



**262 MT HERMON ROAD
SCOTTS VALLEY, CALIFORNIA**



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HIGHLIGHTS



Scotts Valley is conveniently located along Highway 17 connecting Northern California's Silicon Valley and the Santa Cruz County Coastline. This thriving gateway community is home to number of high-tech businesses, excellent schools, lovely neighborhoods with a growing affluent population.

- Perfect for Food, Fitness, Retail, and Medical Uses next to the new Starbucks drive-thru
- New construction, available Q2-2020
- Raw, creative architecture with large outdoor patios
- High visibility on the busiest thoroughfare in the county, with an average 38,028 cars daily

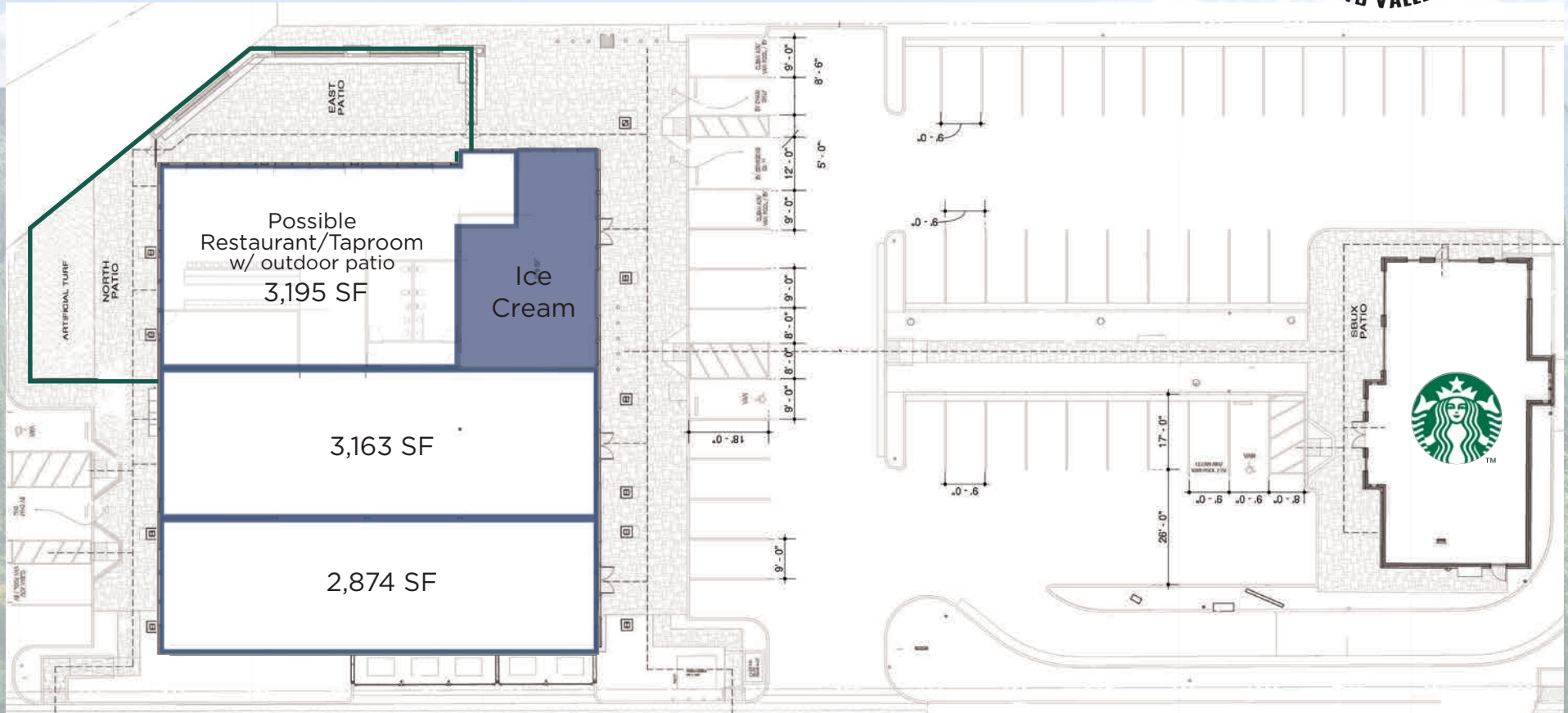
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SITE PLAN



Total ±10,479 SF
Ground Floor
Available for Lease

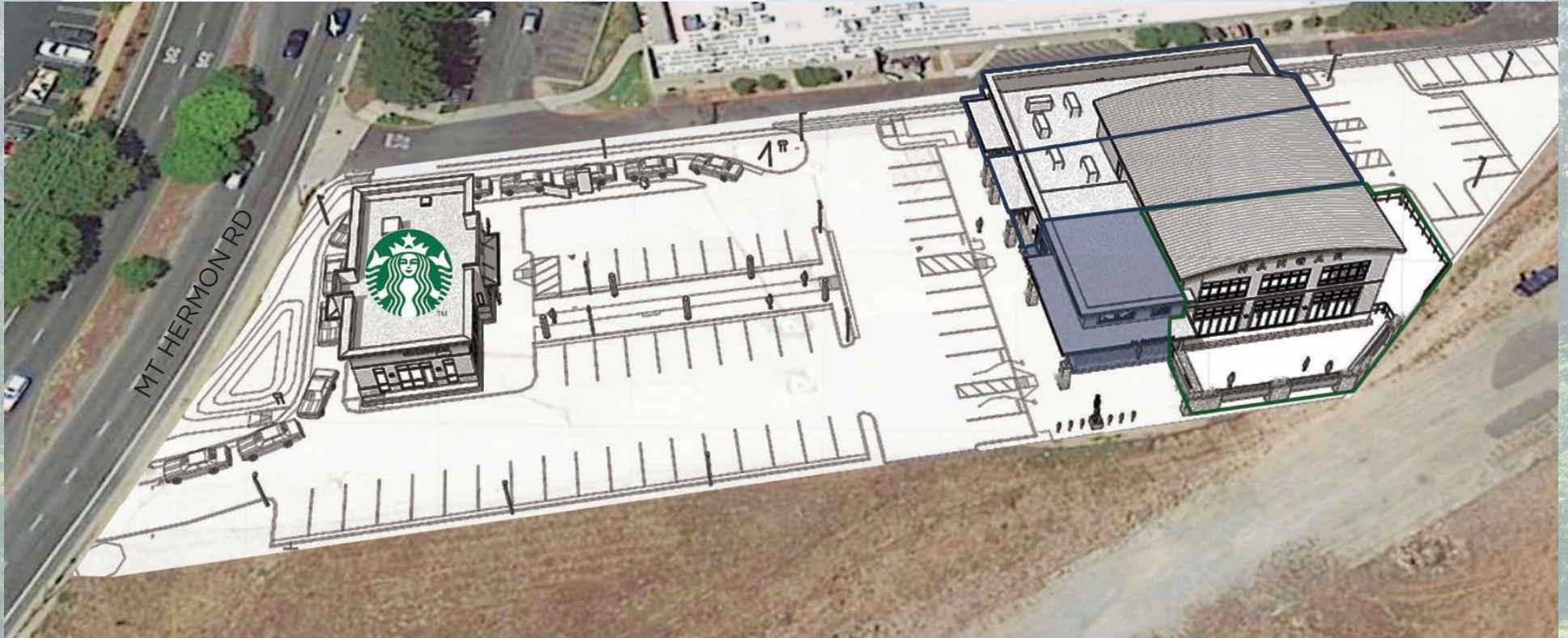


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SITE PLAN



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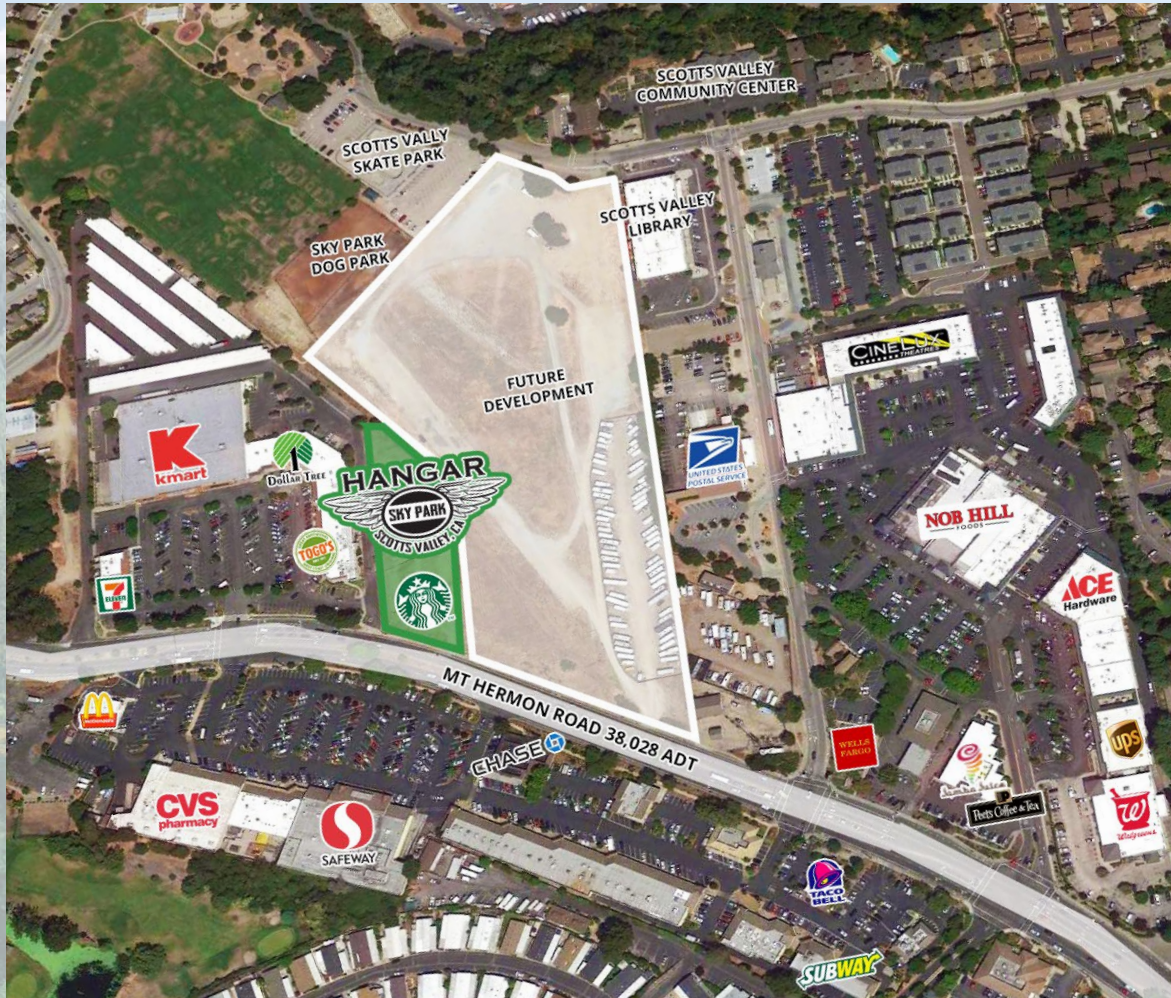
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AREA MAP



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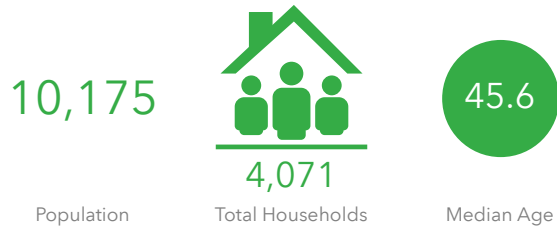
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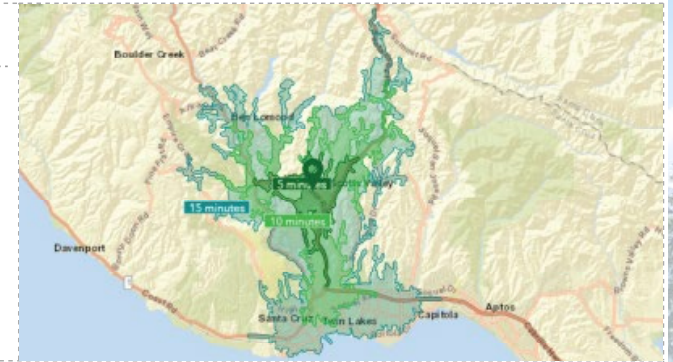
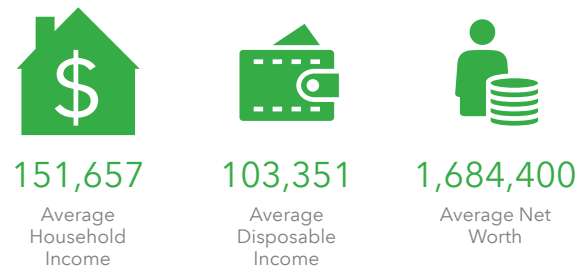
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DEMOGRAPHICS 5 Minutes

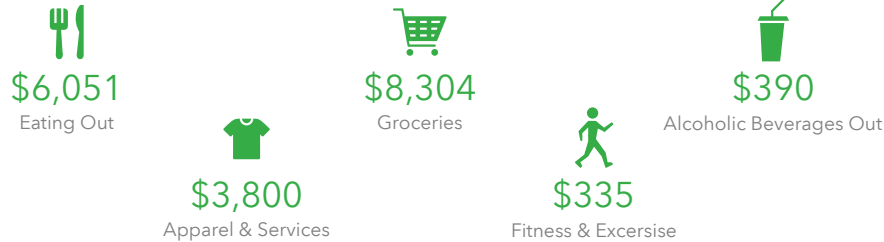
KEY FACTS



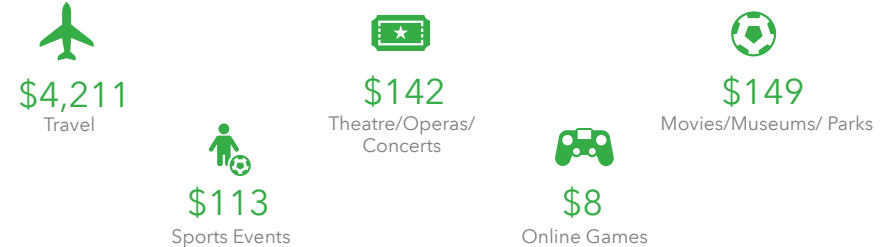
INCOME



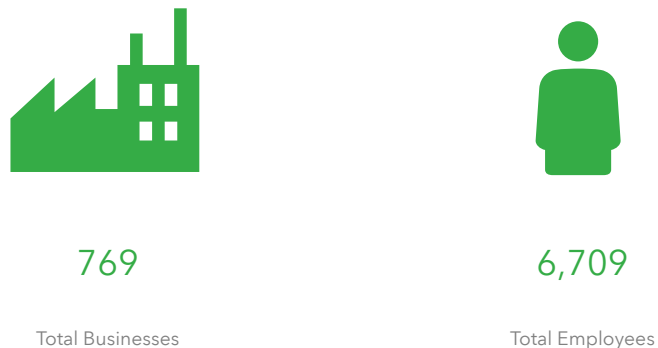
ANNUAL HOUSEHOLD SPENDING



ANNUAL LIFESTYLE SPENDING



BUSINESS

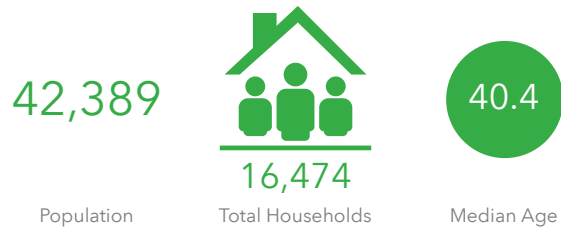


Tapestry Segments

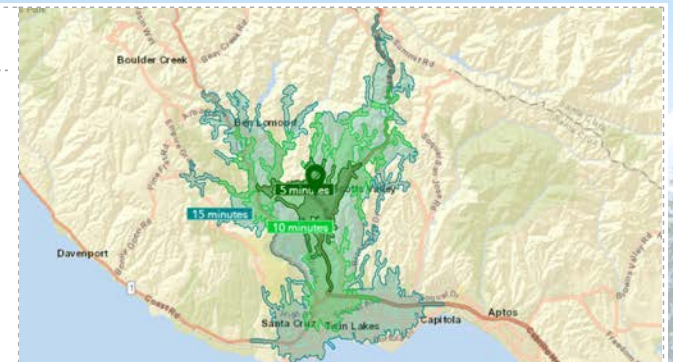
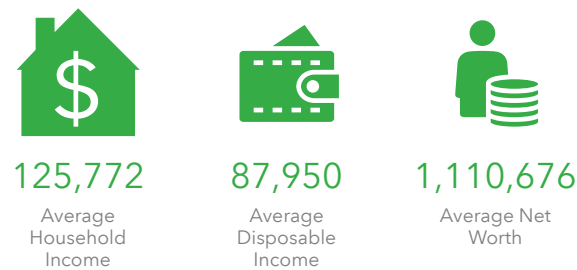
 2A	Urban Chic 2,314 households	56.8% of Households
 9B	Golden Years 1,038 households	25.5% of Households
 1D	Savvy Suburbanites 670 households	16.5% of Households

DEMOGRAPHICS 10 Minutes

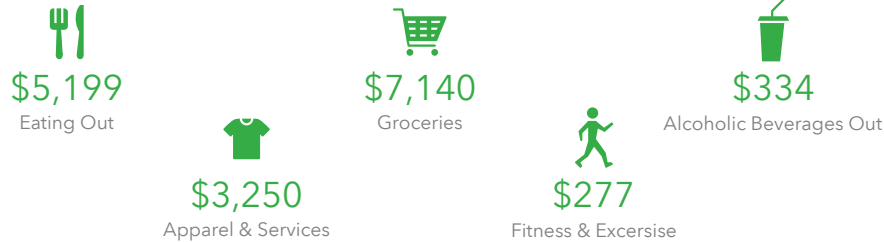
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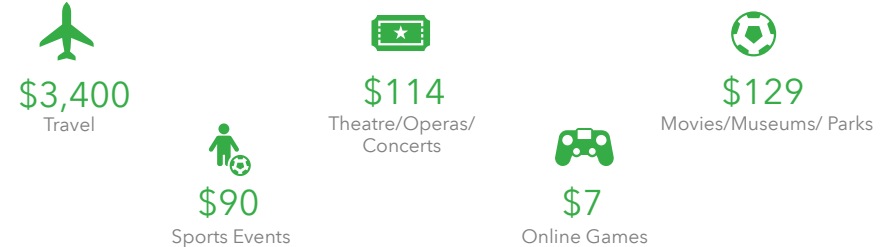
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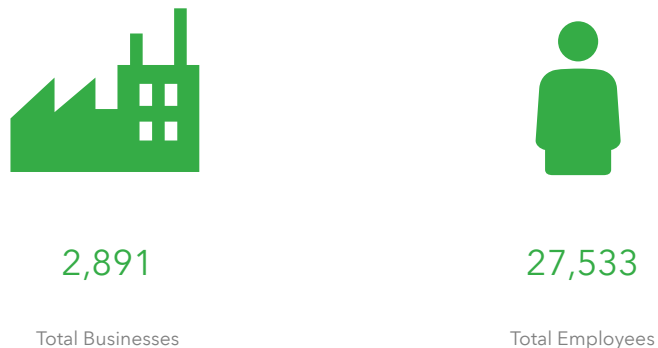
ANNUAL HOUSEHOLD SPENDING



ANNUAL LIFESTYLE SPENDING



BUSINESS



Tapestry Segments

 2A	Urban Chic 6,510 households	39.5% of Households
 3C	Trendsetters 2,330 households	14.1% of Households
 1D	Savvy Suburbanites 1,474 households	8.9% of Households

DEMOGRAPHICS 15 Minutes

