

Esplanade Shopping Center

195 W Esplanade Drive, Oxnard, CA 93036

Prime Leasing Opportunity in Oxnard, CA

Esplanade Shopping Center is a 357,000 square foot grocery-anchored, open-air lifestyle center located in a high-growth area with a strong demographic profile in Oxnard, CA, and is situated at the prominent intersection of Oxnard Blvd. and Esplanade Dr. with over 58,000 VPD. The shopping center is easily accessible via the 101 Freeway, and includes frontage and signage along the freeway, with traffic counts at over 137,000 VPD.

Located across the freeway is The Collection at Riverpark, a master-planned community that features over 4,000 residential units and destination retail. Additionally, there are over 2,500 multifamily units under construction or planned to support the rapidly growing population surrounding the Property.

Esplanade Shopping Center is home to best-in-class anchor tenancy including Walmart Neighborhood Market, Home Depot (NAP), TJ Maxx, Nordstrom Rack, Bob's Discount Furniture, and Dick's Sporting Goods. The Property also features strong national shop and pad tenants including In N Out, Chipotle, and BJ's Restaurant.

Anchor and jr. anchor opportunities available.



Highlights

Total SF: 357,000

Parking Spaces: 1,683

Type: Retail Center

Parking Ratio: 4.72/1,000



Population

Avg. Household Income

Traffic Count

1 mile: 28,538

1 mile: \$118,704

Over 58,000 VPD at the intersection of Oxnard Blvd. and Esplanade Dr., and over 137,000 VPD on the Ventura Fwy 101.

3 miles: 129,205*

3 miles: \$122,328

5 miles: 269,132

5 miles: \$126,882

68.9% Hispanic or Latino population within a 3-mile radius



PRIMESTOR

9950 Jefferson Blvd.
Building 2
Culver City, CA 90232
www.primestor.com

Leasing Contact

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This site plan is presented solely for the purpose of identifying the approximate location and size of the building, and intended as a reference only.

Unit	Tenant	Sq. Ft.	Unit	Tenant	Sq. Ft.	Unit	Tenant	Sq. Ft.
01	TJMaxx	27,955	18	Paris Baguette	3,500	32	Chipotle Mexican Grill	3,000
02	Nordstrom Rack	35,026	19	5.11 Tactical	3,866	36	BMO Bank	2,944
03	Bob's Discount Furniture	35,254	20	L&L Hawaiian Barbeque	1,028	37	In-N-Out Burger	3,244
04	Dick's Sporting Goods	44,295	21	Chakaa Tea House	1,470	39	BJ's Restaurant	11,204
06	Cost Plus World Market	18,375	22	Dave's Hot Chicken	1,989	40	Staples	23,713
07	AVAILABLE	10,097	23/24	Kura Revolving Sushi Bar	3,175	41	Walmart Neighborhood Mkt	32,814
08	AVAILABLE	6,000	25	Ozeki Noodle Restaurant	1,190	42	Boot Barn	10,673
09	Liza Threading	2,913	26	West Coast Sourdough	1,200	43	Five Below	13,468
10	Euphoria Nails & Spa	3,006	27	Bright Now! Dental	3,535	46	Five Below	13,468
11/12	Bath & Body Works	5,026	29	T Mobile	3,000	50	Home Depot	163,180
14	Reserved	10,005	30	Crumb Cookies	1,200			
17	AVAILABLE	10,000	31	Sport Clips	1,100			

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