

**RETAIL FOR LEASE**

# Creek Bridge Village Shopping Center

1488-1596 Constitution Boulevard | Salinas, California


**PROPERTY PROFILE**

<b>Location</b>	1488-1596 Constitution Blvd, Salinas, CA
<b>Space Available</b>	±964 to ±1,540 SF
<b>Total GLA</b>	±119,905 SF
<b>Rent</b>	\$2.25 PSF, NNN, Monthly

**Project Highlights**

- Strong, newer Neighborhood Center
- Great Safeway anchor with very high volume Gas Station
- Inspiring architecture with great storefronts
- Upscale Salinas neighborhood and trade area

**2023 DEMOGRAPHICS**

	<b>1-mile</b>	<b>3-mile</b>	<b>5-mile</b>
<b>Population</b>	34,287	152,822	171,283
<b>AVG. HH Income</b>	\$116,451	\$98,486	\$101,411
<b>Daytime Population</b>	24,081	132,362	161,719

**2023 TRAFFIC COUNTS**

Constitution Blvd @ Independence Blvd 16,044 ADT

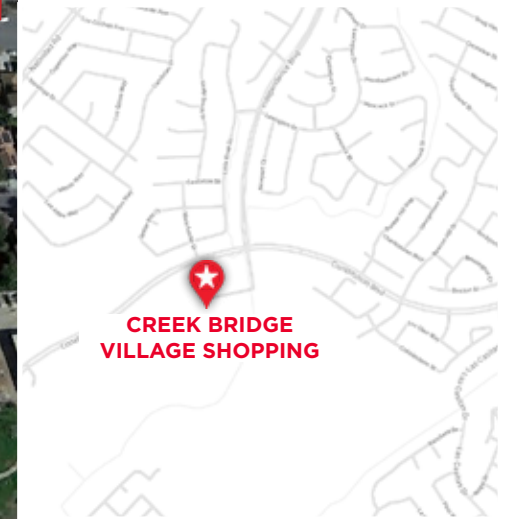
For more information, contact:

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LIC #01170453

328-B Main Street  
Salinas, CA 93901  
T +1 831 449 8000

[www.cushmanwakefield.com](http://www.cushmanwakefield.com)

**SITE PLAN**



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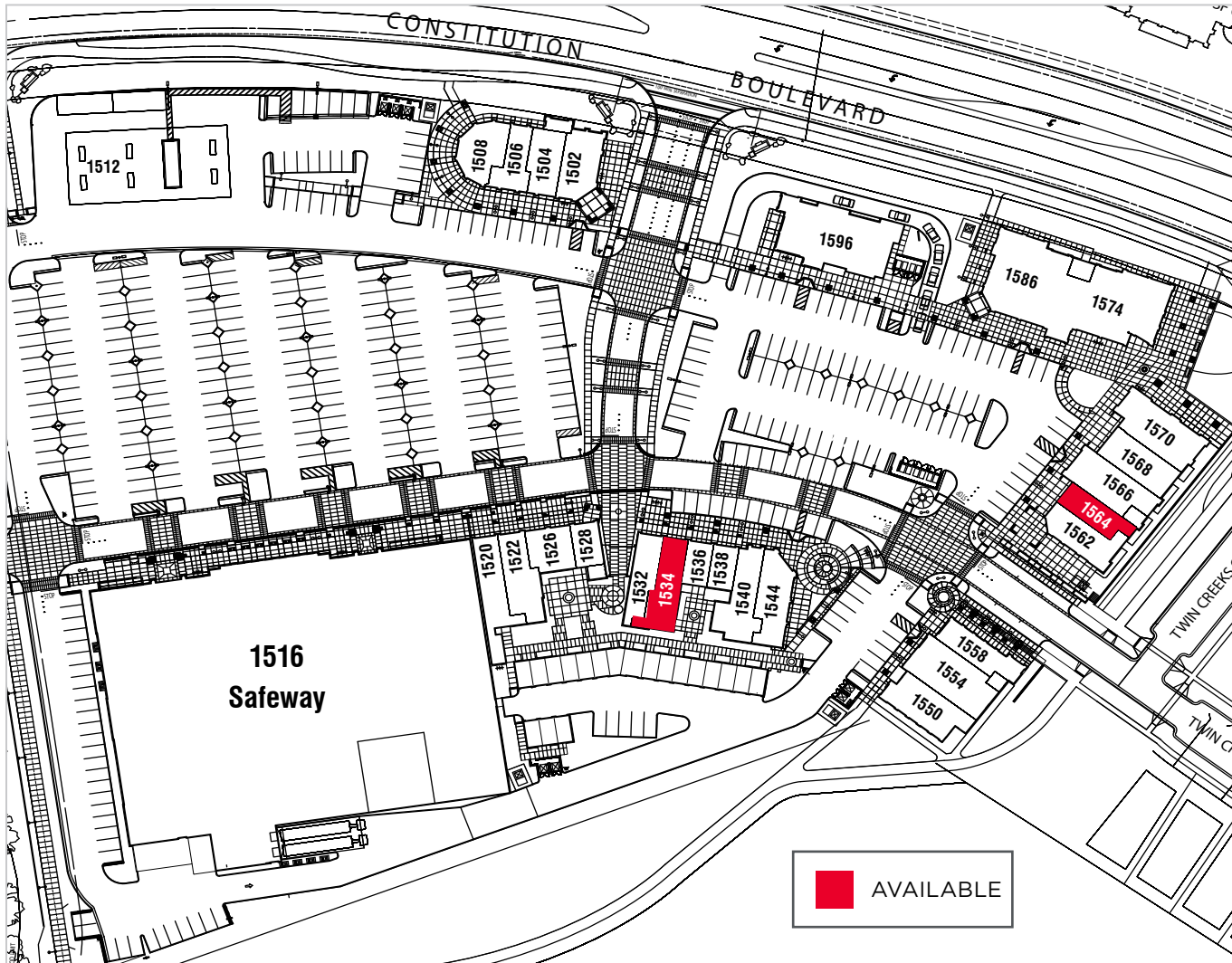
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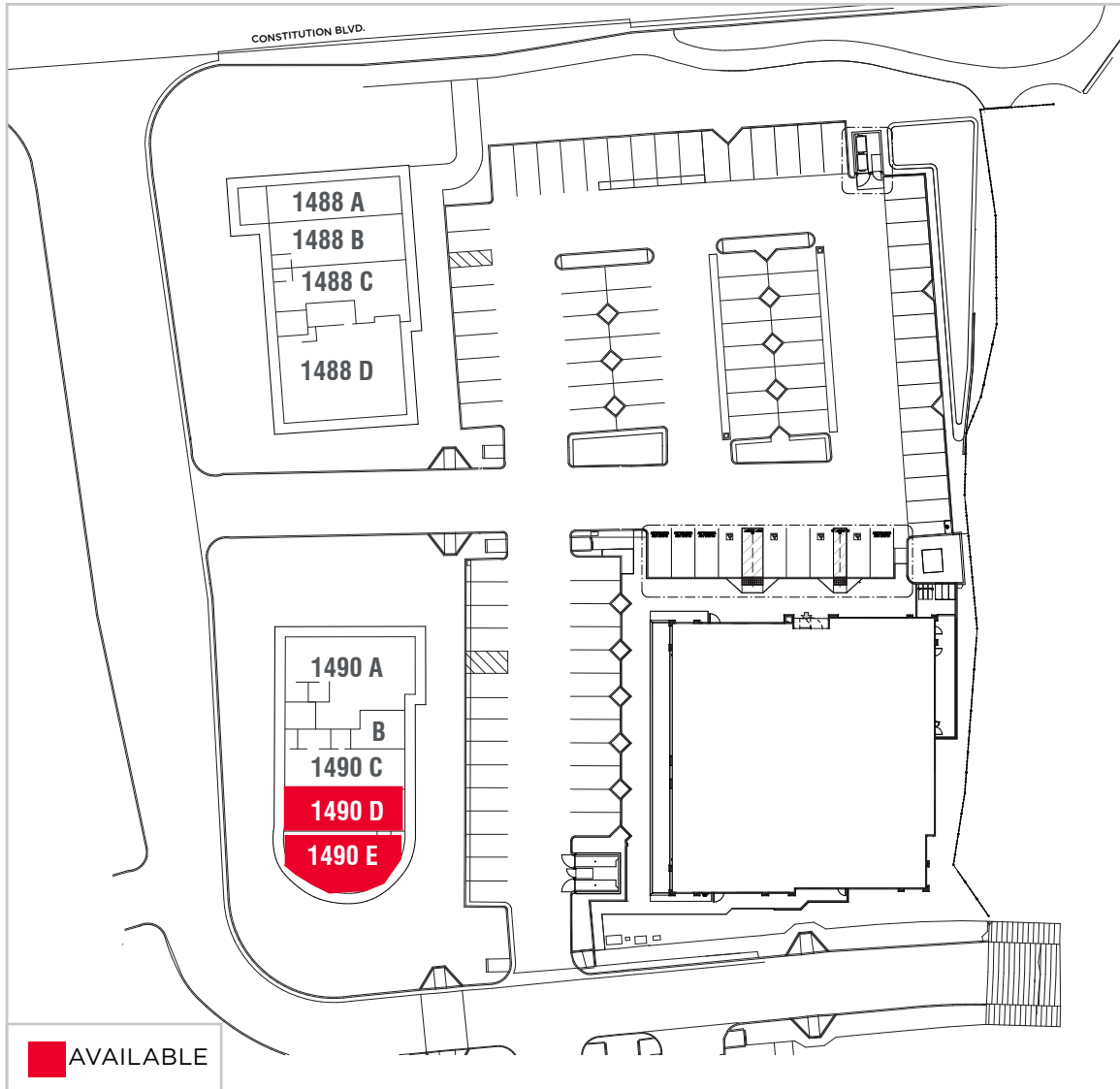
**EAST SITE**


Suite #	Tenant Name	± SF
1502	Taqueria El Kiosko	1,480
1504	BMK Healthy Foods	1,182
1506	Sourdought Company	1,022
1508	Starbucks	1,468
1512	Safeway Fuel	7,550
1516	Safeway	55,600
1520	Kayros Multi-Services	1,393
1522	UPS	1,639
1526	CK Hair Salon	973
1528	Occupied	590
1532	State Farm Insurance	1,150
<b>1534</b>	<b>Available</b>	<b>1,540</b>
1536	Water U Need	541
1538	Tania's Boutique	515
1540	Occupied	1,300
1544	Century 21	1,611
1550	Select Staffing	1,701
1554	Property Management	2,119
1558	Creekbridge Dental	1,271
1562	Eggs & Waffles	1,513
<b>1564</b>	<b>Available</b>	<b>964</b>
1566	Nails Unlimited	1,722
1568	Avitar India Grill	1,533
1570	Panda Express	2,061
1574	Mountain Mikes	3,800
1582	Tropical Vibes	1,161
1586	Balance Physical Therapy	2,160
1596	Chase Bank	4,194

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**WEST SITE**



Suite #	Tenant Name	± SF
1488 A	Wingstop	1,502
1488 B	Wingstop	1,030
1488 C	Mac City Macarons	935
1488 D	Creekside Bagel Bakery	1,269
1490 A	The Village Restaurant	1,801
1490 B	The Village Bistro	329
1490 C	Fashion Beauty Salon	1,048
<b>1490 D</b>	<b>Available</b>	<b>840</b>
<b>1490 E</b>	<b>Available</b>	<b>1,078</b>

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