

CURRENTLY REMODELING
COMING SOON



Seeking:

*Service Commercial,
Cosmetic Dental,
Boutique Retail, etc...*

FOR LEASE • 1,100 SF

275

W. El Camino Real



SUNNYVALE, CA

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THE Property



ADDRESS

275 - 295 West El Camino Real
Sunnyvale, CA 95008



SIZE

1,100 SF



SPACE CONDITION

New Shell Space - *Currently undergoing major interior and exterior renovations, ETA Q4 2025*



PRICE

\$5.00 / SF + NNN

PROPERTY Highlights

- Highly visible building along El Camino Real and one block away from Mathilda Ave
- Dedicated parking lot
- High traffic counts and strong demographics
- Located just south of Downtown Sunnyvale near busy retail hot spots, notably across street from Cherry Orchard Shopping Center, anchored by Trader Joes, Starbucks, and PF Chang's
- Target Uses include: Service Commercial Uses to complement next door Medi-Spa, Cosmetic Dentistry, Boutique Retail, etc...



1,100 SF



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FLOOR Plan

SUBJECT TO MODIFICATION



(E) MAIN
ELECTRICAL
PANELS
400 AMPS.
(E)
GAS METERS

295
MEDI-SPA

275
1,100 SF

AWNING

EXIT

60" MIN
DOOR CLEAR

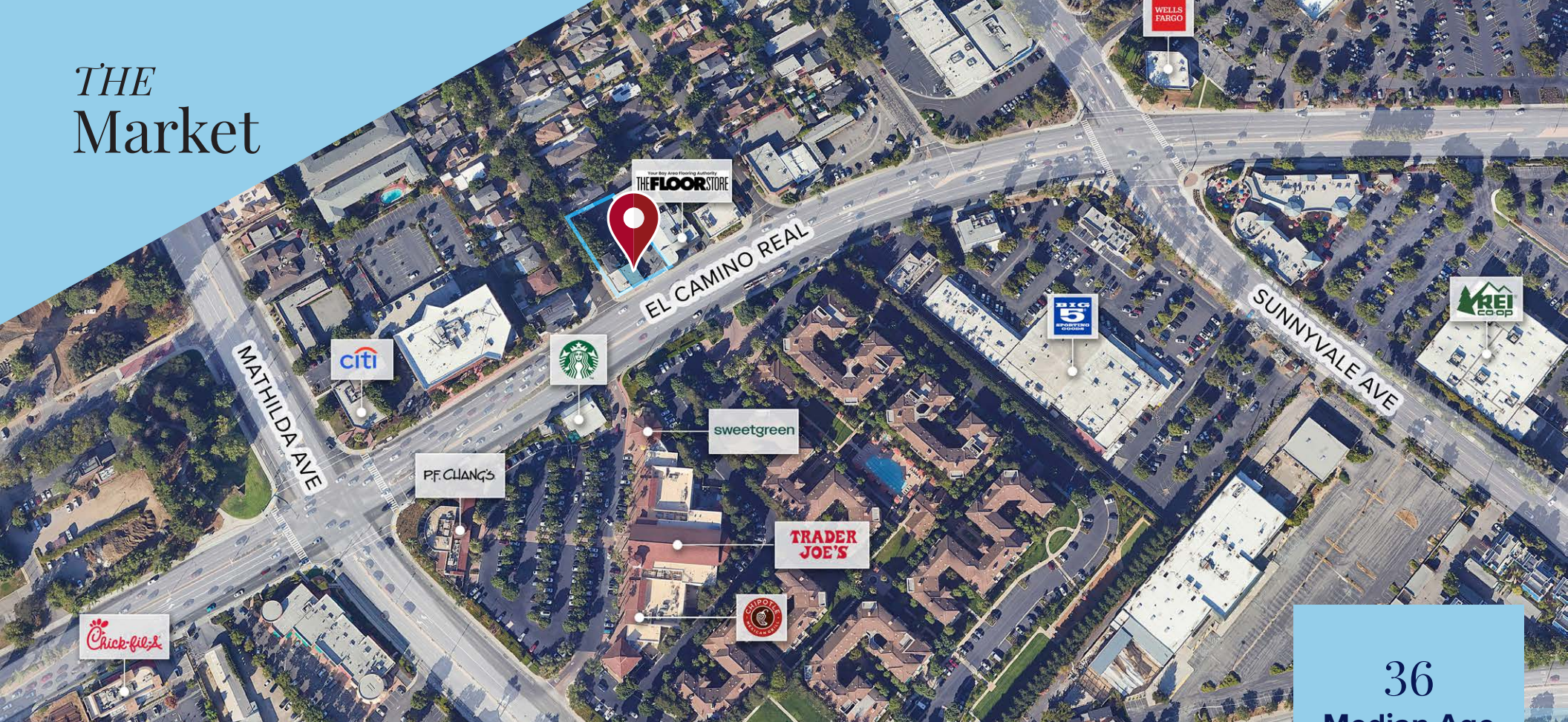
8'-8"

6'-10"

8'-2"

15'-2"

THE Market



AREA Demographics

Source: esri 2024

DEMOGRAPHICS	1 MILE	2 MILES	3 MILES
Total Population	33,790	237,874	475,190
Avg. House Hold Income	\$236,939	\$248,744	\$244,572
Daytime Population	30,908	102,849	211,076

TRAFFIC COUNTS	CARS PER DAY
El Camino Real / HWY 82	41,543 ADT
Mathilda Avenue	33,908 ADT
Sunnyvale Avenue	13,721 ADT

36
Median Age
(3 mile radius)

75%
Bachelor's or More Degree
Education
(3 mile radius)

\$135,851
Median
Disposable Income
(3 mile radius)

90,447
Total
Households
(3 mile radius)

AERIAL Map



SUNNYVALE

SANTA CLARA

CUPERTINO

275
W. El Camino Real

1 MILE

3 MILE

CALA CENTER
APNI MANDI CVS

GRANT PARK PLAZA
NOB HILL FOODS
Marshall's
HomeGoods
CITY SPORTS CLUB
99 CENTS ONLY
IN-N-OUT
DUNKIN' DONUTS

BEST BUY

CHERRY CHASE CENTER
SAFEWAY Arbys

CHERRY ORCHARD
TRADER JOE'S Starbucks

target
WHOLE FOODS
ULTA

DICK'S ROSS
SPROUTS FARMERS MARKET

COSTCO WHOLESALE

5 Peet's COFFEE

SAFEWAY REI
petco 24 HOURS

SUBWAY

HACIENDA SHOPPING CENTER
SAFEWAY Michaels

LAWRENCE SQUARE
PARIS BAGUETTE
chili's

PAVLINA PLAZA
CVS DOLLAR TREE
FedEx McDonald's

LAWRENCE EXPY PLAZA
Lucky 24 HOURS
Starbucks Denny's

MEGA MART
DUNKIN' DONUTS

HOMESTEAD SQUARE
SAFEWAY ULTA
Michaels ROSS DRESS FOR LESS

CUPERTINO VILLAGE
99 CENTS ONLY 7 LEAVES

