

# Cupertino Retail Space For Lease

±1,011 to ±9,778 SF of ground floor retail space available

**nineteen  
800**  
Neighborhood Living. City Style.

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**KCR Management**  the **conic** company®

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## PROJECT HIGHLIGHTS

- ±44,582 SF of ground floor retail
- 204 residential units in four (4) stories above retail
- 400+ parking spaces allocated to the retail area, which a majority of the parking spaces are at grade
- Parking ratio: 9+ per 1000 square feet
- Exhaust shafts for restaurant/food uses
- Grease interception installed

## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population	21,079	231,353	484,739
Daytime Population	12,420	65,753	237,721
Avg. HH Income	\$201,257	\$195,402	\$188,513

### TRAFFIC COUNTS

Stevens Creek Blvd @ N. Wolfe Road	29,800 ADT
N. Wolfe Rd @ Vallco Pkwy	25,790 ADT
Interstate 280 @ N. Wolfe Rd.	157,300 ADT

Source: ©2022 Esri.



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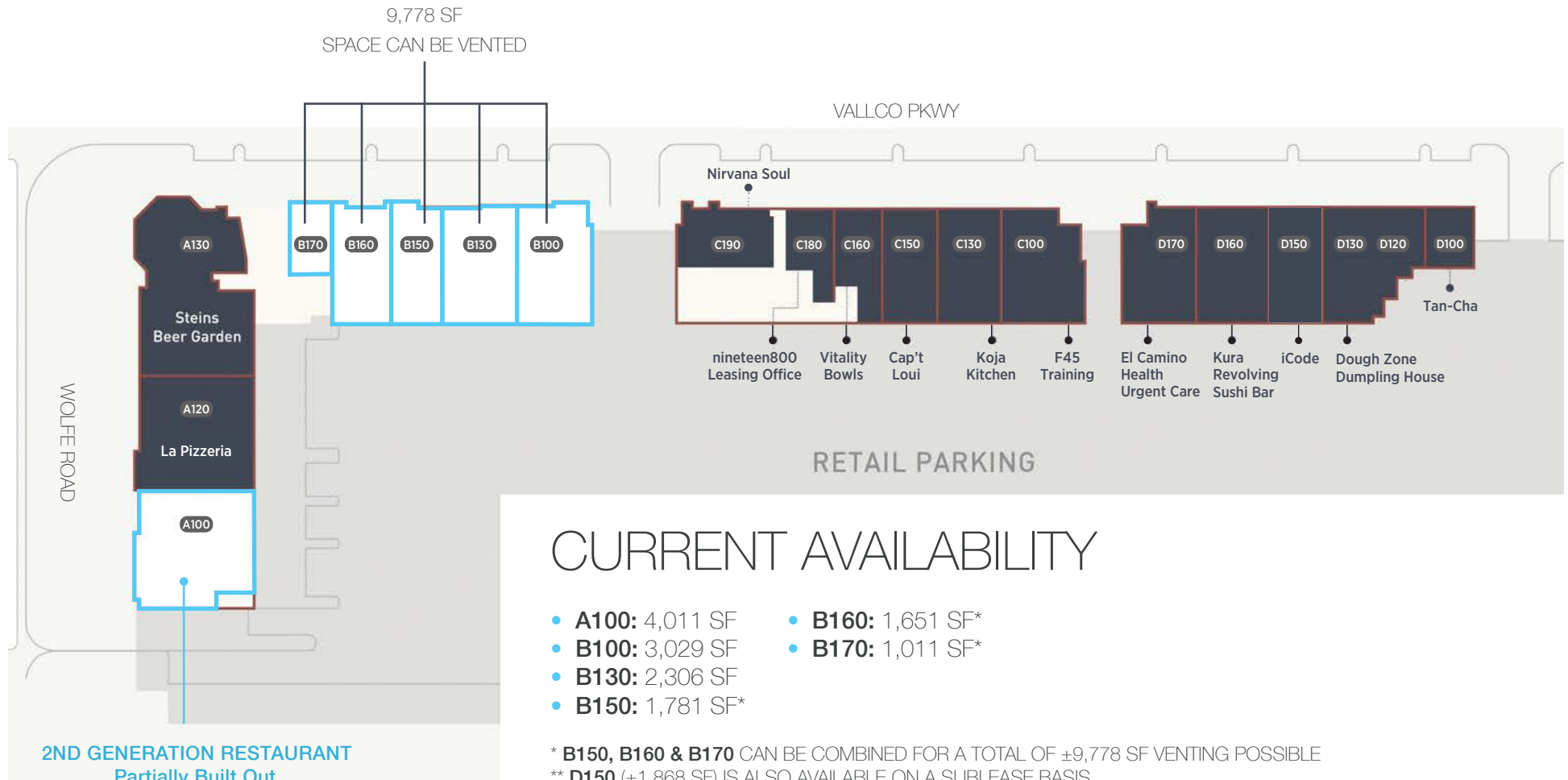
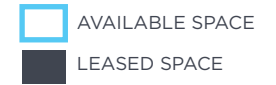


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## SPACE PLAN



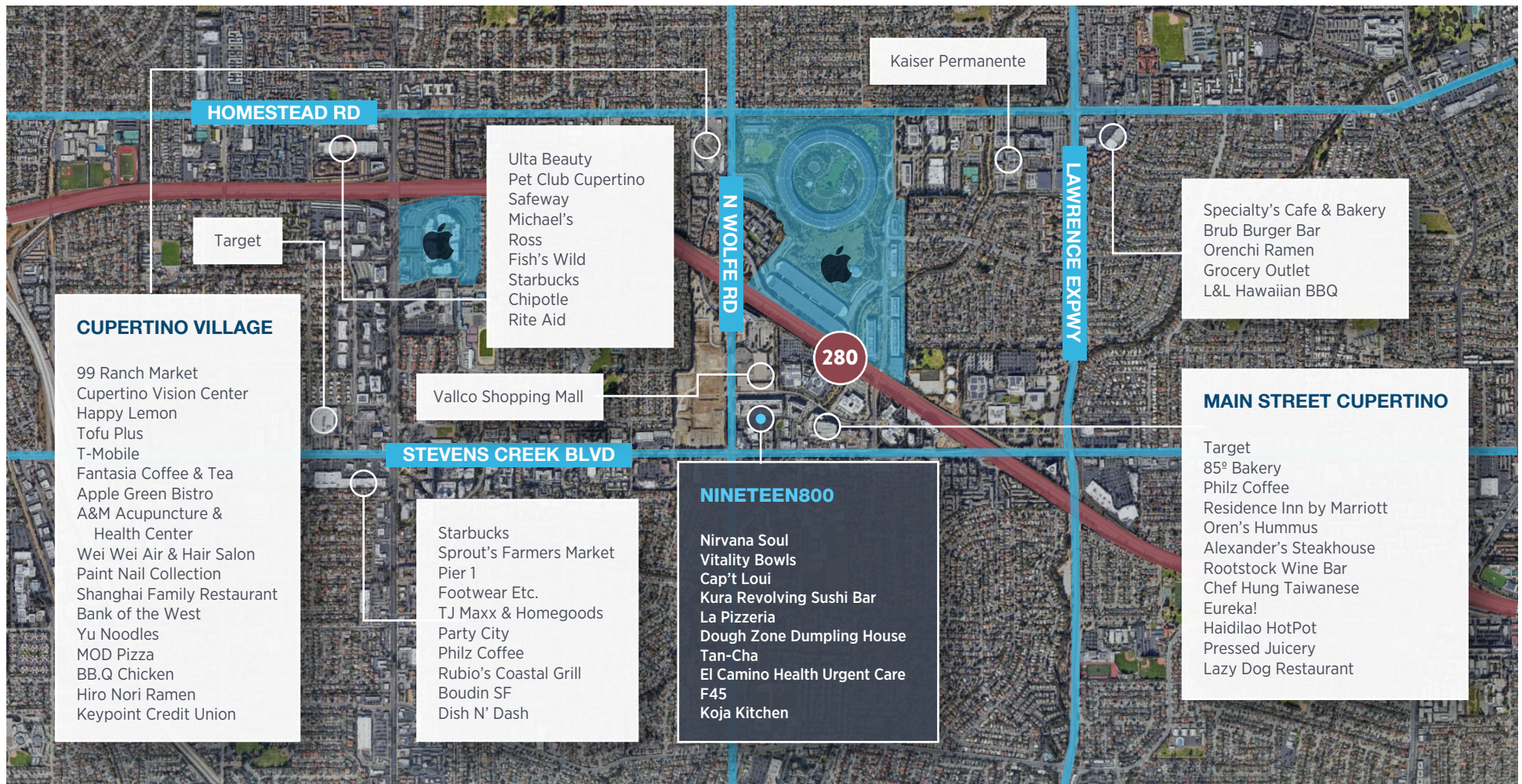
**2ND GENERATION RESTAURANT**  
 Partially Built Out  
 Restaurant with Large Patio

**KCR Management**

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## CUPERTINO RETAIL



# Cupertino Retail Space For Lease

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## DEMOGRAPHICS

	1 mile	3 miles	5 miles
<b>Population Summary</b>			
2000 Total Population	18,426	204,709	452,702
2010 Total Population	20,596	216,233	472,364
2017 Total Population	22,737	234,681	513,535
2017 Group Quarters	67	1,194	4,973
2022 Total Population	24,137	247,809	542,399
2017-2022 Annual Rate	1.20%	1.09%	1.10%
2017 Total Daytime Population	30,560	194,897	497,297
Workers	17,477	68,462	230,038
Residents	13,083	126,435	267,259
<b>Household Summary</b>			
2000 Households	6,898	77,604	173,205
2000 Average Household Size	2.67	2.62	2.58
2010 Households	7,309	78,942	175,916
2010 Average Household Size	2.81	2.72	2.66
2017 Households	7,913	84,163	188,273
2017 Average Household Size	2.86	2.77	2.70
2022 Households	8,360	88,458	198,096
2022 Average Household Size	2.88	2.79	2.71
2017-2022 Annual Rate	1.11%	1.00%	1.02%
2010 Families	5,580	57,332	121,143
2010 Average Family Size	3.25	3.19	3.17
2017 Families	6,049	61,286	129,947
2017 Average Family Size	3.31	3.24	3.21
2022 Families	6,391	64,461	136,812
2022 Average Family Size	3.33	3.26	3.22
2017-2022 Annual Rate	1.11%	1.02%	1.03%
<b>Housing Unit Summary</b>			
2000 Housing Units	7,147	79,173	176,669
Owner Occupied Housing Units	53.9%	53.4%	52.2%
Renter Occupied Housing Units	42.6%	44.6%	45.9%
Vacant Housing Units	3.5%	2.0%	2.0%
2010 Housing Units	7,599	82,212	183,776
Owner Occupied Housing Units	53.0%	52.0%	50.7%
Renter Occupied Housing Units	43.2%	44.0%	45.0%
Vacant Housing Units	3.8%	4.0%	4.3%
2017 Housing Units	8,047	86,321	193,650
Owner Occupied Housing Units	52.4%	51.2%	49.9%
Renter Occupied Housing Units	46.0%	46.3%	47.4%
Vacant Housing Units	1.7%	2.5%	2.8%
2022 Housing Units	8,523	90,976	204,314
Owner Occupied Housing Units	52.3%	50.7%	49.4%
Renter Occupied Housing Units	45.8%	46.5%	47.5%
Vacant Housing Units	1.9%	2.8%	3.0%
<b>Median Household Income</b>			
2017	\$117,589	\$112,943	\$105,522
2022	\$133,258	\$123,260	\$115,705
<b>Median Home Value</b>			
2017	\$991,368	\$985,868	\$901,602
2022	\$1,000,001	\$1,000,001	\$981,351
<b>Per Capita Income</b>			
2017	\$53,381	\$55,606	\$53,686
2022	\$60,151	\$61,864	\$60,196
<b>Median Age</b>			
2010	37.5	38.0	37.5
2017	38.6	39.6	39.0
2022	39.0	40.3	39.7

	1 mile	3 miles	5 miles
<b>2017 Households by Income</b>			
Household Income Base	7,913	84,163	188,273
<\$15,000	4.5%	5.0%	5.8%
\$15,000 - \$24,999	6.3%	4.5%	4.9%
\$25,000 - \$34,999	3.8%	4.2%	4.7%
\$35,000 - \$49,999	5.6%	6.5%	7.1%
\$50,000 - \$74,999	11.8%	11.5%	12.3%
\$75,000 - \$99,999	10.9%	11.6%	12.1%
\$100,000 - \$149,999	16.2%	19.5%	19.3%
\$150,000 - \$199,999	14.2%	13.5%	12.4%
\$200,000+	26.7%	23.7%	21.4%
Average Household Income	\$155,064	\$154,237	\$145,338
<b>2022 Households by Income</b>			
Household Income Base	8,360	88,458	198,096
<\$15,000	4.3%	4.8%	5.5%
\$15,000 - \$24,999	5.4%	4.0%	4.3%
\$25,000 - \$34,999	3.2%	3.6%	4.0%
\$35,000 - \$49,999	4.5%	5.2%	5.6%
\$50,000 - \$74,999	9.7%	9.6%	10.3%
\$75,000 - \$99,999	10.7%	11.3%	12.0%
\$100,000 - \$149,999	16.4%	20.1%	20.2%
\$150,000 - \$199,999	14.9%	14.5%	13.7%
\$200,000+	30.8%	26.7%	24.3%
Average Household Income	\$175,713	\$172,478	\$163,764
<b>2017 Population 25+ by Educational Attainment</b>			
Total	15,248	161,235	354,813
Less than 9th Grade	2.1%	2.3%	3.2%
9th - 12th Grade, No Diploma	1.6%	2.5%	3.3%
High School Graduate	6.7%	8.7%	10.5%
GED/Alternative Credential	0.7%	0.7%	1.2%
Some College, No Degree	10.9%	11.6%	13.4%
Associate Degree	4.8%	5.6%	6.0%
Bachelor's Degree	33.7%	32.0%	31.2%
Graduate/Professional Degree	39.5%	36.6%	31.2%
<b>2017 Population 15+ by Marital Status</b>			
Total	17,419	187,470	413,871
Never Married	24.0%	25.9%	29.7%
Married	65.4%	63.3%	58.5%
Widowed	5.3%	4.5%	4.4%
Divorced	5.3%	6.2%	7.4%
<b>2017 Civilian Population 16+ in Labor Force</b>			
Civilian Employed	96.7%	96.0%	96.1%
Civilian Unemployed (Unemployment Rate)	3.3%	4.0%	3.9%
<b>2017 Employed Population 16+ by Industry</b>			
Total	9,932	110,996	252,144
Agriculture/Mining	0.4%	0.2%	0.3%
Construction	2.4%	2.6%	3.9%
Manufacturing	25.3%	22.8%	19.7%
Wholesale Trade	1.0%	1.9%	1.8%
Retail Trade	6.4%	7.3%	8.1%
Transportation/Utilities	1.8%	1.7%	2.1%
Information	4.6%	4.3%	4.3%
Finance/Insurance/Real Estate	4.0%	4.7%	4.7%
Services	53.3%	53.0%	53.0%
Public Administration	0.8%	1.4%	1.9%

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