

# MISSION VALLEY SHOPPING CENTER

**±28,658 SF** Grocery Anchor Space Available For Sublease



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# HIGHLIGHTS



Existing Grocery Anchor Space



Top Pylon Sign With Major Visibility to El Camino Real



Lease Expiration Date: 04/30/26



Two Five-Year Options to Extend (to 04/30/36)



## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population	11,440	128,133	244,532
Avg. HH Income	\$242,722	\$194,076	\$195,549
Daytime Population	10,245	107,836	241,566

## TRAFFIC COUNTS

Source: 2023 Esri.

Mission Blvd **29,937 ADT**

# SITE PLAN



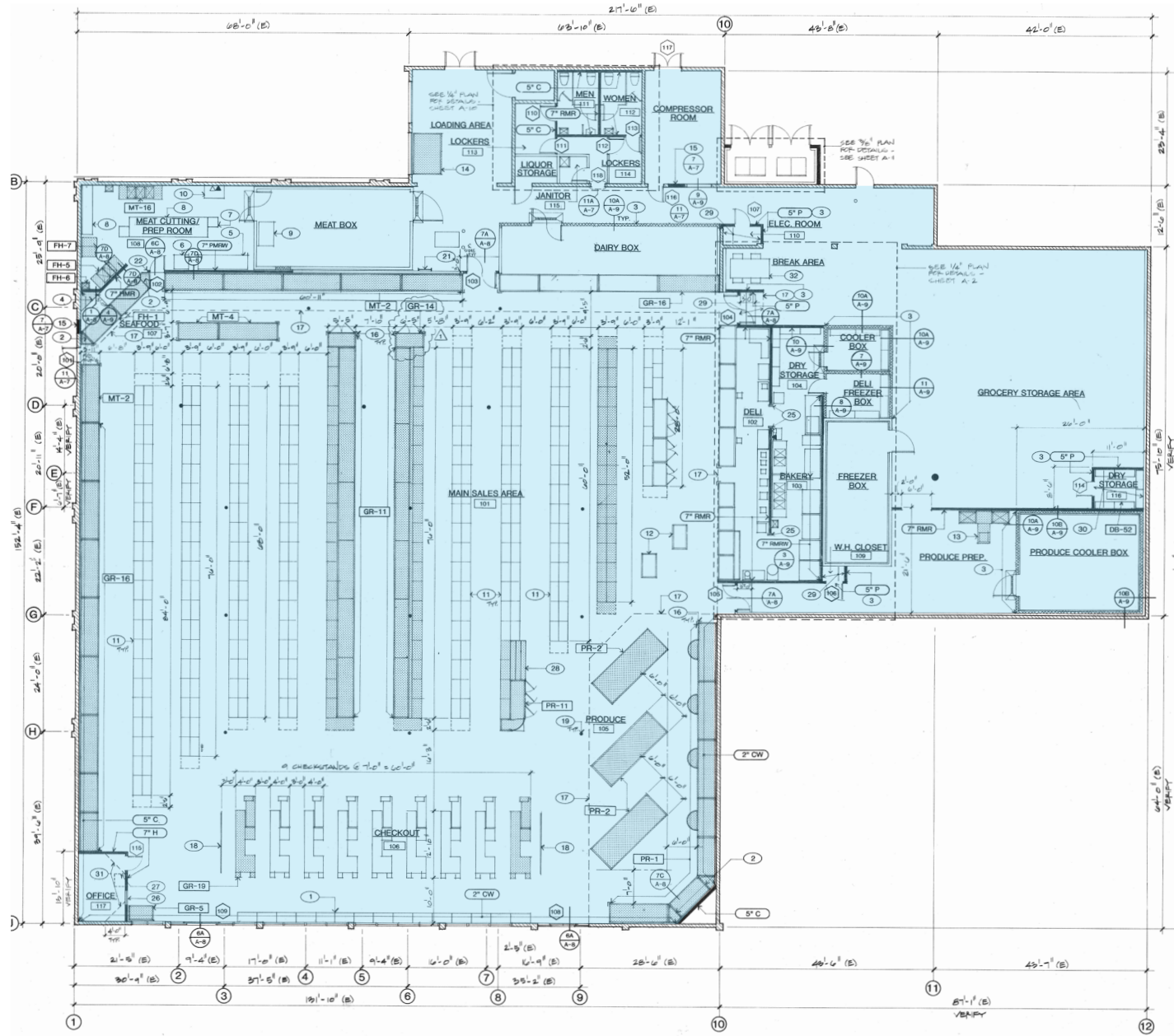
**±28,658 SF**

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Top Pylon Sign With Major Visibility to El Camino Real

# AS-BUILT PLANS



# MARKET AERIAL



AMERICAN HIGH SCHOOL

**BROOKVALE SHOPPING CENTER**

planet fitness, CVS, Lucky, UPS, O'Reilly AUTO PARTS, SALLY BEAUTY, TOGO'S GREAT SANDWICHES, LESLIE'S

CENTERVILLE MIDDLE SCHOOL

**WHOLE FOODS MARKET**

**GATEWAY PLAZA**

Walgreens, Raley's, pet food express, ciné lounge, CUP O' JOE, MIKE'S, 9ROUND 30 MIN KICKBOX FITNESS, ME Massage Envy, Peet's Coffee, Panera BREAD

**MISSION VALLEY**

FREMONT BANK, Jack in the box, ARCO, Starbucks, UPS, ampm

WASHINGTON HIGH SCHOOL

**THE HOME DEPOT**



**FREMONT HUB**

TARGET, SAFEWAY, PETSMART, Marshalls, five BELOW, ROSS DRESS FOR LESS, DAISO JAPAN, Party City, OLD NAVY, Michaels, TRADER JOE'S

**MEGA MART**

BIG 5 SPORTING GOODS

Central Park

JOHN GOMES ELEMENTARY SCHOOL

238

DURHAM ELEMENTARY SCHOOL

**AQUA ADVENTURE**

MISSION SAN JOSÉ HIGH SCHOOL

FREMONT BLVD

BRIER ELEMENTARY SCHOOL

**food maxx**

BIRCH GROVE INTERMEDIATE ELEMENTARY SCHOOL

Birch Grove Park

**NEWPARK MALL**

AMC THEATRES, 24 FITNESS, macy's, H&M, citi, KAY JEWELERS, MINI SOU, SHOEBALACE, charlotte russe, JACK'S, LENS CRAFTERS, AÉROPOSTALE

**DOLLAR TREE**

**APNI MANDI** FARMERS MARKET

SAFEWAY, UPS, Auto Zone

JOHN F. KENNEDY HIGH SCHOOL

IRVINGTON HIGH SCHOOL

680

**LION MARKET** 獅子城

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