

LEASE

Prime Castro Valley Retail

3300 EAST CASTRO VALLEY BLVD.

Castro Valley, CA 94546

PRESENTED BY:

JUSTIN WONG

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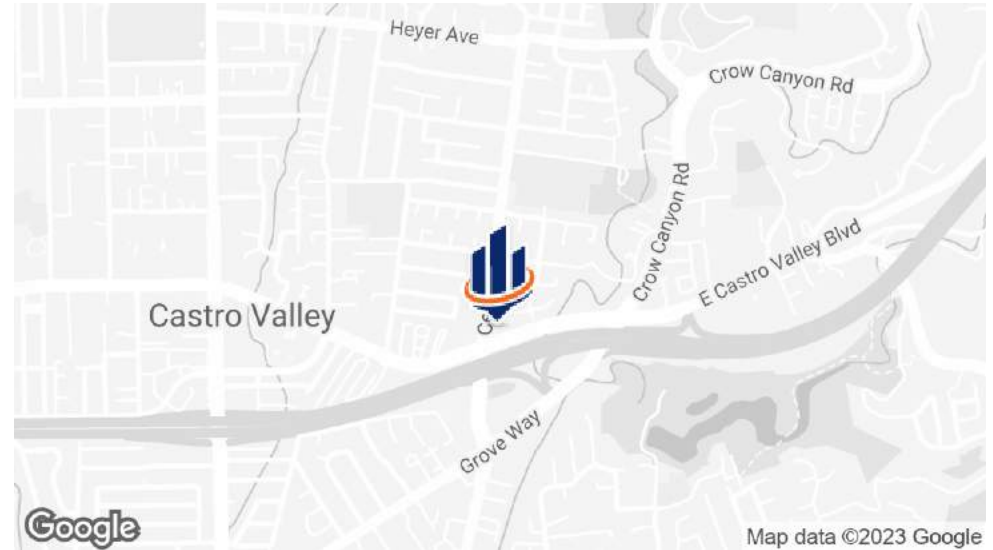
CalDRE #01974254

#01974254

510-917-2022



PROPERTY SUMMARY



OFFERING SUMMARY

LEASE RATE:	\$2.75 SF/month (NNN)
BUILDING SIZE:	15,785 SF
AVAILABLE SF:	1,496 SF

PROPERTY OVERVIEW

This is an excellent opportunity for any retail business to thrive in Castro Valley. This retail plaza offers plenty of parking and excellent signage right off the I-580 freeway alongside heavy car traffic on Castro Valley Blvd.

PROPERTY HIGHLIGHTS

- New ownership
- Plentiful parking
- Excellent location
- Ideal street signage

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LEASE SPACES



LEASE INFORMATION

LEASE TYPE:	NNN	LEASE TERM:	Negotiable
TOTAL SPACE:	1,496 SF	LEASE RATE:	\$2.75 SF/month

AVAILABLE SPACES				
SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE
Suite D	Available	1,496 SF	NNN	\$2.75 SF/month

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ADDITIONAL PHOTOS



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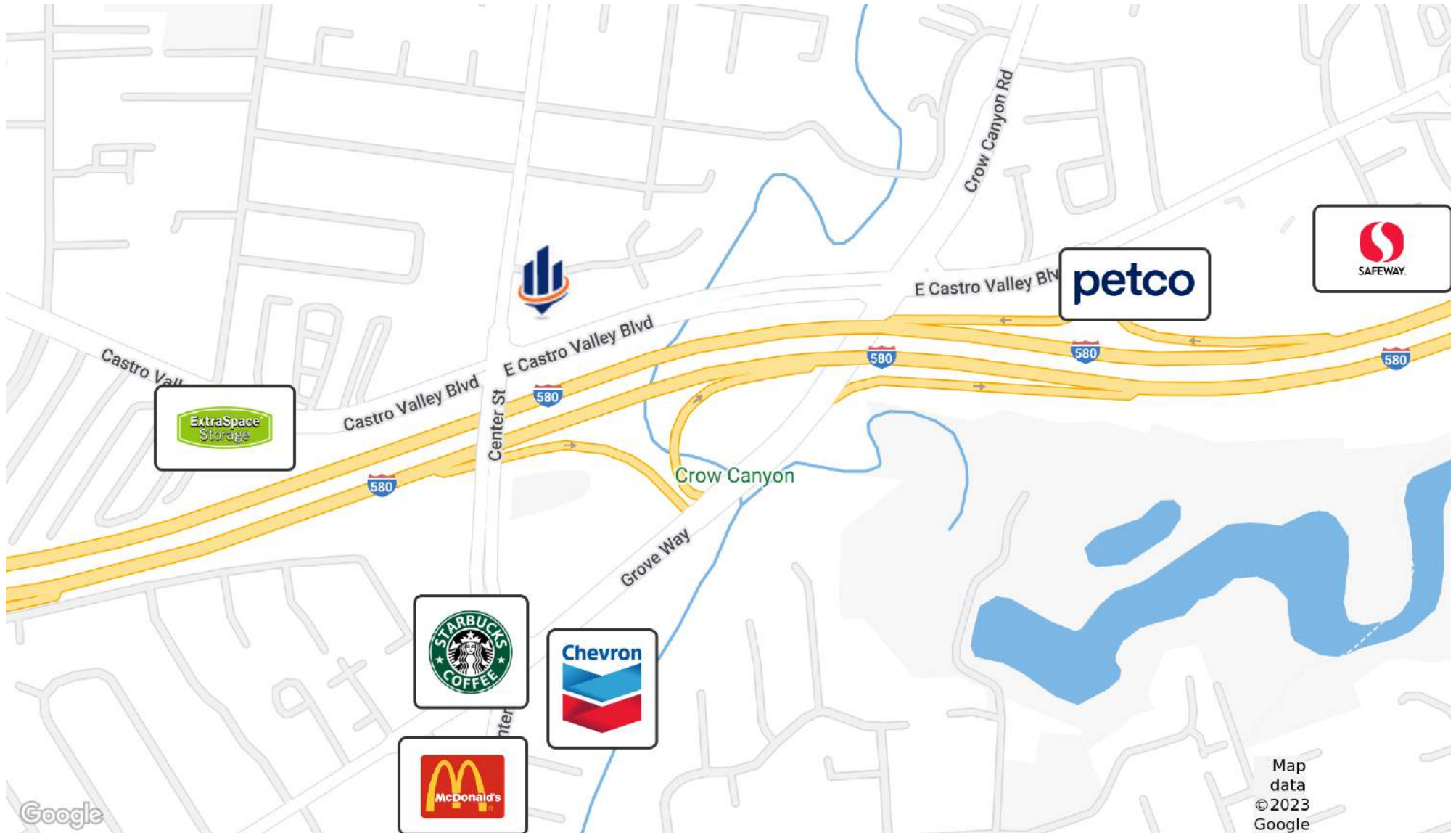
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RETAILER MAP



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DEMOGRAPHICS MAP & REPORT

POPULATION	1 MILE	5 MILES	10 MILES
TOTAL POPULATION	20,966	313,797	872,603
AVERAGE AGE	42.5	39.0	39.5
AVERAGE AGE (MALE)	39.4	37.9	38.3
AVERAGE AGE (FEMALE)	44.9	40.1	40.5
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
TOTAL HOUSEHOLDS	7,839	104,479	294,675
# OF PERSONS PER HH	2.7	3.0	3.0
AVERAGE HH INCOME	\$107,521	\$107,987	\$128,722
AVERAGE HOUSE VALUE	\$721,865	\$623,727	\$728,850

* Demographic data derived from 2020 ACS - US Census



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