

ORCHARD TOWN & COUNTRY SHOPPING CENTER SAN JOSE, CA



PRIME RETAIL SPACE FOR LEASE



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ORCHARD TOWN & COUNTRY SHOPPING CENTER

SAN JOSE, CA



HIGHLIGHTS

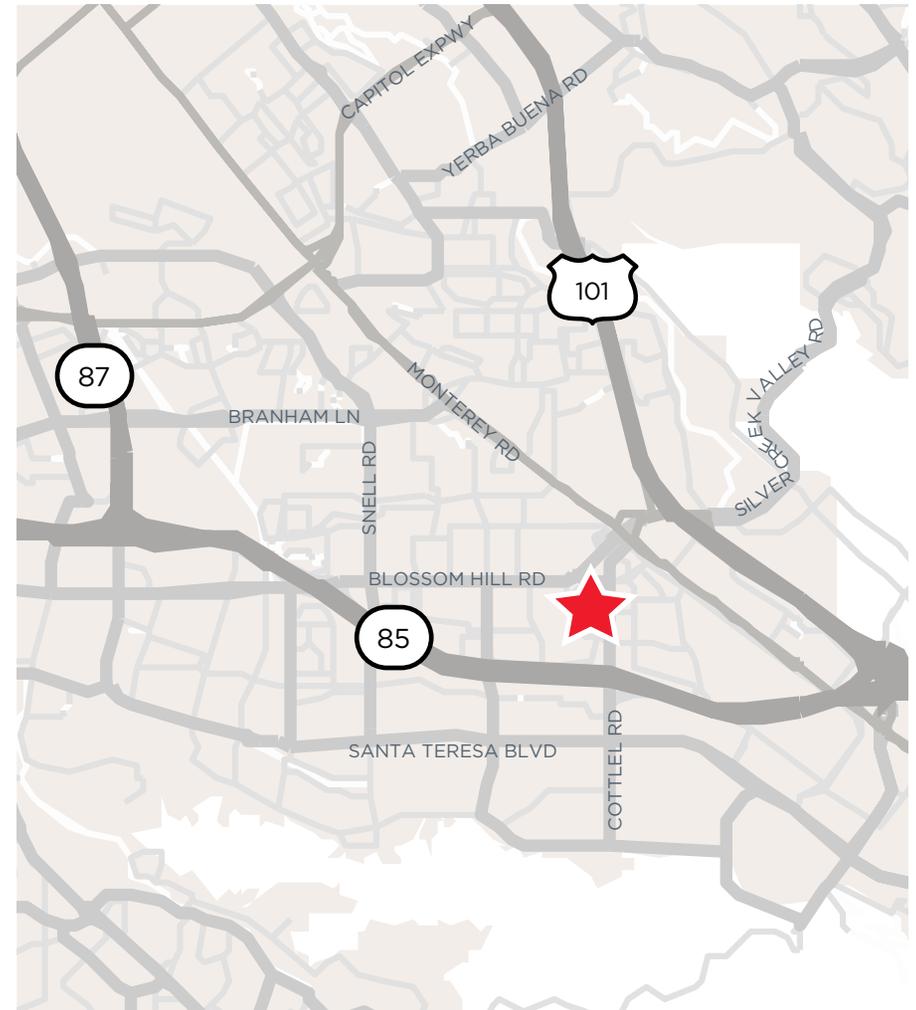
- Located in the heart of one of San Jose's most dynamic growth areas
- Across the street from Village Oaks anchored by Target and Safeway
- Primary trade area is made up of affluent population with an average household income of over \$140,000
- Immediate trade area is significantly underserved void of dining, shopping and entertainment uses
- Attractive landscaping and attractive architectural design
- Exceptional street exposure and pull-up parking
- Easy access to Highways 85 & 101

DEMOGRAPHICS

	ONE MILE	THREE MILES	FIVE MILES
POPULATION	32,707	149,109	325,023
AVERAGE HHI	\$140,845	\$149,830	\$161,704
DAYTIME POPULATION	27,892	128,165	296,130

TRAFFIC COUNTS

COTTLE ROAD & POGHKEEPSIE ROAD	22,290 ADT
POUGHKEEPSIE ROAD & COTTLE ROAD	8,394 ADT
RALEIGH ROAD & COTTLE ROAD	11,550 ADT

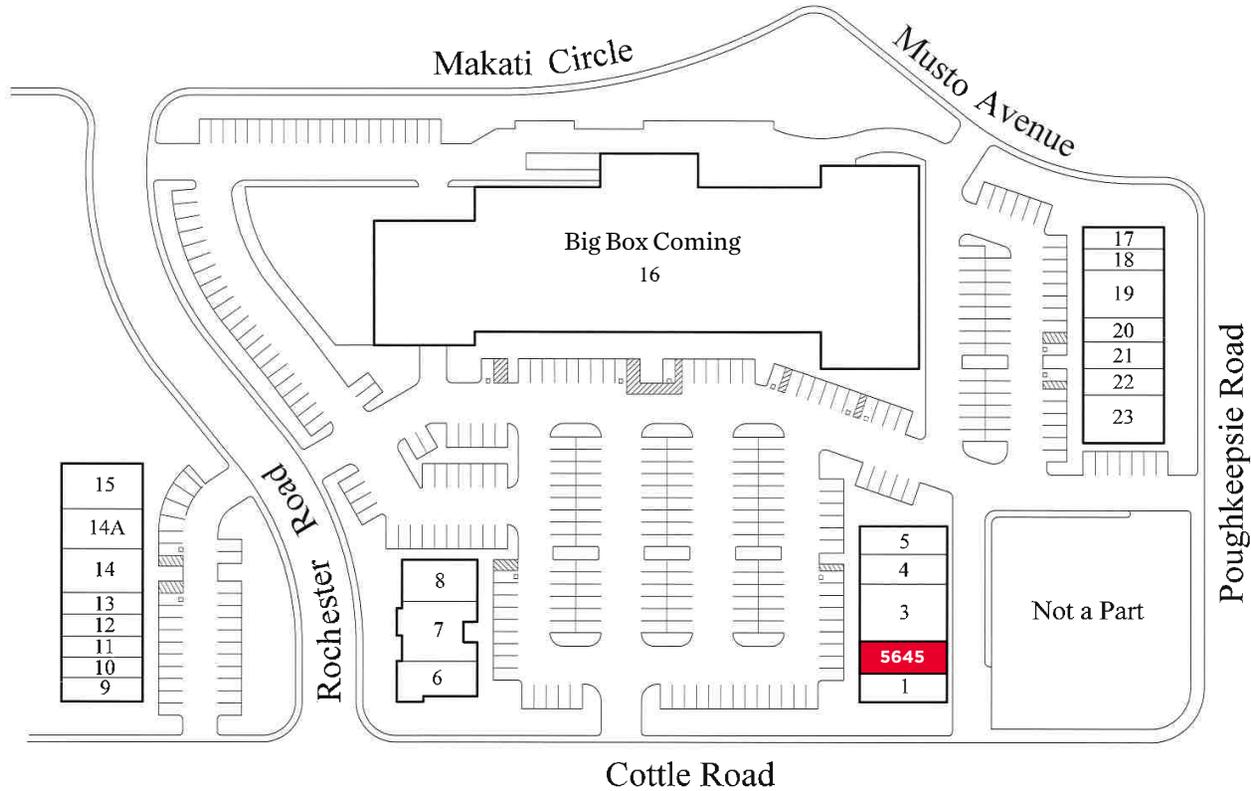


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SITE PLAN



AVAILABLE SPACE

5645 Cottle Rd: ±700 SF



NEARBY AMENITIES

ORCHARD TOWN & COUNTRY

- Bill's Cafe
- Baskin Robbins
- Castillo's Mexican
- Erik's Deli
- Pizza Hut
- Petite Baguette

GAVILAN PLAZA

- Burrito Factory
- Rai's India Bazaar
- Wells Fargo Bank
- Simple Beverage

VILLAGE OAKS

- Target
- Safeway
- Party City
- Ulta
- Petco
- Marshall's
- AT&T
- AZ Dental
- Yogurtland
- Panera Bread
- Panda Express
- Chase Bank
- Just Falafel
- Senro Sushi
- Five Guys
- Chipotle
- MOD Pizza
- Starbucks
- T-Mobile
- Supercuts
- European Wax
- Bank of America
- GNC
- Nail Salon

SANTA TERESA GOLF CLUB

SANTA TERESA & BERNAL CENTER

- Bernal Bagels & Donuts
- Carl's Jr
- El Amigo Mexican
- Flames
- Taco Bell
- Southwide Cafe
- Subway
- Sushi Boat Town
- Baskin Robbins
- Emperor Norton's Pizza
- Starbucks
- Golden House

SILVER CREEK VALLEY COUNTRY CLUB

- Silver Creek Sportsplex
- Club Sport
- High Five Pizza

SILVER CREEK LANDING

- Julio's Mexican
- Niji Sushi & Ramen
- Demandate
- Century 21
- Balance Yoga Center
- Kumon Learning

MONTEREY PLAZA

- Barrio Fiesta
- Sally Beauty
- Jade China
- Dollar Tree
- FoodMaxx
- McDonald's
- Sato Sushi
- Six to Midnite
- Subway
- The Cheesesteak Shop
- Holder's Country Inn
- Taco Bell

- Extended Stay America
- Residence Inn

BERNAL PLAZA

- Lucky
- US Bank
- Gold's Gym
- Ross
- Sweet Tomatoes
- Baja Fresh
- McDonald's
- Starbucks
- Staples
- Chase Bank
- Fu Kee Sushi
- Papa Murphy's
- Togo's
- Jamba Juice
- Nick the Greek
- SimpleViet



VILLAGE OAKS SHOPPING CENTER



VILLAGE OAKS SHOPPING CENTER



BLOSSOM HILL CALTRAIN STATION



SILVER CREEK VALLEY COUNTRY CLUB



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