

FOR LEASE

Martinez, California Martinez Center



1027 ARNOLD DR. MARTINEZ, CA 94553



Project Highlights

- > A ±270,000 Square Foot Retail Center
- > Excellent Building Signage
- > Ample Parking
- > All Reasonable Offers Considered
- > Great Access & Visibility to Highway 4
- > Anchored by Walmart and The Home Depot
- > Strong Demographics
- > High Traffic Counts

Demographics (2014)

	1 mile	3 mile	5 mile
Daytime Population	9,196	39,916	85,496
Population	14,976	57,651	145,049
Average Household Income	\$91,217	\$92,924	\$84,557

Available Space

- > ±3,000 - ±4,000 Square Feet
End Cap Space
- > Asking Rent
\$3.20 psf (plus \$0.68 NNN)

Traffic Counts

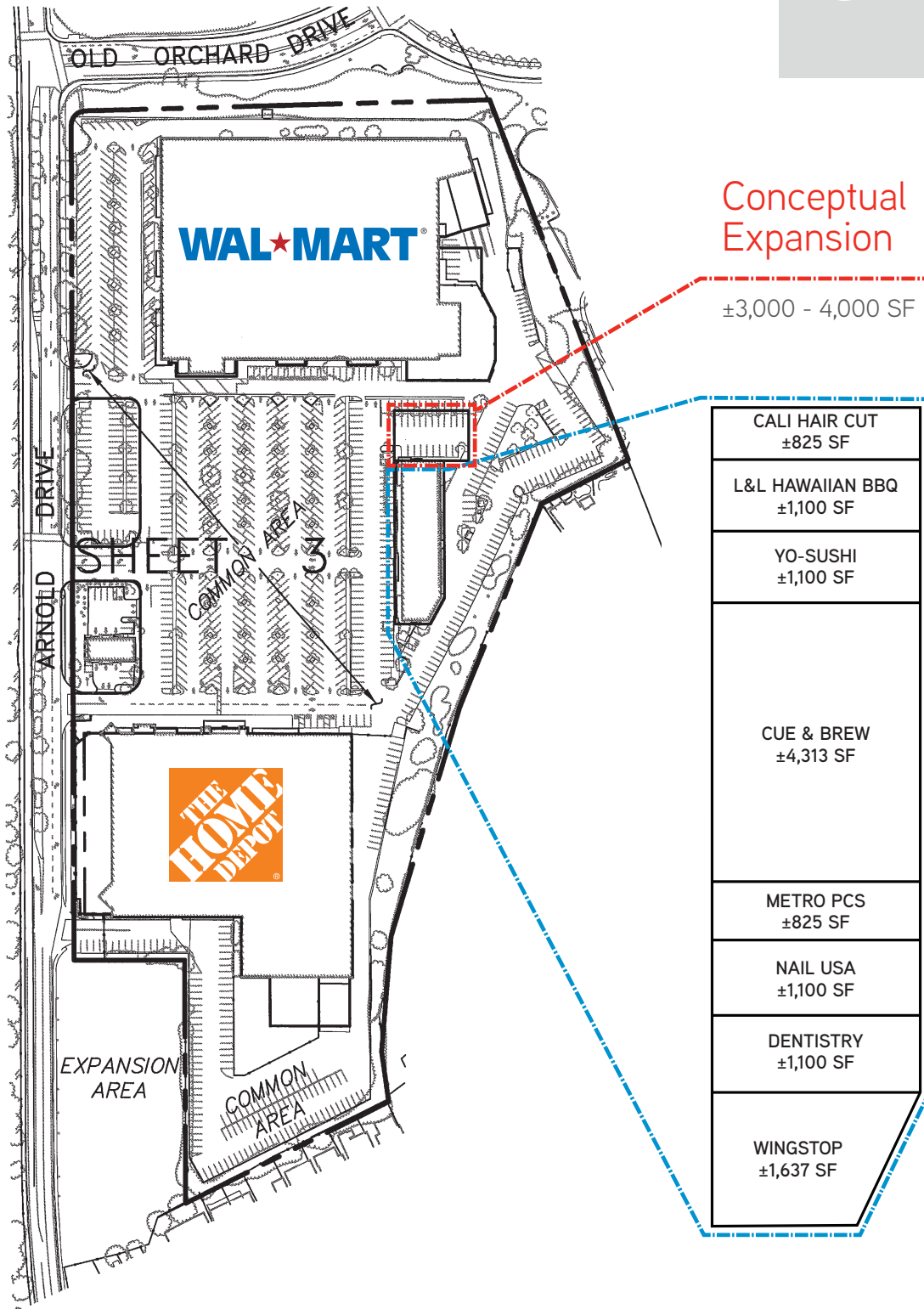
- > 68,000 cars per day
Highway 4 at Pine St. (West)
- > 83,000 cars per day
Highway 4 at Morello Ave. (East)

ANNA WINTERS
925 279 4624
anna.winters@colliers.com
CA License No. 01837708

COLLIERS INTERNATIONAL
1850 Mt. Diablo Blvd., Suite 200
Walnut Creek, CA 94596
www.colliers.com

Martinez Center > Site Plan

Martinez Center is a Regional Shopping Center Anchored by Wal-Mart and Home Depot.



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