

MERCADO SHOPPING CENTER

3001-3255 MISSION COLLEGE BOULEVARD, SANTA CLARA, CA 95054



2099 Mt. Diablo Blvd., Suite 206
Walnut Creek, CA 94596
License #01784084

ADRIA GIACOMELLI
Partner
(925) 997-2307
adria@lockehouse.com
License #01498795

ABOUT MERCADO SHOPPING CENTER

The Mercado Santa Clara is a dominant retail destination located along Highway 101 in the heart of Silicon Valley's "Golden Triangle", benefitting from exceptional visibility and regional access. The $\pm 213,122$ SF Mercado is a regional draw with national and regional retailers and restaurants, anchored by a 20-screen AMC movie theatre (one of the nation's highest-grossing multiplexes), T.J. Maxx, HomeGoods and Walmart's Neighborhood Grocery. The Mercado boasts $\pm 1,400$ linear feet of frontage parallel to Hwy 101, and two large illuminated pylon signs, clearly visible to the 186,999 cars per day on Hwy 101.

SUMMARY

Address: 3001-3255 Mission College Boulevard, Santa Clara, CA 95054

Type: Community & Entertainment Center

Size: $\pm 1,294$ SF

Suites: 3119 (Currently Jamba Juice / Do Not Disturb Tenant)

Base Rent: Call to Inquire

NNN: \$12.94 PSF Annually (2021 Estimate)

Zoning: PD (Planned Development)

Parking: 1,739 Stalls / 8.2 per $\pm 1,000$ SF

Year Built: 1996-1997

HIGHLIGHTS

- $\pm 1,294$ SF QSR M2M or Available with 30 Day Notice
- The Roasted Crab Cajun House is Now Open!
- High Incomes, Education, and Employment Base
- Boasting a Top AMC 20 Screen Movie Theatre in the Country
- 1.9 Miles from the New Levi's Stadium
- $\pm 1,400$ Linear Feet Visible to 186,999 Cars Per Day on Hwy 101



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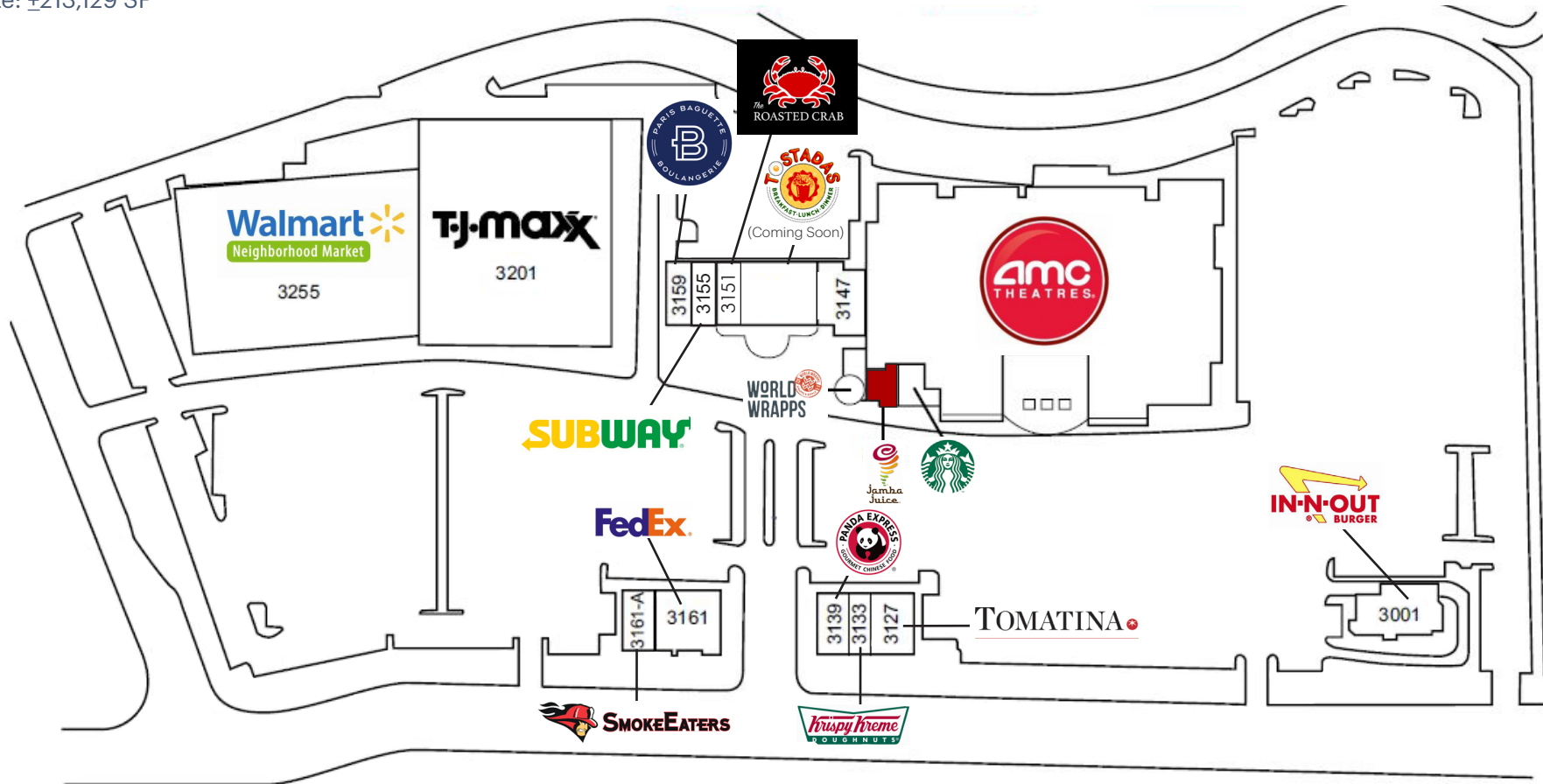
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DIRECTORY

Total Size: ±213,129 SF

SITE PLAN



3001	In-N-Out Burgers	3,500 SF	3133	Krispy Kreme	1,460 SF	3159	Paris Baguette	2,238 SF
3111	AMC Theatres	82,303 SF	3139	Panda Express	1,980 SF	3161	FedEx Office	4,325 SF
3119	In Lease Negotiations	1,294 SF	3147	Pho Hoa Noodle Soup & Jazen Tea	3,580 SF	3161-A	SmokeEaters Restaurant	2,500 SF
3113	Starbucks	1,356 SF	3149	Tostadas (Coming Q4 2021)	5,413 SF	3201	TJ Maxx	50,000 SF
3125	World Wrapps	1,326 SF	3151	The Roasted Crab Cajun House	2,500 SF	3255	Walmart Neighborhood Market	46,000 SF
3127	Tomatina	3,304 SF	3155	Subway	1,240 SF			

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*Traffic Counts Source: Sites USA REGIS Online 1/18/21

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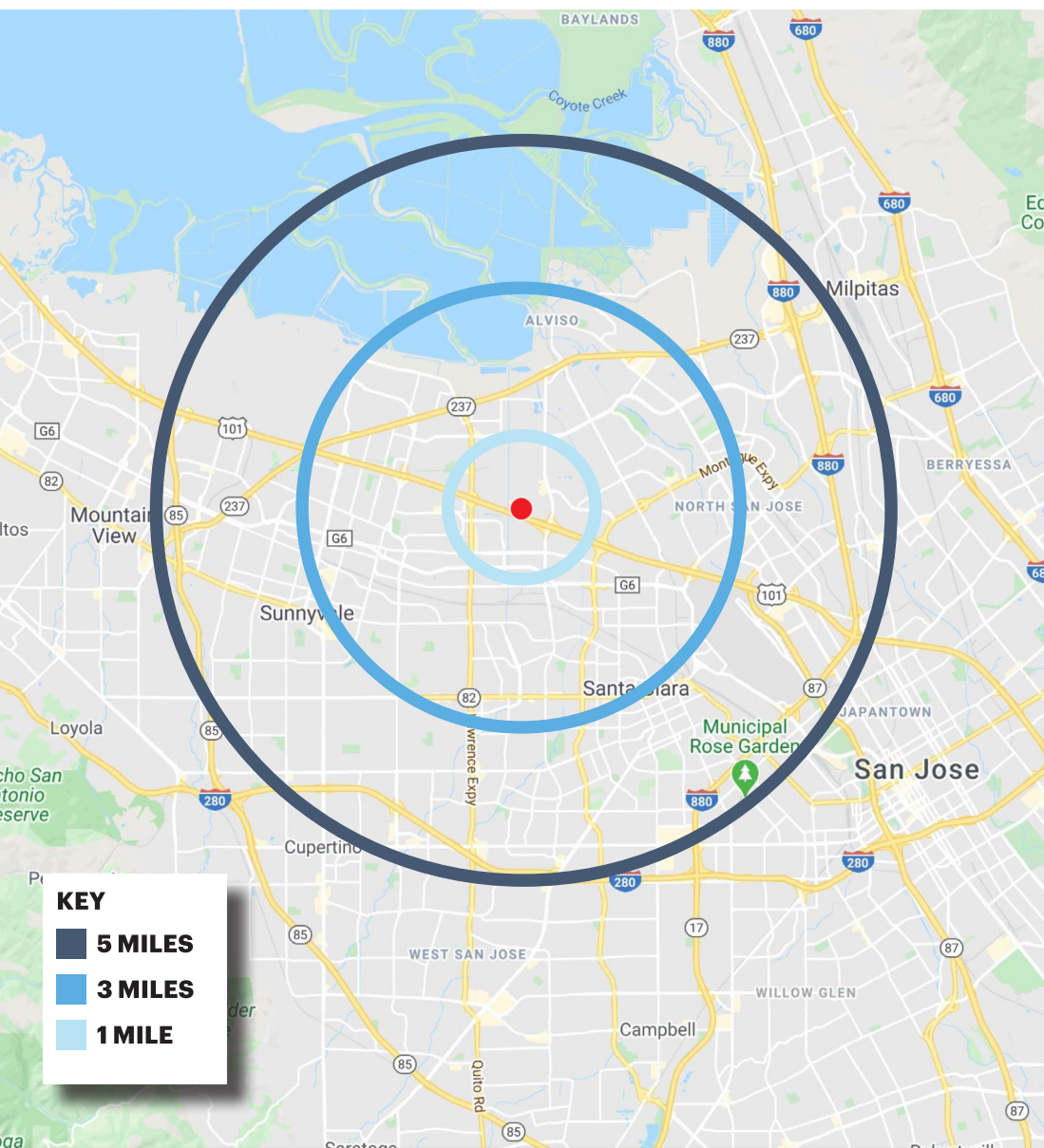
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DEMOGRAPHICS



ESTIMATED POPULATION

1 MILE	3 MILES	5 MILES
9,419	177,351	416,515



DAYTIME EMPLOYEES

1 MILE	3 MILES	5 MILES
45,046	186,767	377,584



AVERAGE HOUSEHOLD INCOME

1 MILE	3 MILES	5 MILES
\$147,512	\$174,126	\$189,117



BACHELOR'S DEGREE OR HIGHER

1 MILE	3 MILES	5 MILES
52.1%	59.9%	63.6%



HOUSEHOLD RETAIL EXPENDITURES

1 MILE	3 MILES	5 MILES
\$3,603	\$4,094	\$4,396



HOUSEHOLD DENSITY (PSM)

1 MILE	3 MILES	5 MILES
1,027	2,417	2,043



HOUSEHOLDS WITH CHILDREN

1 MILE	3 MILES	5 MILES
1,146	21,493	50,555



HOME VALUES \$1,000,000 OR MORE

1 MILE	3 MILES	5 MILES
528	13,578	40,026



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