

# 3109

STEVENS CREEK  
BOULEVARD  
SANTA CLARA, CA

# LOCATION, LOCATION, LOCATION!

±1,458 SF AVAILABLE

HIGHLY VISIBLE CORNER UNIT



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 **Newmark  
Knight Frank**



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STEVENS CREEK  
BOULEVARD  
SANTA CLARA, CA

- 1 Restroom, Balance Open
- Located at Intersection of Stevens Creek & Winchester
- Across the Street from Westfield Valley Fair & Santana Row
- Co-Tenants Include David's Bridal, BevMo! and Tony & Alba's Pizza & Pasta





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STEVENS CREEK BLVD.  
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## DEMOGRAPHICS (2018)

	1 Mile	3 Miles	5 Miles
Total Population (2018)	26,821	257,209	604,187
Projected Population (2023)	27,996	268,241	629,396
Average Household Income (2018)	\$135,977	\$127,095	\$135,533
Total Median Household Income (2018)	\$106,759	\$99,153	\$108,128



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## TRAFFIC COUNT

Average Daily Volume



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NEWMARK KNIGHT FRANK

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