

SANTA MARIA COMMERCE CENTER

SWC Betteravia Road & Miller Street - Santa Maria, CA

A PROUD MEMBER OF
CHAINLINKS
RETAIL ADVISORS



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SANTA MARIA COMMERCE CENTER

PROPERTY HIGHLIGHTS & DEMOGRAPHICS

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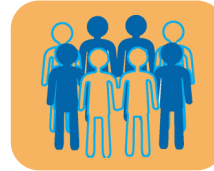
location: SWC Betteravia Road & Miller Road
Santa Maria, CA

notable tenants in center: 99 Cent Only, Ross Dress for Less, Stanton Optical

shopping center GLA: ±117,020 Square Feet (GLA)

availability: ±2,085 SF Inline Retail Space
±975 SF - End Cap Space
±5,600 SF - Pad Space

asking rent & NNN charges: \$1.50 to \$2.25 psf
\$0.46 NNN psf



2023 total population

1-mile	19,336
3-mile	89,213
5-mile	142,793



2023 daytime population

1-mile	21,744
3-mile	87,046
5-mile	127,937



2023 total employees

1-mile	10,430
3-mile	35,842
5-mile	46,450



2023 total households

1-mile	5,661
3-mile	25,147
5-mile	41,461



2023 average HH income

1-mile	\$103,683
3-mile	\$98,408
5-mile	\$106,156



traffic counts

Betteravia Road	±24,422 ADT
Miller Street	±20,210 ADT



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SITE PLAN



SUITE	TENANT	SQ. FT.
Anchor 1	99 Cent Only	
Anchor 2	Ross	
230-A	All Valley Pet Hospital	2,617
230-C	AVAILABLE	2,085
230-D	Papa John's Pizza	1,400
230-E	Eclipso Salon	1,500
230-F	Tortilleria Mexico	1,895
230-G	Cugini's Pizzeria & Trattoria	1,855
230-H-J	A La Carte Furniture	3,819
230-K	Gavin's Books	1,089
230-L	Check Into Cash	1,431
230-M/R	Santa Maria Thunder Deals	8,400
230-S	Pacific Eye	1,260
230-T	Hama Sato Japanese Restaurant	3,637
236-A	Dave's Hot Chicken	2,670
236-B	Panda Express	2,000
238-A	One Main Financial	1,800
238-B	Lotus Nail & Spa	1,950
238-C&D	CaliDental	4,650
336	Stanton Optical	5,614
338-A	AVAILABLE	975
338-B	Crystal Cleaners	1,763
338-C	Soccer Action USA	1,365
338-D	Anaya Chiropractic	976
338-E	Smoke-4-Less	1,300
338-G	Ice Cream and Frozen Yogurt	1,982
338-H	Trends Salon	3,968
340-A-D	AVAILABLE	5,600
340-E	Cha 101 Boba Tea & Chicken Steak	1,050

For leasing information, please contact:

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PROPERTY OVERVIEW

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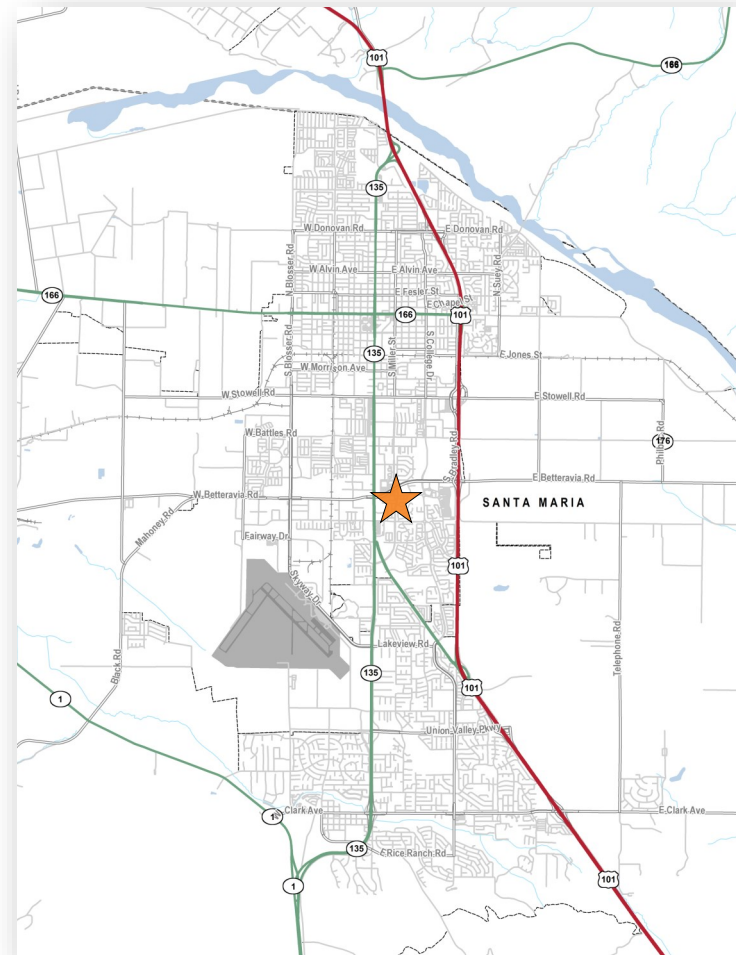
Santa Maria Commerce Center is a ±117,020 square foot neighborhood center located at the southwest corner of Betteravia Road and Miller Street in northern Santa Maria, California.

Part of approximately 1 million square feet of commercial retail in the Santa Maria trade area, *Santa Maria Commerce Center* is anchored by Ross and Stanton Optical.

The North Broadway and South Broadway corridor (also known as Business Highway 101) is the main north-south traffic corridor in the Santa Maria trade area. Major retailers in Santa Maria include Macy's, JC Penney, Sears, Dick's Sporting Goods, HomeGoods, Walmart Supercenter, Target, Kohl's, TJ Maxx, Costco and Home Depot.

With a city population of approximately 108,623 people, the City of Santa Maria is the largest city in Santa Barbara County.

Santa Maria is situated approximately 17 miles south of Pismo Beach and 16 miles northeast of Vandenberg Air Force Base and is part of California's Central Coast in Santa Barbara County. The Santa Maria Valley region is a world renowned winemaking area and boasts being the home to dozens of world-class wineries and vineyards.



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RETAIL TRADE AREA AERIAL

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