

RETAIL FOR LEASE



Gould Plaza

San Jose, CA

UNIT 20
±1,300 SF

UNIT 5
±3,150 SF

MCLAUGHLIN AVENUE

TUERS ROAD

E CAPITOL EXPRESSWAY

GOULD PLAZA

Highlights



Anchored by
Lion Supermarket



Medical Office Use
Permitted



McDonald's, Bonchon,
Starbucks, Metro PCS,
UPS, Laser Maxx, &
Planet Fitness

UNIT 5

1015 E. Capitol Expwy
±3,150 SF (\$3.25/SF NNN)

UNIT 20

1059 E. Capitol Expwy
±1,300 SF (\$3.25 PSF NNN)

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population	29,907	255,046	576,484
Avg. Household Income	\$144,999	\$160,561	\$169,272
Daytime Population	19,791	169,803	473,106

TRAFFIC COUNTS

E Capitol Expressway	55,070 ADT
McLaughlin Avenue	10,000 ADT

Source: 2025 Esri.



UNIT	TENANT	SF
1	KEY POINT CREDIT UNION	±2,520
2	UPS STORE	±1,330
3	BACK A YARD	±1,400
4	ENVISION OPTOMETRY	±1,400
5	AVAILABLE	±3,150
6	ALINA SALON	±900
7	RAINBOW CLEANERS	±1,200
8	TAI PAN DIM SUM BAKERY & BBQ	±2,000
9	LION SUPERMARKET	-
10	LASER MAXX	±12,093
11	PLANET FITNESS	±20,285
12	GARDEN CENTER	±5,931
13	WUSHU CENTRAL'S KUNG FU KIDS	±2,400
14	MERIDIAN MEDICAL	±2,400
15	PRO TAX AND ACCOUNTING CORP	±1,302
16	HELLO TEA	±1,302
17	DON'S LIQUOR	±3,970
18	CITY OF SAN JOSE	±1,300
19	PREMIER DENTAL	±1,301
20	AVAILABLE	±1,300
21	DENNY'S	±5,390
22	GOODWILL	±15,401
23	MCDONALD'S	±4,600
24	RAWASF	±1,636
25	OKAYAMA SUSHI JAPANESE CUISINE	±1,557
26	METRO BY T-MOBILE	±1,387
27	STARBUCKS	±1,406
28	SHELL GAS	±13,540
29	BONCHON FRIED CHICKEN	±2,825
30	PHOTASTIC RESTAURANT	±1,500
31	YIFENG ACUPUNCTURE & MASSAGE	±2,560

■ AVAILABLE

Trade Area

GOULD PLAZA

the **econic** company®

Walmart

THE PLANT

TARGET BEST BUY ROSS
PETSMART THE HOME DEPOT

2 MILES

WILLOW GLEN SC

24 FITNESS

THE HOME DEPOT

WATERFORD PLACE

Lucky ♥ CVS

ABORN SQUARE

Office DEPOT ROSS
DRESS FOR LESS

TARGET

GOULD PLAZA

LION MARKET penny's
planet fitness LASERMAXX
LASER TAG

EVERGREEN PLAZA

SAVE MART
SUPERMARKETS

NAMASTE PLAZA

Walgreens
SAFEWAY

EASTRIDGE MALL

macy's FOREVER 21 AMC
THEATRES
JCPenney 24 FITNESS
BARNES & NOBLE sears HOME
SERVICES

EVERGREEN VALLEY PLAZA

Lucky ♥ CVS

CAPITOL & MCLAUGHLIN	1 MILE	2 MILES	3 MILES
Total Population	29,907	110,920	225,046
Med. Household \$	\$110,952	\$109,593	\$119,688
Avg. Household \$	\$144,999	\$146,936	\$160,561
Employees	4,904	25,784	60,443



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JAMES CHUNG *Founder & Principal* | jchung@theeconiccompany.com | (408) 400-7017 | LIC. 01408190

MARISA DELGADO *Director, Transactions & Marketing* | mdelgado@theeconiccompany.com | (408) 400-7014 | LIC. 01917354