

# Hammertown Shopping Center

1108 E. Hammer Lane, Stockton, CA 95210

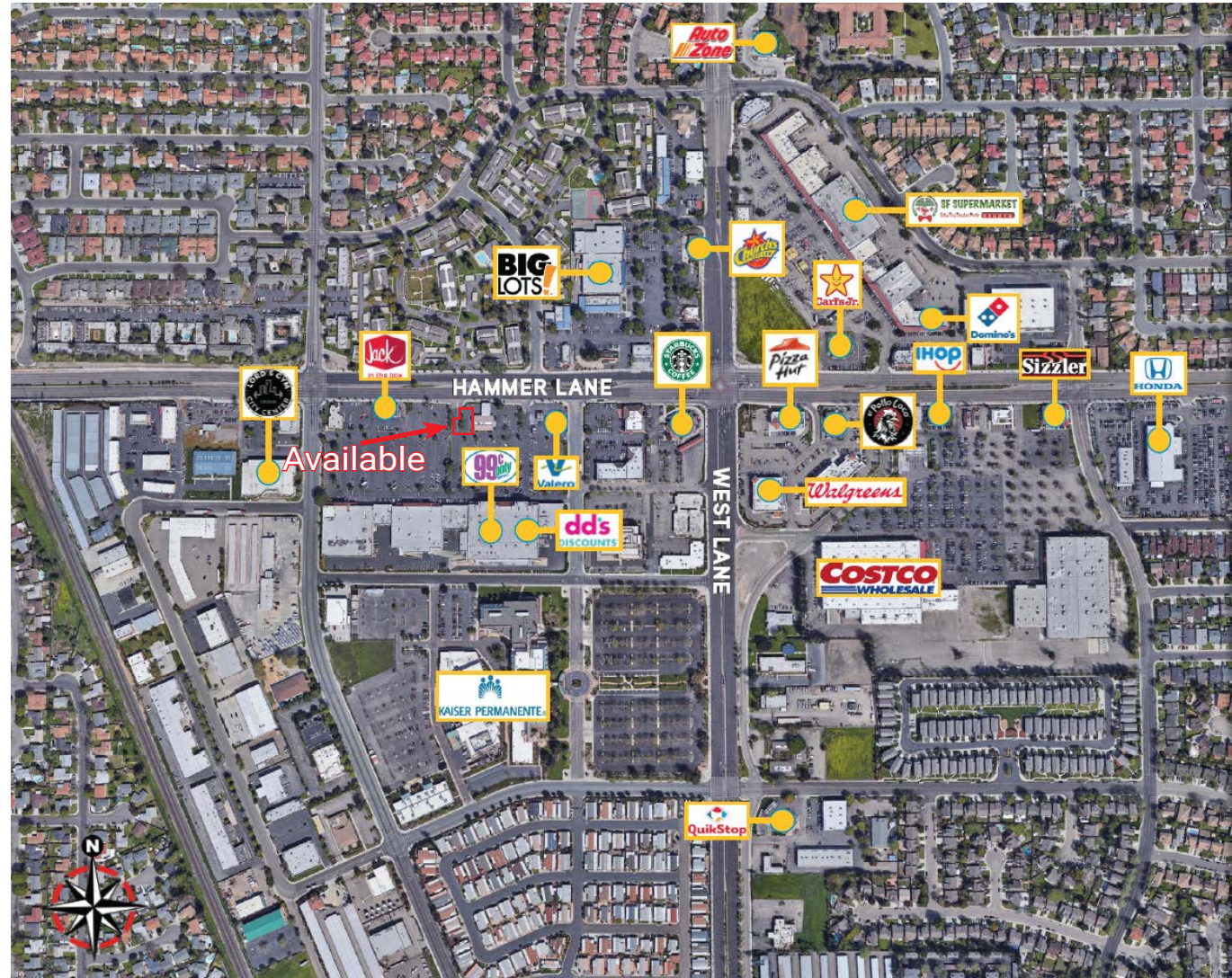
# FOR LEASE

4,150 SF  
Available  
Freestanding Pad

Parcel Size:  
±32,186 SF

## Features:

- Freestanding pad with drive-thru
- Near one of Stockton's most heavily trafficked intersections with over 73,000 cars per day
- Excellent exposure, access and parking
- Busy Community Center featuring both national and local tenants
- Lease Rate: Please Call Broker



18401 Von Karman Ave., Suite 150 | Irvine, CA 92612  
Corporate CA RE #01355491

For further information, please contact:

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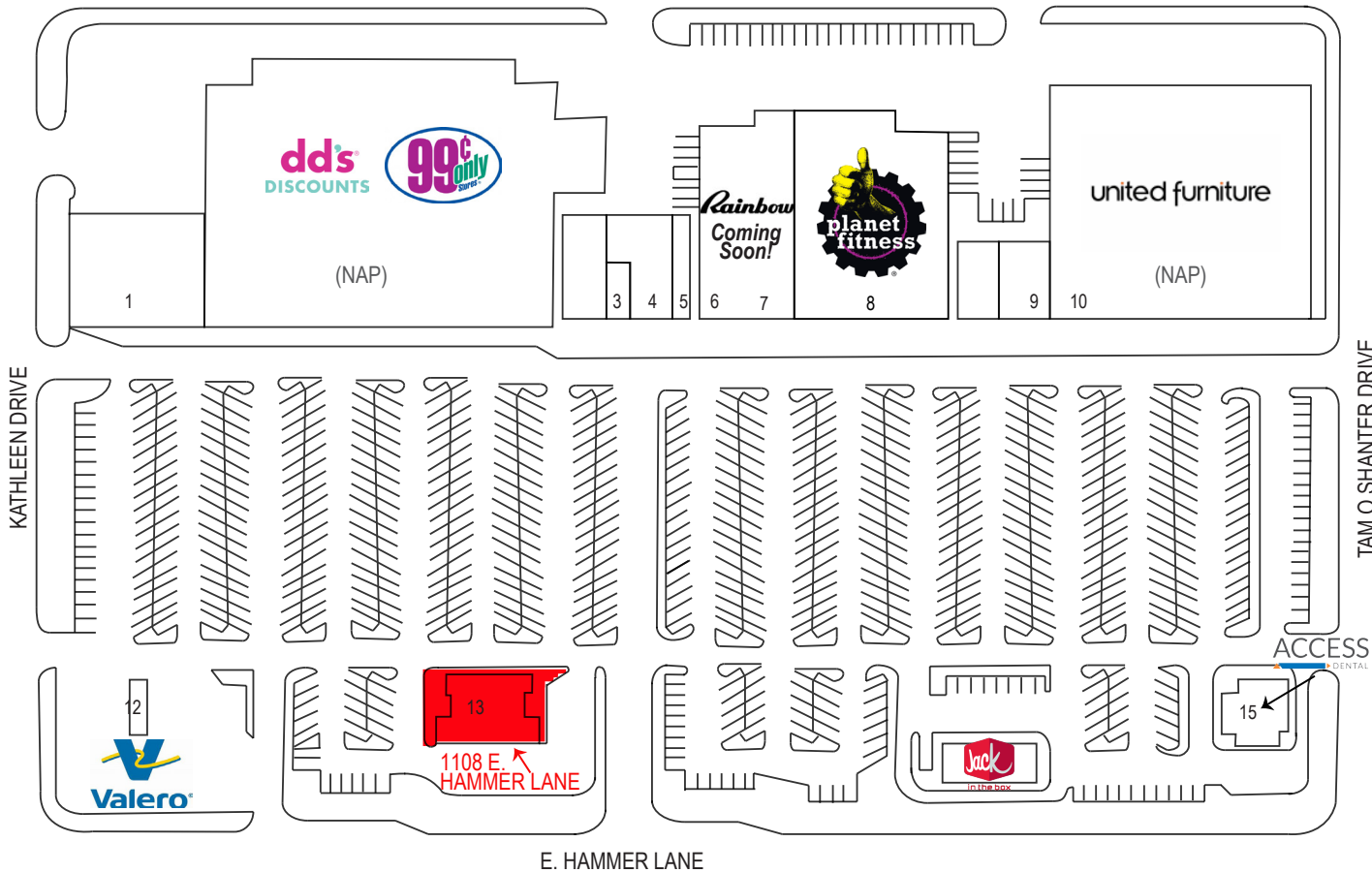


241 Frank W. Cir., #300 | Stockton, CA 95206  
Corporate CA RE #01166901

# 4,150 SF Available - Freestanding Pad (Parcel Size: ±32,186 SF)

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	Tenant	SQ. FT.
1	Party Guys	10,063
2	99 Cents Only (NAP)/DDs	66,453
3	Beauty Supply	3,600
4	Dori's Hair	650
5	Casa Flores	3,590
6	Allure Nail	1,686
7	Rainbow - Coming Soon!	14,248
8	Planet Fitness	20,656
9	Launderland	2,450
10	Nhu Y Market	2,800
11	United Furniture (NAP)	40,000
12	Valero	5,000
13	<b>AVAILABLE</b>	<b>4,150</b>
14	Jack-in-the-Box	5,000
15	Access Dental	5,000
	<b>Total:</b>	<b>186,475</b>

Estimated Demographics-2019	1 Mile	3 Miles	5 Miles
Population	30,281	146,183	273,308
Daytime Population	4,896	36,322	99,452
Avg. HH Income	\$60,576	\$72,716	\$79,199

Traffic Counts	
Hammer Lane:	39,689 ADT
West Lane	33,735 ADT

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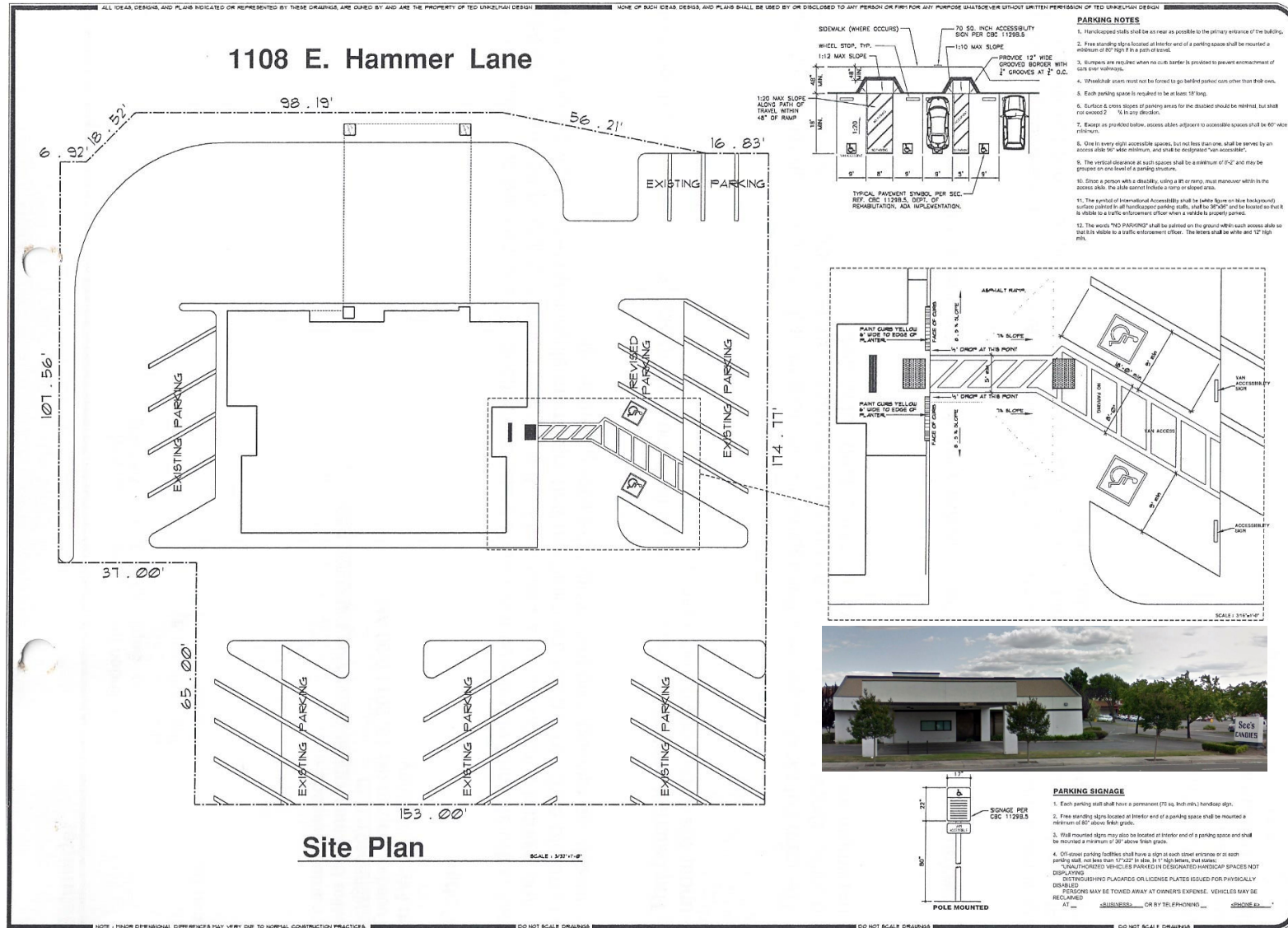
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