

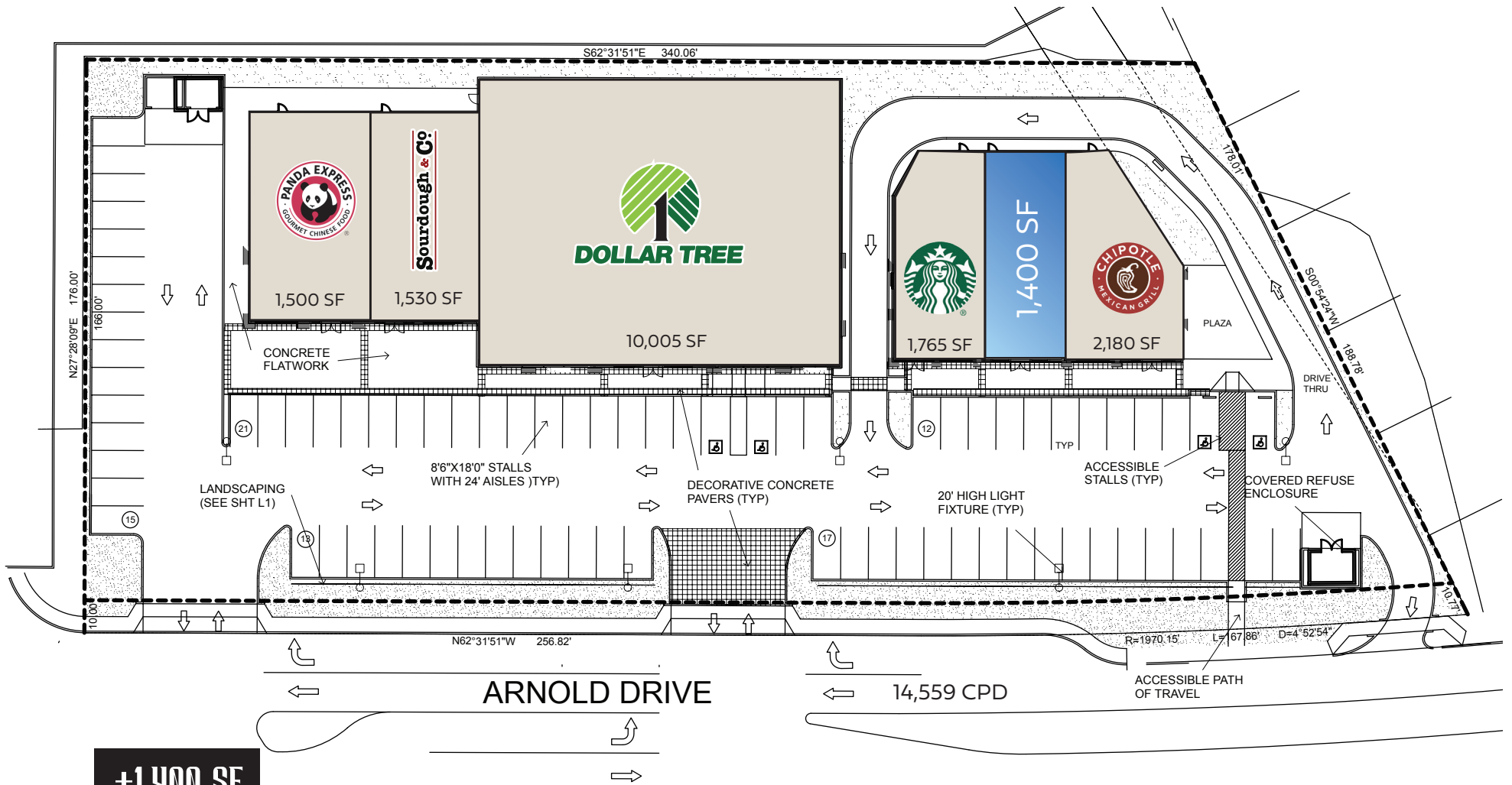
ARN OLD DR.

1055 ARNOLD
DRIVE,
MARTINEZ

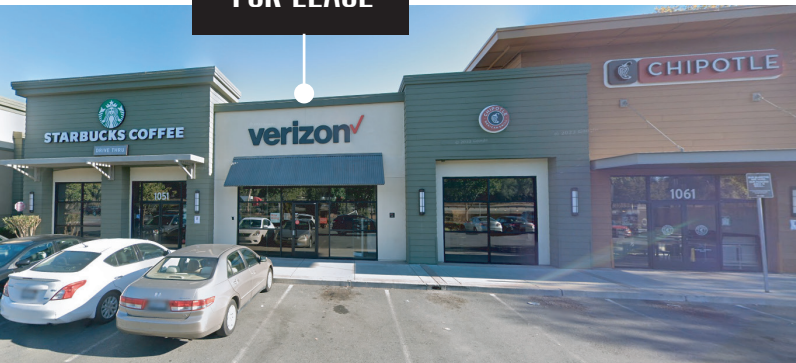
ARNOLD RETAIL CENTER

- 1,400 SF available January 1, 2025
- Ideal position between Chipotle and Starbucks
- Highly visible from highway 4 (54,347 cars per day)
- 3.6M annual visits per year to the shopping center
- Ample parking
- Monument signage






**±1,400 SF
FOR LEASE**



ADJACENT TO

Walmart 

1.9M visits in the last 12 mos.



621k visits in the last 12 mos.





Walmart

3.6M visits
(last 12 months)



±1,400 SF
FOR LEASE

ARNOLD DR. 14,559 CPD

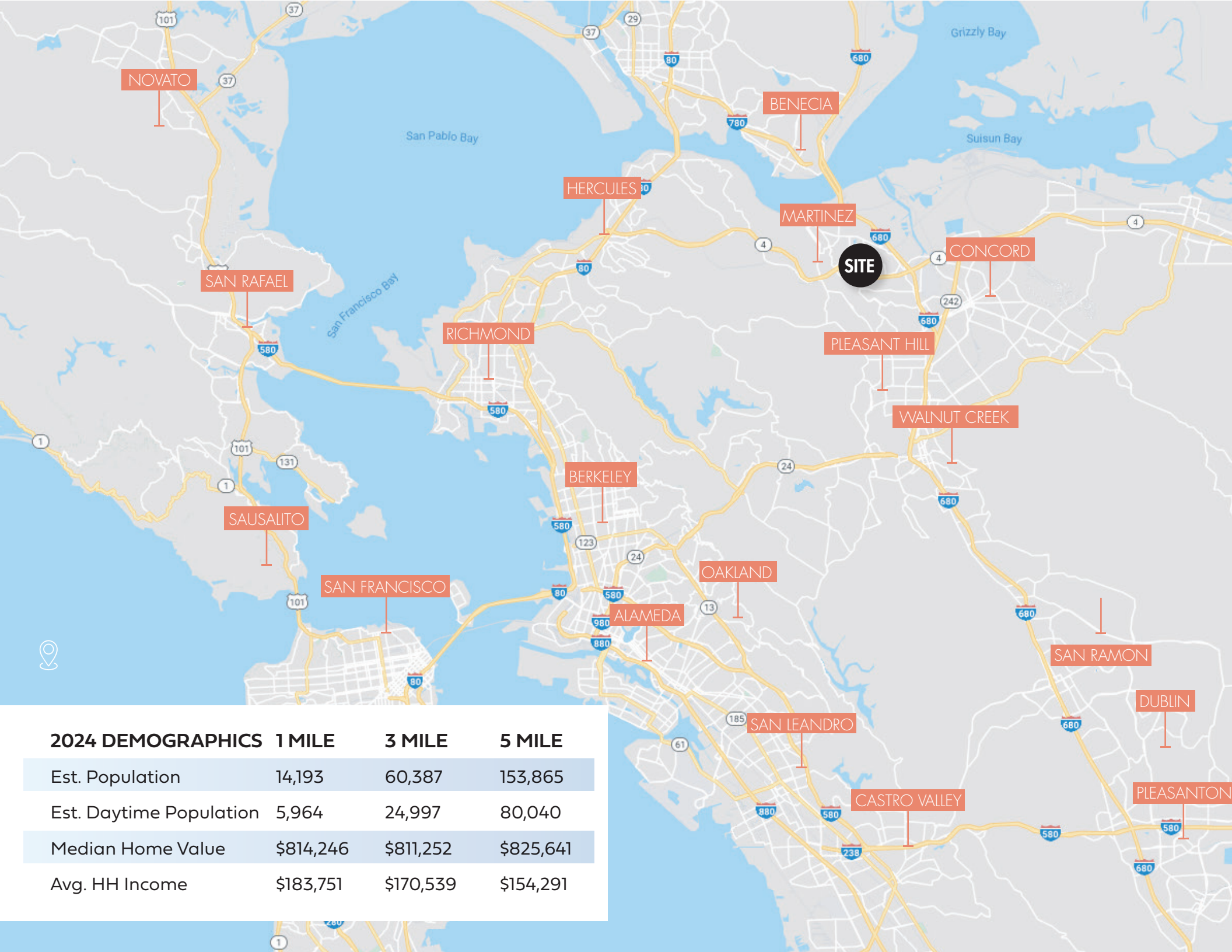
HWY 4 54,374 CPD

City of Martinez
136 EMPLOYEES

Veterans Health Administration
962 EMPLOYEES

KAISER PERMANENTE
730 EMPLOYEES

NOB HILL FOODS CVS pharmacy



2024 DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Est. Population	14,193	60,387	153,865
Est. Daytime Population	5,964	24,997	80,040
Median Home Value	\$814,246	\$811,252	\$825,641
Avg. HH Income	\$183,751	\$170,539	\$154,291



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