



## RETAIL SPACES FOR LEASE



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# PROPERTY HIGHLIGHTS

**ORINDA THEATRE SQUARE**  
2 Theatre Square, Orinda, CA



-  Iconic project that serves as the flagship to the downtown with monument visibility along Hwy 24
-  Centered in the ultra affluent Orinda, a family friendly community in the East Bay
-  Steps away from the Orinda BART Station and ease of access to Highway 24
-  Courtyard like setting with placemaking throughout the project
-  Generous onsite validated underground parking garage for patrons

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	12,608	121,565	198,085
Avg. HH Income	\$195,205	\$163,363	\$157,521
Daytime Population	10,055	92,110	149,246
Median HH Income	\$200,001	\$200,001	\$182,119
Median Home Value	\$1,977,928	\$1,827,521	\$1,796,323

Source: 2024 Esri.

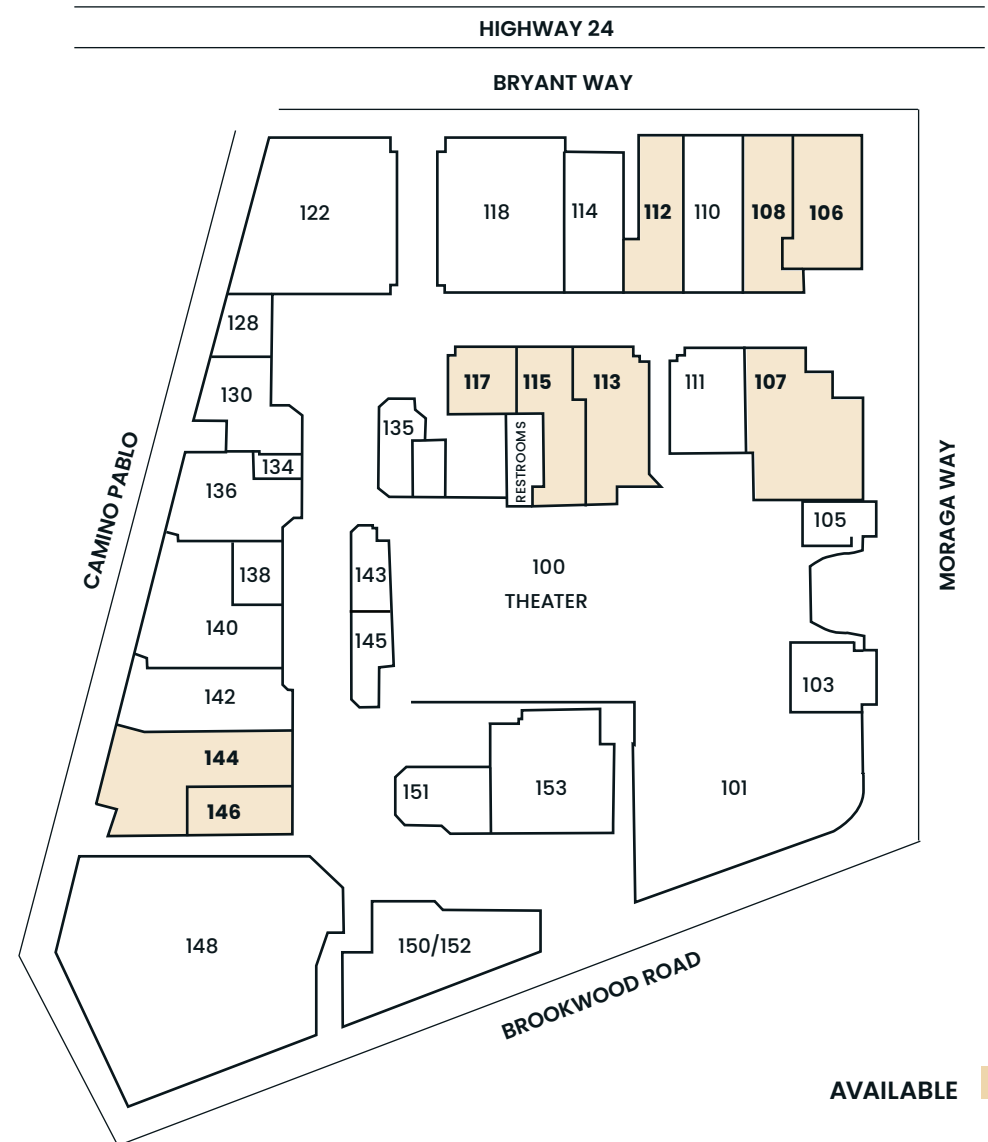
# PROPERTY SITE PLAN

## ORINDA THEATRE SQUARE

2 Theatre Square, Orinda, CA



SUITE	TENANTS	RSF
103	Cine Cuvee	579
105	Petra Mediterranean	297
106	AVAILABLE	1,164
107	AVAILABLE	2,490
108	AVAILABLE	850
110	Silver Fox Barber	1,306
112	AVAILABLE - (8/31/24)	613
113-117	AVAILABLE	2,996
114	Bamboo Nail Salon	915
118	Serika Japanese Restaurant	2,092
122	Old Republic Title Company	2,666
128-136	The Fourth Bore Taproom	2,360
135	Doll Face Permanent Cosmetics	433
138	Tiara Fashion Jewelry	363
140	Elite Facials	1,570
142	Comelones	1,121
143	August & Ivy Salon	436
144	RESTAURANT AVAILABLE	1,383
145	4th Bore Catering	338
146	AVAILABLE	992
148	Anytime Fitness	5,200
151	Kibi's Cafe	749
150-152	Shelby's Restaurant	1,595
153	Saffron Indian Restaurant & Bar	1,806



PROPERTY

# DEMOGRAPHICS

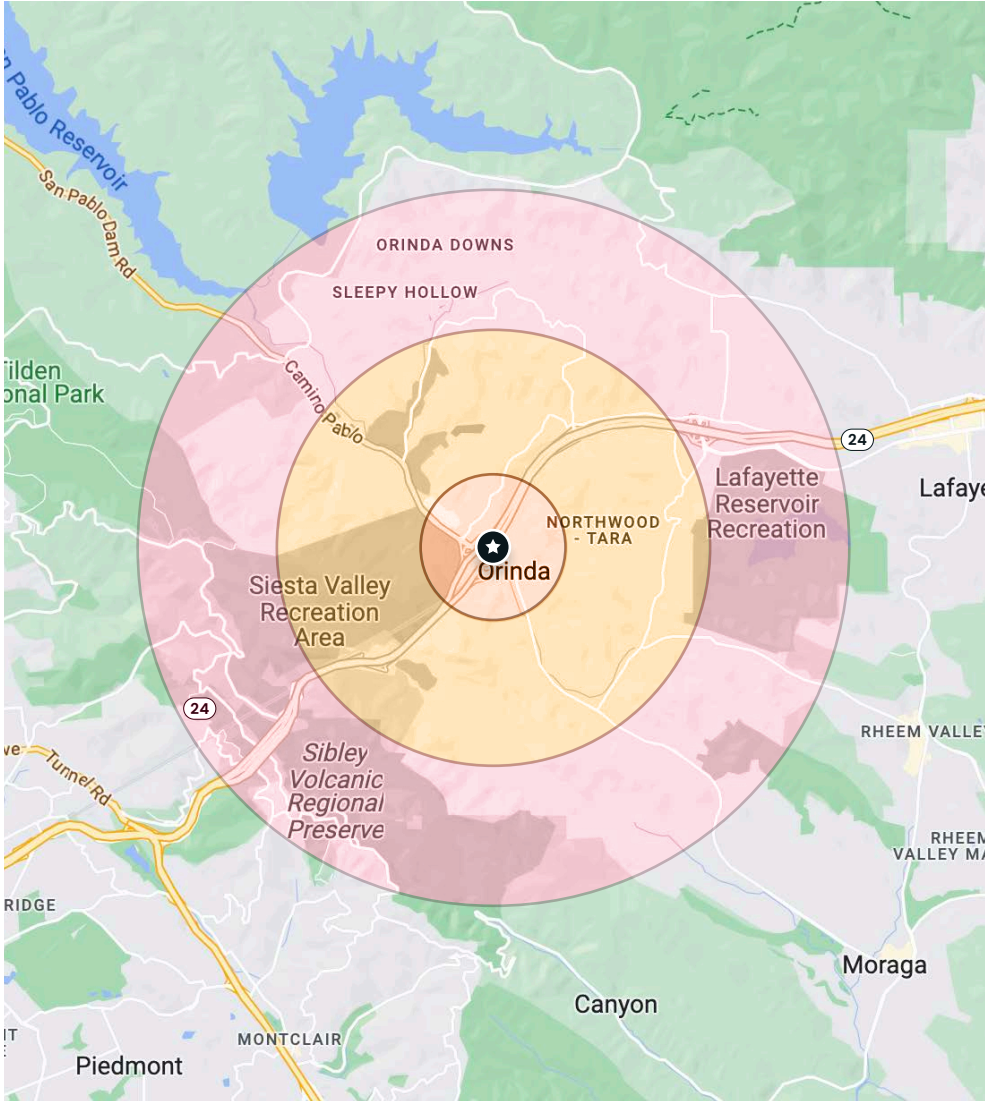
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DEMOGRAPHICS (2024)	1 Mile	3 Mile	5 Mile
2029 Total Population (Estimated)	5,625	31,693	178,998
2024 Total Population	5,552	31,580	174,836
Total Daytime Population	7,418	27,093	206,047
Median Age	46.6	46.5	37.3
Total Households	2,135	11,705	66,321
Total Owner Occupied Housing Units	1,783	9,976	39,261
Total Renter Occupied Housing Units	352	1725	25,836
Average Household Income	\$312,018	\$312,017	\$240,129
Median Household Income	\$200,001	\$200,001	\$182,119
Per Capita Income	\$115,212	\$116,081	\$89,689
Average Household Size	2.58	2.69	2.44

TRAFFIC COUNTS	AVG. DAILY TRAFFIC
Hwy 24	±161,000 ADT
Camino Pablo	±33,500 ADT
Brookwood Rd	±10,300 ADT
Moraga Way	±7,549 ADT

Source: 2024 Esri.

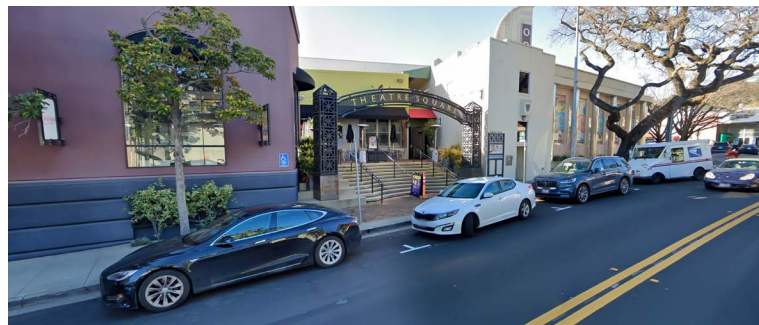
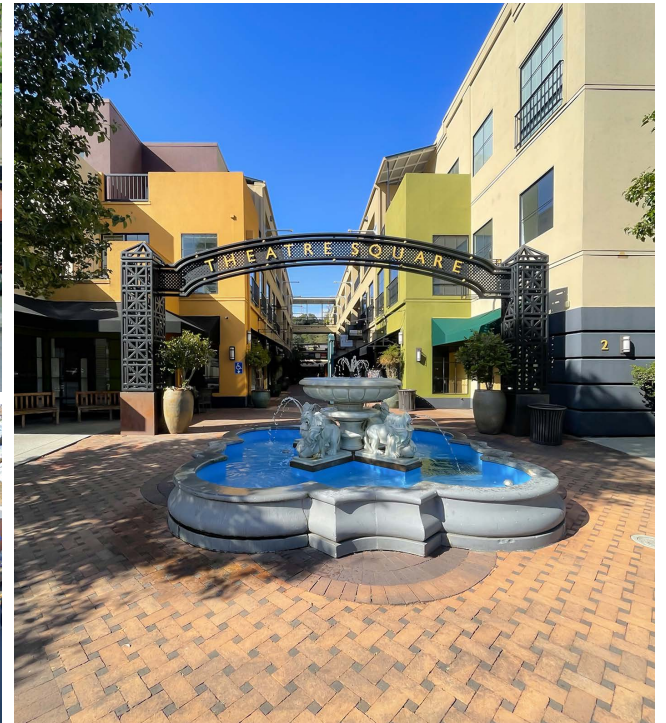




# PROPERTY GALLERY

## ORINDA THEATRE SQUARE

2 Theatre Square, Orinda, CA





# MARKET AERIAL

**ORINDA THEATRE SQUARE**  
2 Theatre Square, Orinda, CA



## ORINDA VILLAGE SQUARE



## ORINDA THEATRE SQUARE



## ORINDA THEATRE SQUARE

## LA FIESTA SQUARE



## PLAZA CENTER



## RHEEM VALLEY SHOPPING CENTER



## MORAGA SHOPPING CENTER







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