

RETAIL LEASING

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El Dorado Hills Town Center is the emerging downtown district of El Dorado Hills and western El Dorado County, 20 miles east of Sacramento, a vibrant urban center of culture and center of commerce in the suburbs of the Sacramento metropolitan region.

This mixed-use project, a development of The Mansour Company, has successfully pulled together a great mix of uses – local and national retailers, cafés, restaurants and bars, movie theater, hotel, gourmet market, fitness club, day spa, luxury car dealership, professional and medical offices, public amphitheatre, dramatic fountains and waterways, and broad public plazas. Occupying 100 acres of land and, at completion, one million square feet of buildings, it is the center of town and of the region – a place where the community can gather to shop, dine, work, go to the movies, enjoy a concert, and relax on public plazas.

POPULATION



65,894

HOUSEHOLDS



23,575

AVERAGE H.H. INCOME



\$135,067

DAYTIME POPULATION



49,823

EMPLOYEE POPULATION



16,949

MEDIAN H.H. INCOME



\$110,121

DEMOGRAPHICS > WITHIN 3 MILE RADIUS (SOURCE: ESRI)



EL DORADO HILLS TOWN CENTER

Building 102 > 4364 Town Center Blvd.

Suite	Tenant
108	536 SF
110	Zia's Italian Caffe & Gelato Bar
112	Adam's Cigar
114	Sterling Massage
116	Gypsy Dawn
118	Folsom Lake Eye Care
120	Intero Real Estate
122-124	Osteria Moto
128	Hop House
134	Blvd. 41

Building 103 > 4356 Town Center Blvd.

Suite	Tenant
110	Nail Chateau
112	Tea Exotics
114	Adagio for Hair
118	2,240 SF
120-122	Orange Theory Fitness

Building 104 > 4354 Town Center Blvd.

Suite	Tenant
110	Mechanics Bank
112/114	Panda Express

Building 200 > 4363 Town Center Blvd.

Suite	Tenant
110	1,926 SF
112	Chase Bank

Building 201 > 4361 Town Center Blvd.

Suite	Tenant
108	Yogaberry
109-110	Chantara Thai
111	Aji Bistro

Building 202 > 4359 Town Center Blvd.

Suite	Tenant
108	Rubio's Coastal Grill
110	Platinum Real Estate
112	1,169 SF
113	Face In A Book
114	750 SF
116	Milestone El Dorado Hills

Building 203 > 4357 Town Center Blvd.

Suite	Tenant
110	Tan Central
112	All About Me
114	Blow Me Way
116	1,220 SF
118-120	Talisman Collection



Building 204 > 4355 Town Center Blvd.

Suite	Tenant
112	Wells Fargo
113	El Dorado County Sheriff
114	Ruffhaus Hot Dog Company

Building 322 > 2085 Vine Street

Suite	Tenant
101	C. Knights Steakhouse
102	Bawarchi Indian Cuisine
103	Cold Stone Creamery
105	Chamber of Commerce
106	Game Room Adventure Cafe

201 6,801 SF - Restaurant Space divisible to 1-3 tenants

Building 323 > 2023 Vine Street

Suite	Tenant
101	Sizzling Fresh
102/104	Early Toast
105	Fit Ride
106	1,267 SF
200	Casa Ramos
201	Original Pete's

Building 350 > 4370 Town Center Blvd.

Suite	Tenant
120	Selland's Market
150	Gold Country Run & Sport

Building 351 > 4420 Town Center Blvd.

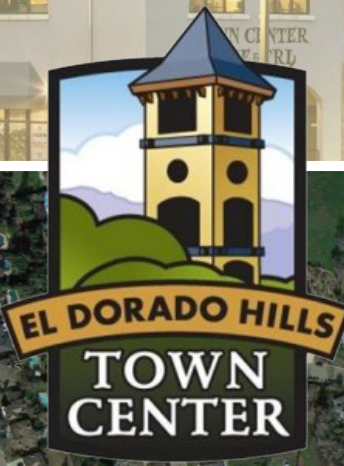
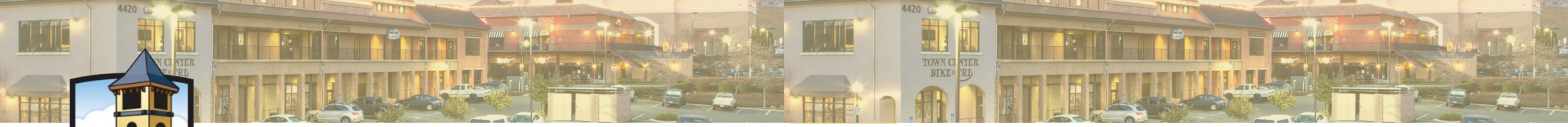
Suite	Tenant
100	1,300 SF
105	936 SF
110	GNC
120	Sport Clips
130	1,192
150	Town Center Bike

Building 353 > 4380 Town Center Blvd.

Suite	Tenant
100 & 110	America's Mattress
120	1,450 SF
130	1,450 SF

Building 354 > 4390 Town Center Blvd.

Suite	Tenant
100	Pure Barre
110	1,200 SF
120	Nail Salon
130	1,138 SF
140	Sourdough Eatery





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