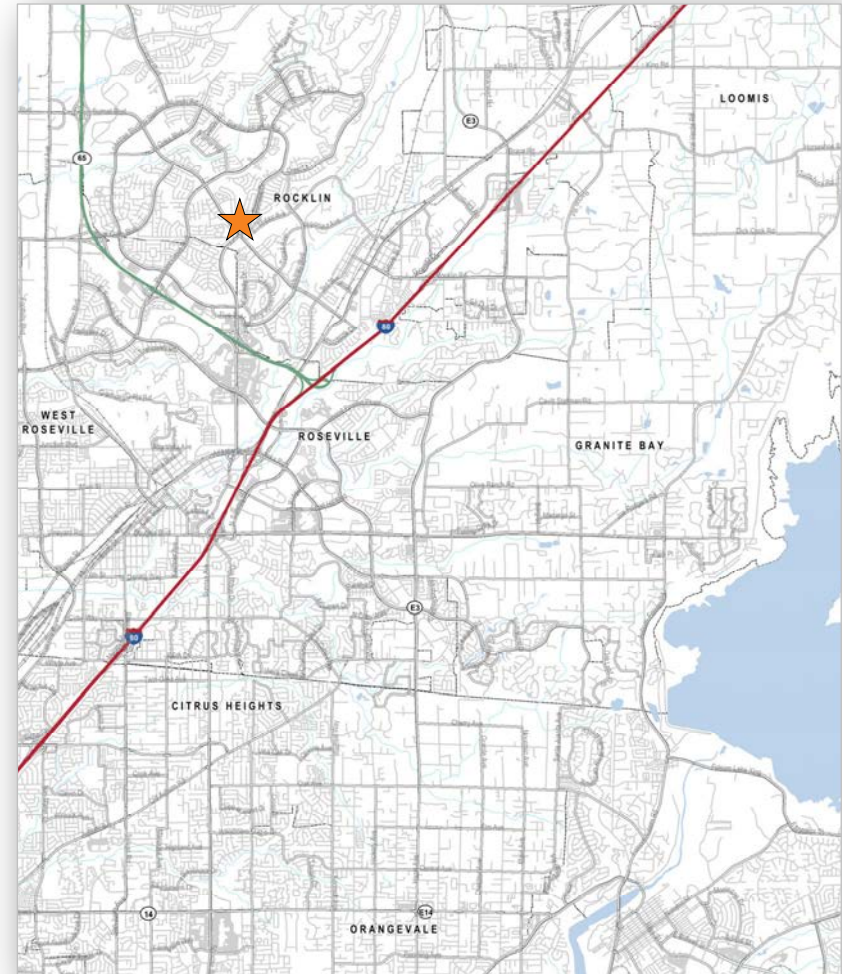
Stanford Ranch Village is a ±90,596 square foot neighborhood center at the northwest corner of Sunset Boulevard and Stanford Ranch Road in Rocklin, California.

The center serves the affluent Stanford Ranch community of Rocklin and is among the strongest performing grocery anchored shopping centers in the immediate area.

Anchored by Bel Air Market, the center benefits from excellent population and above-average household income demographics.

Stanford Ranch Village is the most established grocery anchored center in North Rocklin trade area and continues to be one of the most upscale centers in the community.

The center offers a second generation salon space that is situated at the main ingress/egress point along Stanford Ranch Road.



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SITE PLAN



Site Plan - Subject To Change

SUITE	TENANT	SQ. FT.
2305	Concentra Urgent Care	4,716
2307-600	Stanford Dental & Orthodontics	2,400
2307-620	Anna's Massage	1,200
2311	Bach 2 Rock	3,150
2315	Fusion Elite	9,600
2319	AVAILABLE (07-01-2024)	4,207
2325	Aisle 1 Fuel	838
2331-200	California Sun Centers	1,920
2331-210	Concentra Physical Therapy	2,480
2331-230	Kumon Learning Center	2,000
2341	Bel Air	45,540
2345	Round Table Clubhouse	5,046
2351-100	Stanford Cleaners	1,668
2351-110	Stanford Ranch Chiropractic	1,932
2351-130	AVAILABLE	1,000
2351-140	AVAILABLE	964
2351-150	Subway	1,080
2351-155	Jon and Bon Yogurt Shoppe	800
2351-160	Farm Fresh Juice Co.	1,404
2351-170	The UPS Store	1,400
2351-180	AVAILABLE (12-01-2024)	1,405
2351-190	AVAILABLE	1,400

For leasing information,
please contact:

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STANFORD RANCH VILLAGE

INTERSECTION AERIAL

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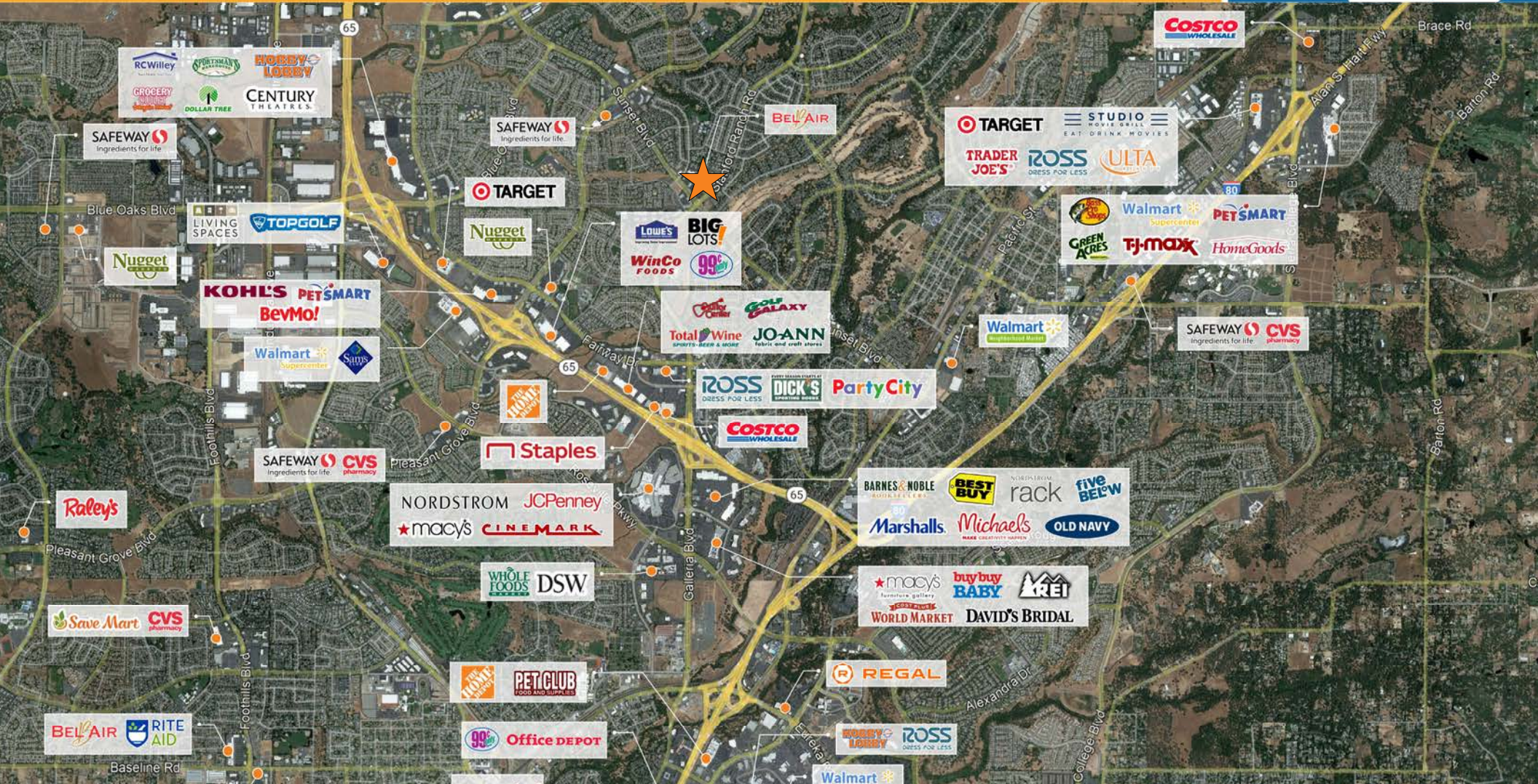
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STANFORD RANCH VILLAGE

RETAIL TRADE AREA AERIAL

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