

New Hard Corner Multi-Tenant Pad Available For Lease in Grocery-Anchored Shopping Center



Multiple New Retail-Restaurant spaces at high traffic intersection

±1,310 –
7,583 SF
AVAILABLE



Fairmont Square

1200 FAIRMONT DR, SAN LEANDRO, CA

PROPERTY

Highlights

-  Hard Corner Building at Major Intersection
-  Great Identity, Access, and Regional Draw
-  New Retail / Restaurant Shell Spaces
-  Ample Parking
-  Grocery Anchored Center Driving Steady Customer Traffic

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	31,021	198,860	383,246
Avg. HH Income	\$102,975	\$127,673	\$126,052
Daytime Population	25,422	159,851	324,182

TRAFFIC COUNTS

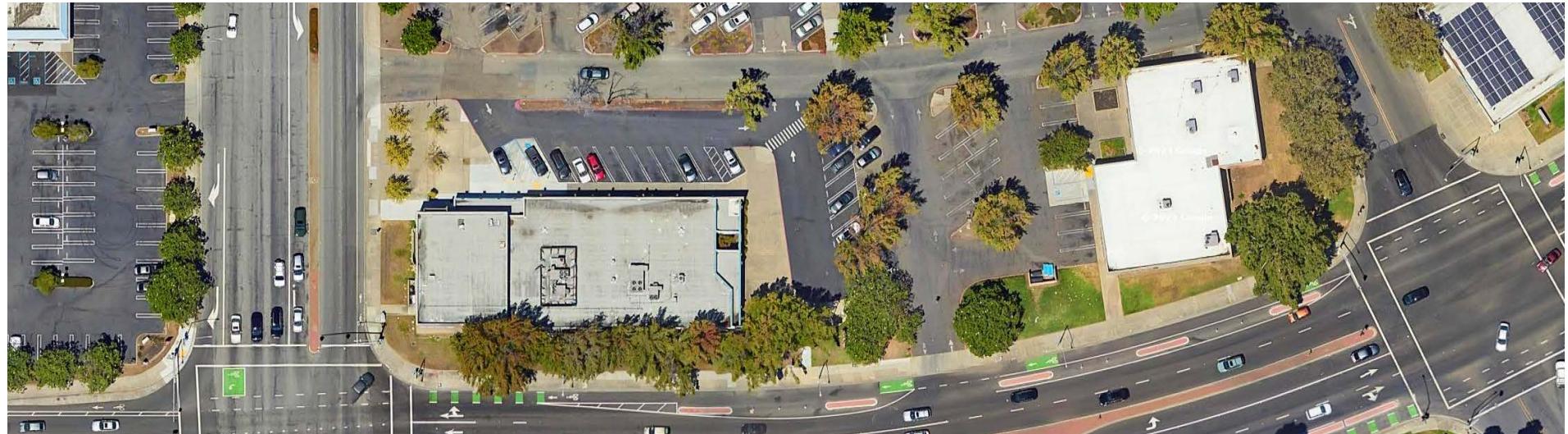
Source: 2023 Esri.

Fairmont Drive	20,594 ADT
Hesperian Boulevard	48,729 ADT
E 14th Street	23,600 ADT



PROPOSED NEW

Retail / Restaurant Spaces

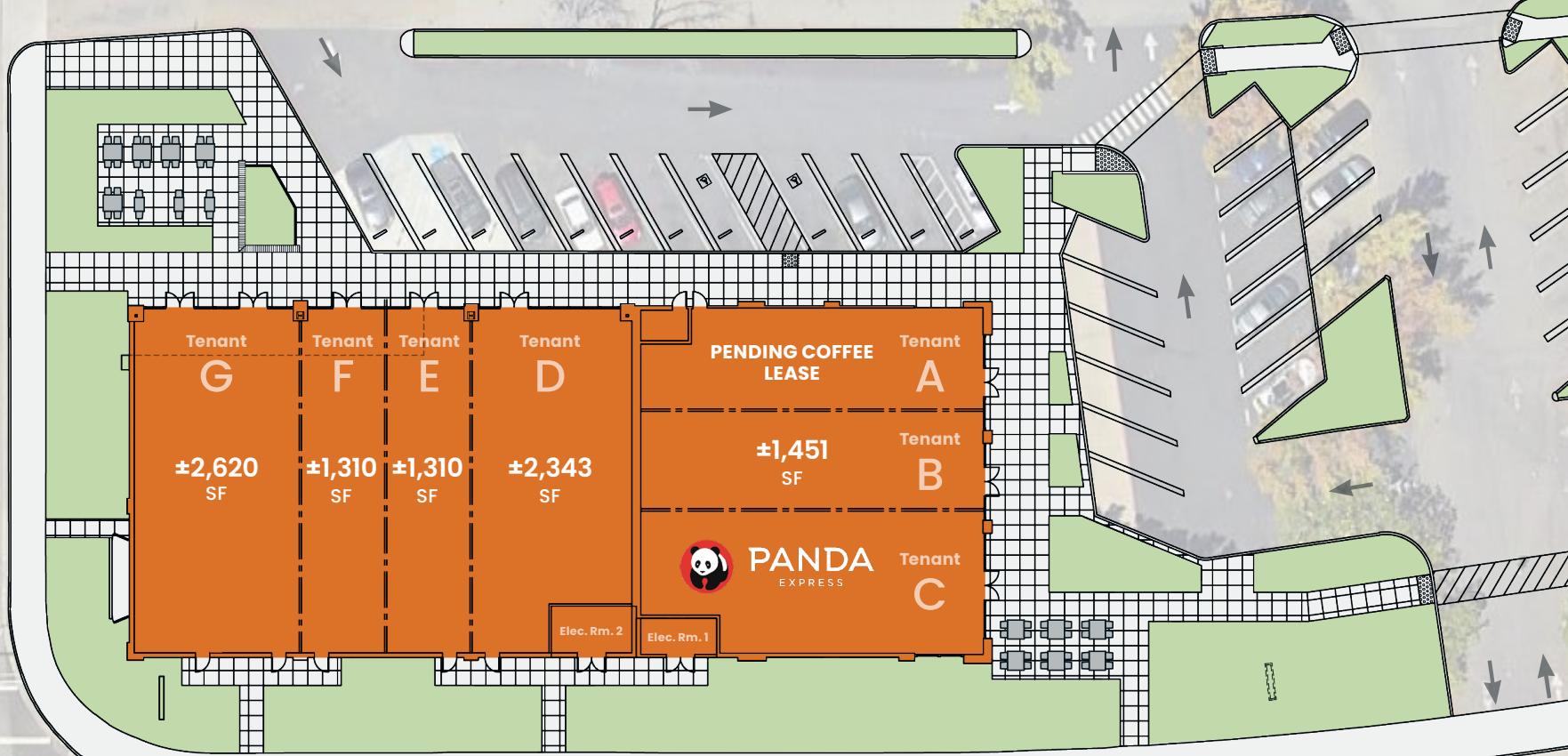


PROPOSED



FLEXIBLE

Demising Options



FULL PROPERTY

Site Plan



NEW BUILDING
Elevations



PROPERTY

Gallery



PROPOSED NEW

Monument Signage



MARKET

Aerial



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