

The Shops at Livermore

3000-3090 W. Jack London Blvd, Livermore, CA 94551

HIMSL
REAL ESTATE



Property Summary:

The Shops at Livermore is a 115,000 SF regional shopping center anchored by Crate & Barrel Outlet, Ross, Ulta and Kirkland's. Located at the intersection of W. Jack London Blvd and El Charro Road, this Pleasanton-meets-Livermore trade area marks the heart of the Tri-Valley.

Neighboring **The Shops** are the **San Francisco Premium Outlets** (+700,000 SF) and the Outlets 10 million annual visitors. Home to Prada, Armani, Versace, Gucci, and a number of other high-end brands, the center boasts an estimated gross revenue of \$700 million each year.

Available: 1,004 sqft (Currently Operating as Subway)

Tenant Improvement Allowance Available

Asking Rent : \$4.00 NNN. Nets:\$1.38



For Lease: 3022 W. Jack London (Suite C-2)



Delivery Condition: 2nd Gen QSR (Operating as Subway)

Size: 1,004 sqft.

Asking Rent : \$4.00 NNN | NNN: \$1.38

Available: With 30 day notice

Shared Grease Trap for Building | Type 2 Hood

ADA Restroom

Featured Tenant Roster:

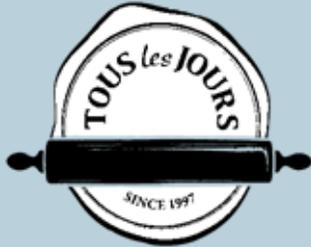
ROSS
DRESS FOR LESS®



Crate&Barrel



TORRID



KUMON



Palmetto
Superfoods



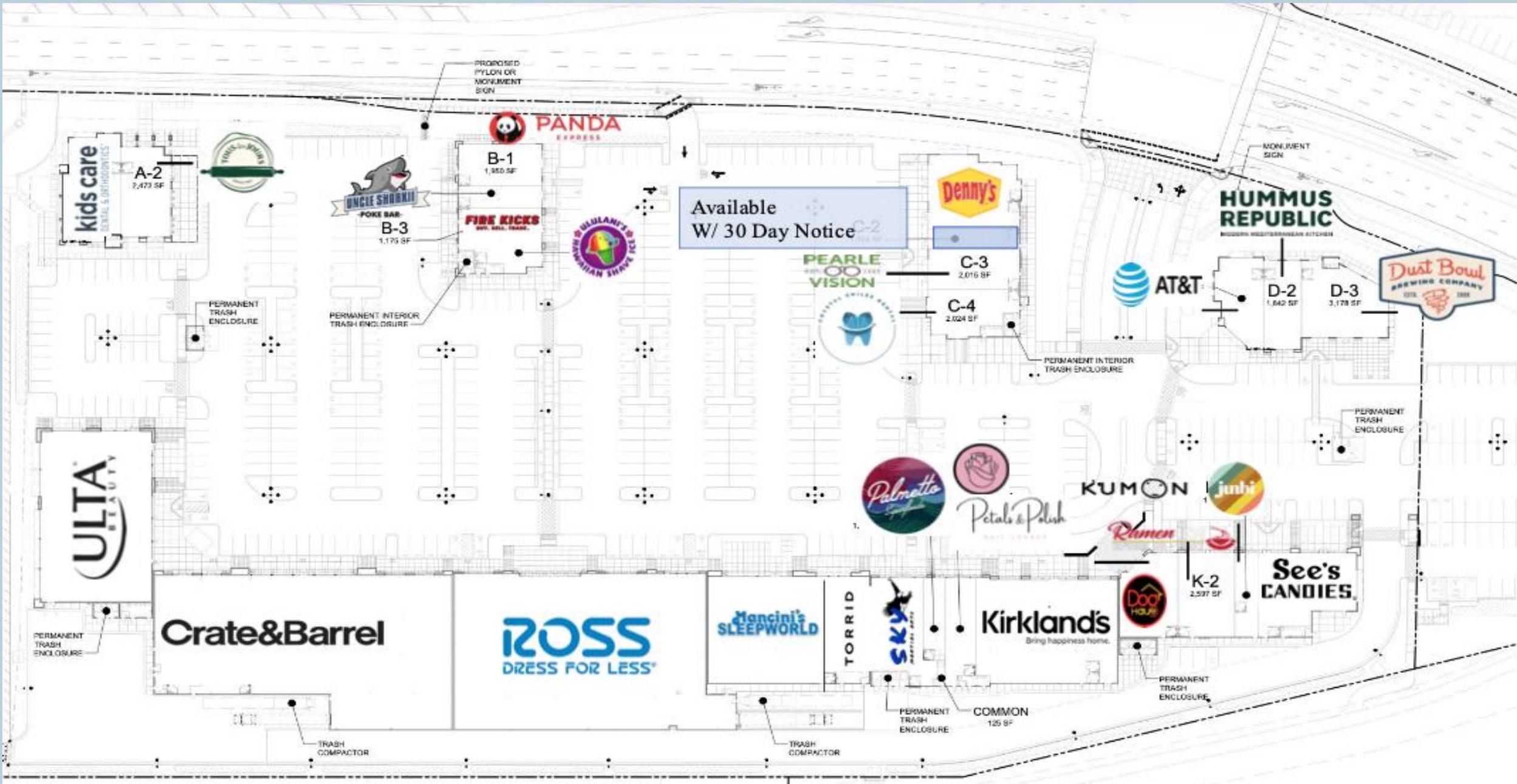
junbi®

See's
CANDIES®

Kirkland's
Bring happiness home.



Site Plan:



DEMOGRAPHICS



ESTIMATED POPULATION

1 MILE	3 MILE	5 MILE
9,021	88,333	195,848



BACHELORS DEGREE OR HIGHER

3 MILE	5 MILE	10 MILE
69%	60%	60%



AVERAGE HOUSEHOLD INCOME

1 MILE	3 MILE	5 MILE
\$233,296	\$222,960	\$226,240



MONTHLY HOUSEHOLD SPENDING

3 MILE	5 MILE	10 MILE
\$4,883	\$4,753	\$4,497



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