



For additional information, contact Exclusive Agents:

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333 W. El Camino Real, Suite 240
Santa Clara, CA 95051-1969

11/6/2017

Property Profile & Property Highlights



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Property Profile & Property Highlights

Property Profile

Location Southside of El Camino Real near Calabazas Blvd. and Alpine Avenue, Santa Clara.

Available Spaces

3074 El Camino Real: 1,100 Square Feet
± 22' W x 50' D. Full height storefront glass, 1 ADA restroom, fluorescent lighting, separate electrical panel, separate HVAC. Currently occupied by Health Plus. **Available with 30 days' notice.** Please do not disturb occupant or its employees.

3076 El Camino Real: 1,100 Square Feet
± 22' W x 50' D. Full height storefront glass, separate electrical panel, separate HVAC. Currently occupied by Amazing Foot Spa. **Available November 1, 2018 or sooner.** Please do not disturb occupant or its employees.

Units 3074 & 3076 maybe combined for 2,200 Total Square Feet

3080 El Camino Real: 1,592 Square Feet
Currently occupied by Phoenix Dining & Lounge. Full height storefront glass, separate electrical panel, separate HVAC. **Available April 1, 2018.** Please do not disturb occupant or its employees.

Property Highlights

Co-Tenants: Tom N Toms Coffee, The Korea Times, Diamond Hair & Nail Care, BeQue Korean Restaurant, Vegnation Indian Restaurant, Chiropractic, OBOK Restaurant, Health Plus, Amazing Foot Spa, City Rock Gift Shop and Phoenix Dining & Lounge.

Comments:

- High Traffic and Visibility on El Camino Real
- Monument Signage
- Ample Parking
- Fire Sprinklered

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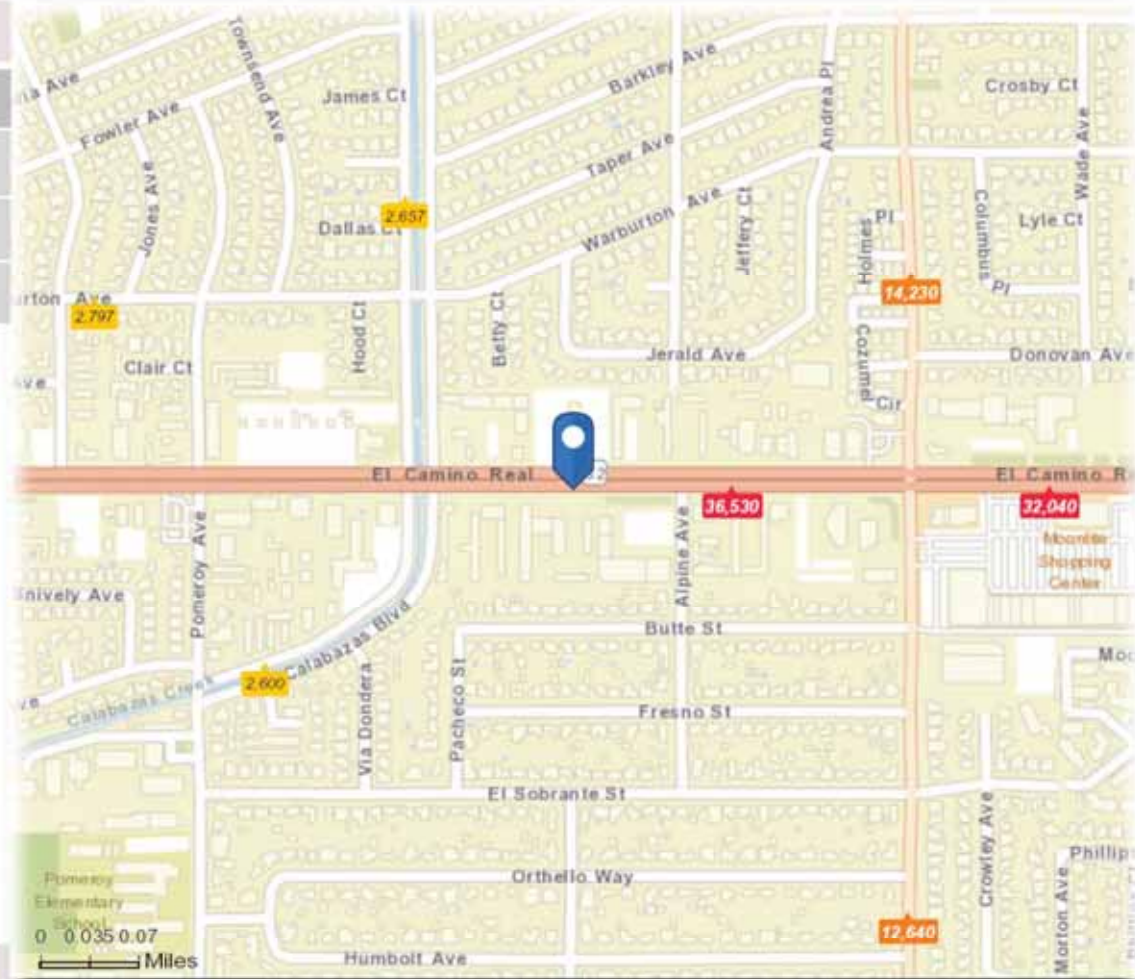
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Demographics & Traffic Counts

Demographics

2017	1-Mile	3-Mile	5-Mile
Population	34,414	219,683	579,585
Daytime Population	6,024	142,814	430,361
Avg. HH Income	\$120,107	\$124,471	\$131,945



Traffic Counts (24 Hour ADA 2008)

El Camino Real at Alpine Avenue	36,530
El Camino Real at Bowers Avenue	32,040
El Camino Real at Nobili Avenue	38,000



Average Daily Traffic Volume
 ▲ Up to 6,000 vehicles per day
 ▲ 6,001 - 15,000
 ▲ 15,001 - 30,000
 ▲ 30,001 - 50,000
 ▲ 50,001 - 100,000
 ▲ More than 100,000 per day



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CAMINO REAL CENTER
3050-3080 El Camino Real
Santa Clara, CA 95051

SITE

3074 & 3076
1,100 Square Feet

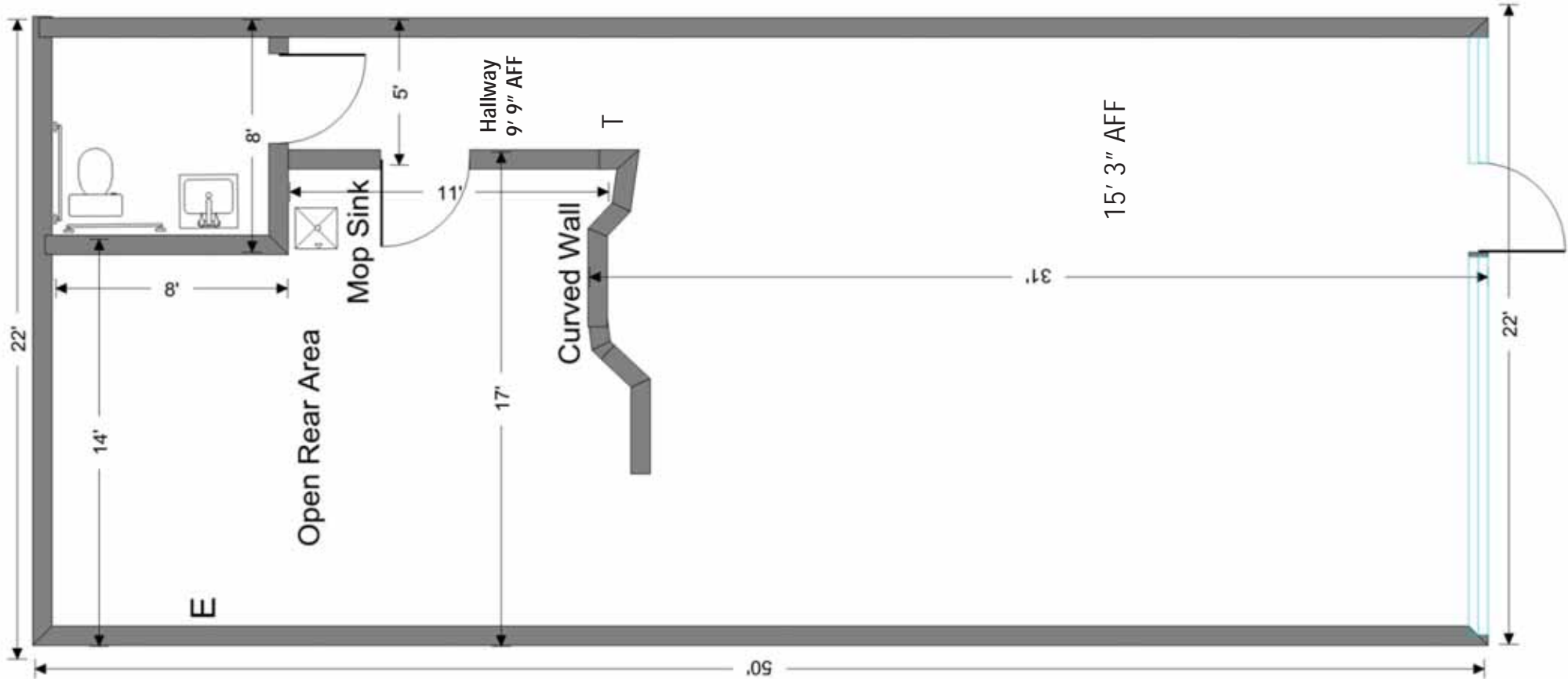
3080
1,592 Square Feet

M = Monument Signage

TENANTS	
Tom N Toms Coffee	Chiropractic
The Korea Times	Korean Cuisine
Diamond Hair • Nail Skin Care	1,100 SF – Health Plus
Beque Korean Grill	1,100 SF – Amazing Foot Spa
Vegnation Indian Restaurant	City Rock Smoke Shop
	1,592 SF – Phoenix Dining & Lounge

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- Fire Sprinklered
- 1 ADA Restroom
- Electrical Panel - 225 amp; 4 PH; 3 W; 20/208V
- Fluorescent Lights
- E = Electrical Panel
- T = Thermostat
- AFF = Above Finish Floor

3074 El Camino Real
± 1,100 Square Feet (± 22' W x 50' D)

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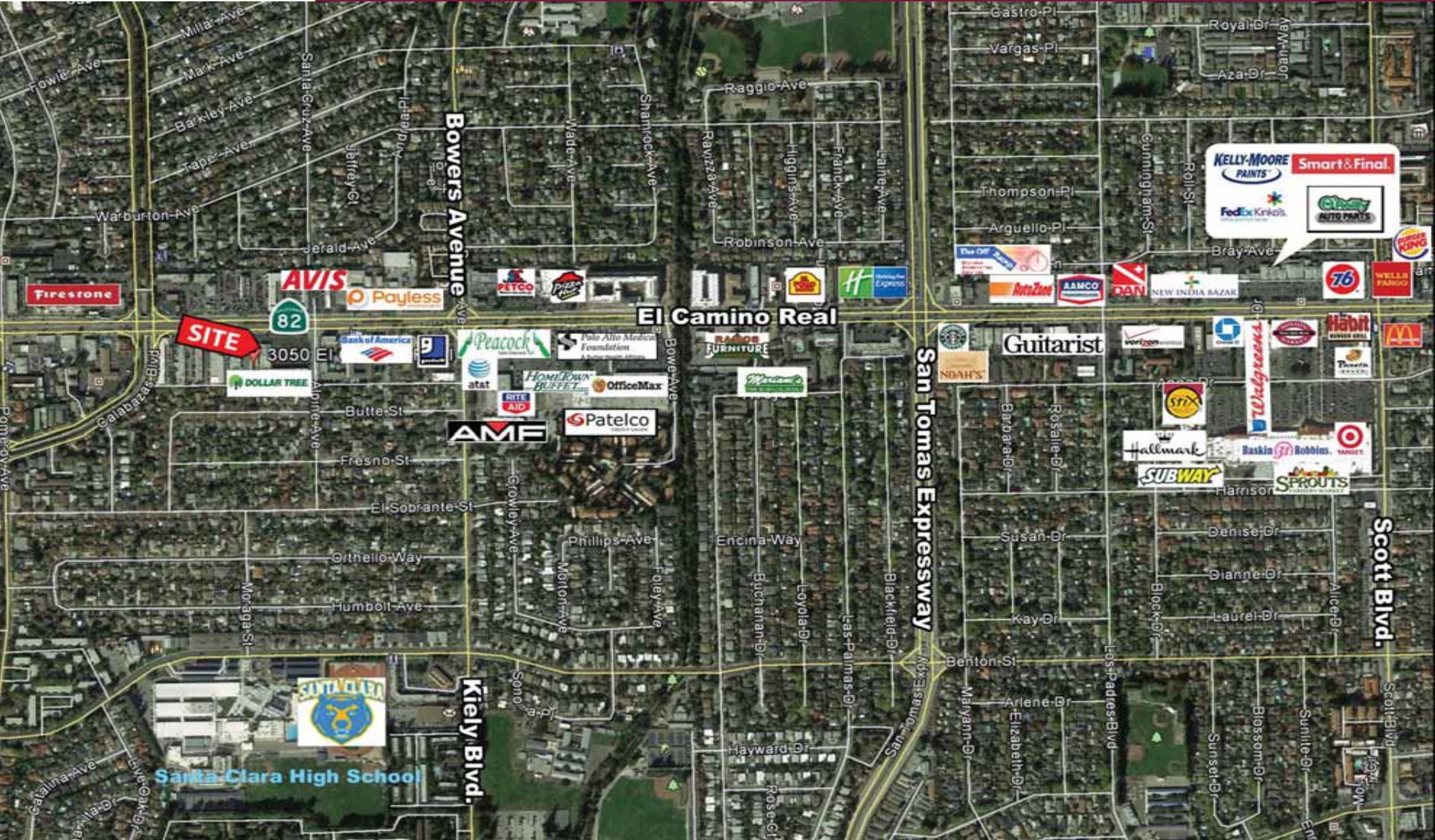
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