

FOR LEASE

RETAIL

1122 E Stanley Blvd, Livermore, CA 94550

3.6k – 28.1k SF in Trader Joe's Anchored Center



EXCLUSIVELY LISTED BY

NORTHGATE

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HIGHLIGHTS

**Please do not disturb tenants.

- Suite 1122A: Junior anchor retail space with one grade-level door, 23,242 SF of building area, plus 4,945 SF fenced courtyard.
- Suite 1082: Inline retail space
- Trader Joe's / Michael's anchored shopping center
- Proximal to downtown Livermore, residential neighborhoods, and major thoroughfares
- Strong retail synergy surrounded by like type, grocery-anchored centers
- Average household incomes exceeding \$200,000
- Affordable NNN's

PROPERTY OVERVIEW

ADDRESS	1122 E Stanley Blvd, Livermore, CA 94550	
PROPERTY TYPE	Retail Multi-Tenant	
LEASE TYPE	NNN	
LEASE PRICE	Contact Broker	
AVAILABLE SPACE	Suite 1122A	Building Area: 23,242 SF Fenced Courtyard: 4,945 SF Total: 28,187 SF
	Suite 1082	Total: 3,600 SF
ZONING	Downtown Specific Plan (DSP)	
TRAFFIC	E Stanley Blvd	± 15,599 ADT

MARKET OVERVIEW

Little Caesars
 Vietnamese Restaurant
 Thai Restaurant
 Hair Salon
 Nail Salon
 Gymnastics Gym
 Martial Arts
 Flooring Store

H&R BLOCK

T Mobile

KUMON

Quest Diagnostics

Michael's
TRADER JOE'S

O'Reilly AUTO PARTS

goodwill

FITNESS 19

GROCERY OUTLET
 bargain market

DOLLAR TREE

CVS pharmacy

ACE Hardware

GameStop

Orangetheory FITNESS

SAFEWAY

Suite 1082

Suite 1122A

Mediterranean Restaurant

Pollo Loco

ROUND TABLE
 PIZZA ROYALTY

LESLIE'S

Dry Cleaner
 Chinese Restaurant

E Stanley Blvd ± 15,599 ADT

pet food express

NATION'S GIANT
 Since 1962

STARBUCKS

TOGO'S
 TRUE 100 SANDWICH

STARBUCKS

Mountain Mike's PIZZA

NOAH'S
 NY BAGELS



AERIAL VIEW



Suite 1082
3,600 SF

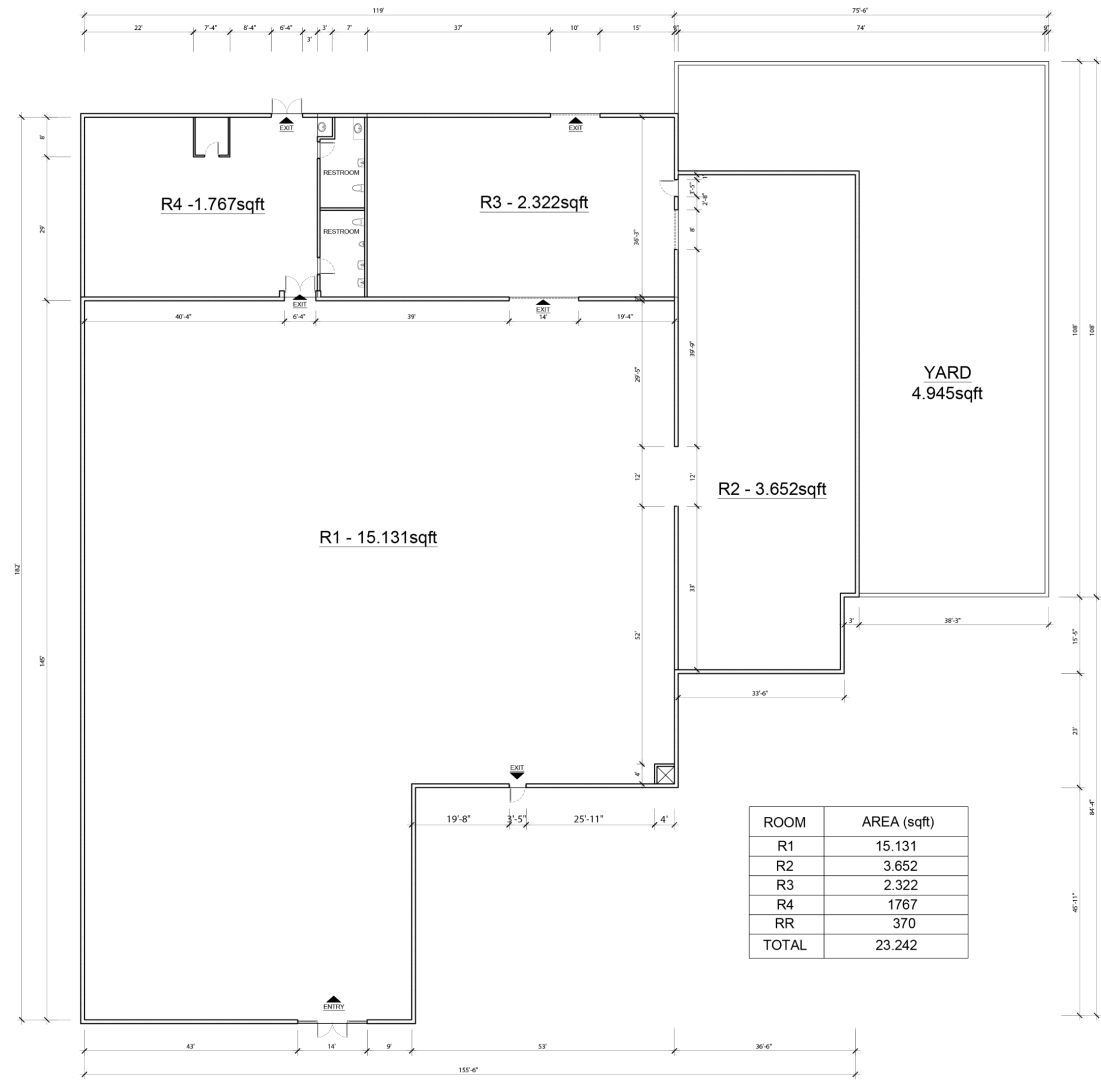
Suite 1122A
23,242 SF Building Area

Suite 1122A
4,945 SF Fenced Courtyard

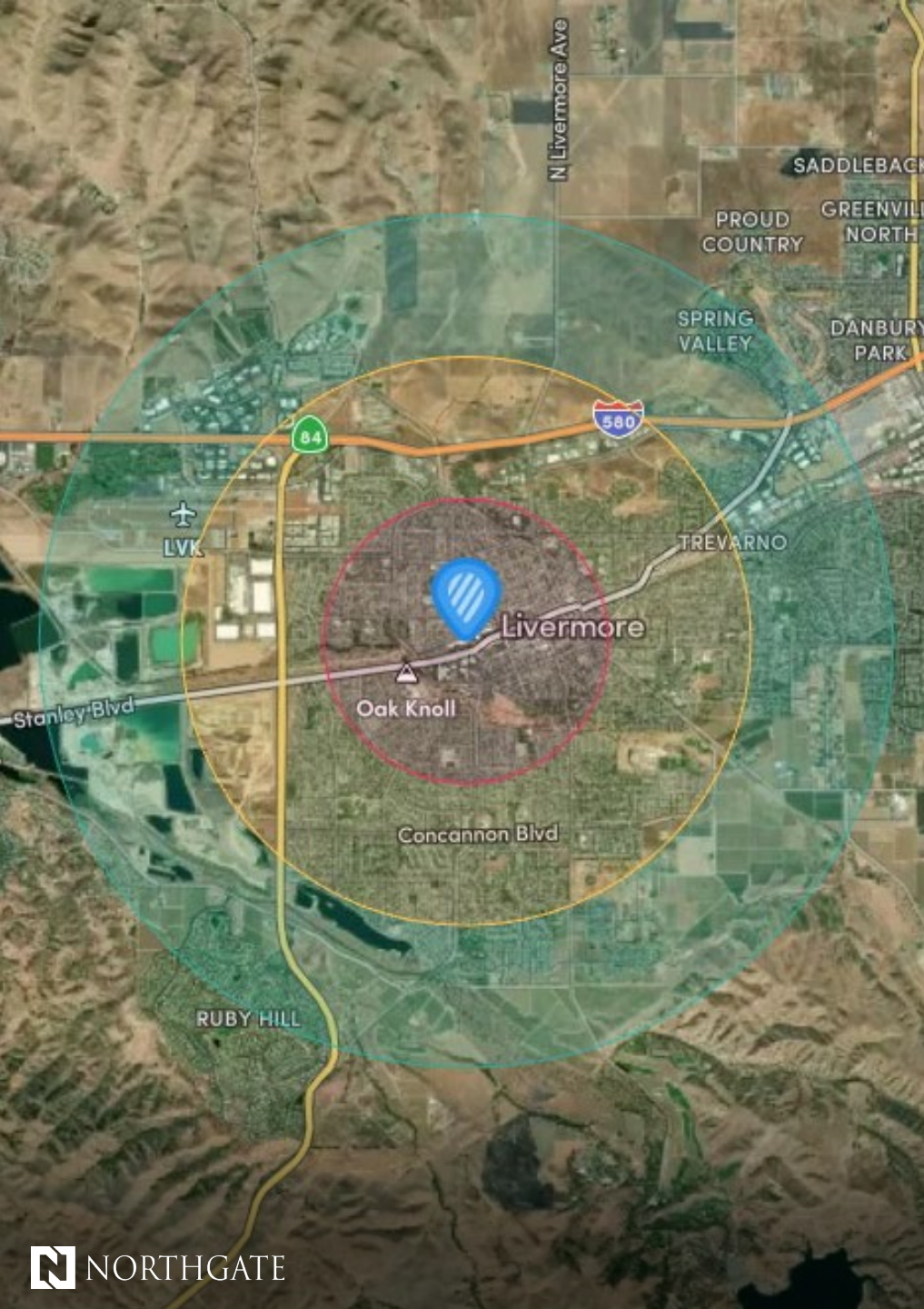
Michael's
TRADER JOE'S

E Stanley Blvd: $\pm 15,599$ ADT

FLOOR PLAN - SUITE 1122A



GROUND FLOOR PLAN - HOME FURNISHINGS
ADD: 1122E STANLEY BLVD - LIVERMORE - CA 94550



DEMOGRAPHICS - 2025

	1 MILE	2 MILES	3 MILES
Population	20,635	50,172	66,708
Projected Growth (5 Yr)	20,187	49,062	65,490
Median Age	42	42	43

Households	7,585	18,333	24,211
White Population	10,351	25,916	33,768
Black Population	384	959	1,412
Am Indian Population	238	448	542
Asian Population	2,954	8,380	12,897
Other Population	6,259	14,469	16,871
Hispanic Population	30.26%	25.03%	23.17%

Average HH Income	\$188.1k	\$203.7k	\$212.4k
Median HH Income	\$146.9k	\$164.7k	\$177.3k

High School Graduates	13,571	33,652	45,129
College Graduates	7,694	20,322	27,544

Total Employees	11,164	26,786	35,791
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Investment Sales | Leasing | Asset Management | Property Management



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