

63 Encina Ave - Available



67 Encina Ave - Just Leased!

Sosou

W+H

63-67 ENCINA AVENUE

Palo Alto, CA 94301

63 Encina Avenue

±5,785 SF

67 Encina Avenue

LEASED

HIGHLIGHTS



New to Market – Prime retail space in the most desirable retail core in Palo Alto.



Adjacent space (67 Encina) just leased to an acclaimed San Francisco restaurant group as its South Bay flagship.



Contemporary warehouse reuse with large patio with street frontage, twin gabled pavilions, and large open interior with tall ceilings and exposed beams and trusses.



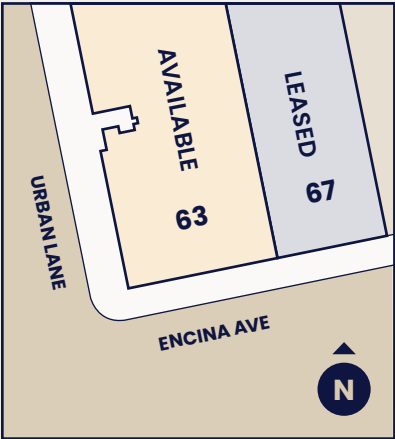
In the heart of Palo Alto, adjacent to Menlo Park, Stanford University, and Los Altos, the site draws from a population of nearly 300,000 within 5 miles, boasts average household incomes exceeding \$225,000, and captures a strong daytime population of 377,000 – prime demographics for high-performing retail.

TRAFFIC COUNTS

Source: 2024 Esri.

El Camino Real	37,800 ADT
Embarcadero Road	29,250 ADT
Alma Street	24,100 ADT
Galvez Street	15,840 ADT





GALLERY – CONCEPTUAL INTERIOR IMAGES



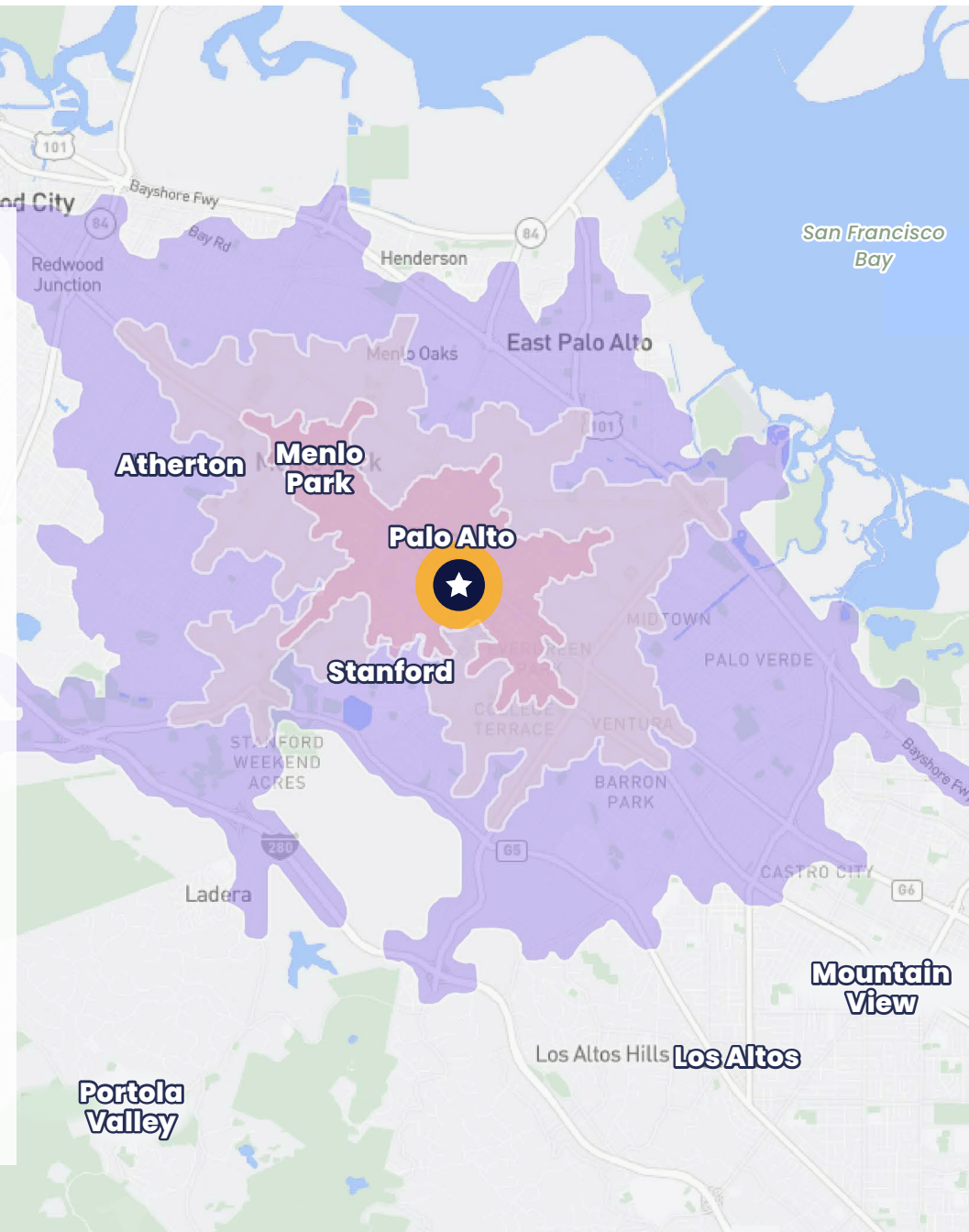
TRADE AREA AERIAL



DEMOGRAPHICS

DEMOGRAPHICS (2024)

	5 MINS	7 MINS	10 MINS
2029 Total Population (Estimated)	34,910	49,446	103,842
2024 Total Population	13,806	48,885	102,992
Total Daytime Population	34,910	82,796	146,968
Median Age	36.8	33.1	34.3
Total Households	5,566	17,849	36,298
Total Occupied Housing Units	6,462	20,246	40,035
Total % Owner Occupied Housing Units	32.9%	33.7%	40.5%
Total % Renter Occupied Housing Units	55.6%	56.5%	50.5%
Average Household Income	\$241,315	\$232,771	\$245,104
Median Household Income	\$188,977	\$171,292	\$191,739
Per Capita Income	\$98,375	\$86,977	\$86,855
Population by Age Total	13,807	48,884	102,991
% Population 25 yrs + Some College	5.9%	5.8%	5.7%
% White Collar Occupations	89.1%	90.2%	88.5%
% Blue Collar Occupations	4.6%	3.8%	4.6%
Average Household Size	2.34	2.32	2.50



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