

For Lease

Venetian Gardens Square

1465 W March Lane | Stockton, CA 95207



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NAI Pence Capital

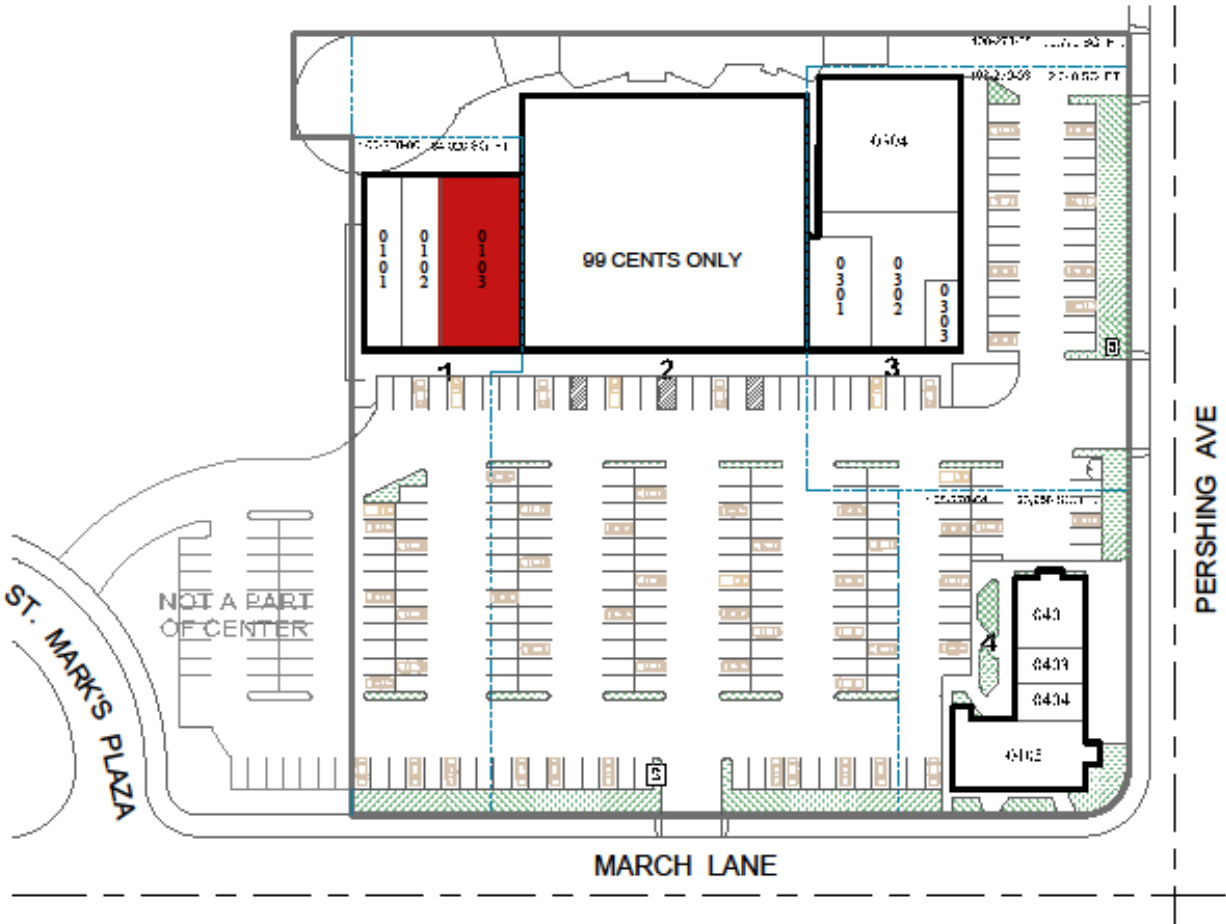
A Subsidiary of  NORTHGATE

Market View

Facing East



Site Plan



VENETIAN GARDENS CENTER
 MARCH LANE & PERSHING AVENUE
 STOCKTON, CALIFORNIA

AVAILABLE SPACE

Demographics

Population

	1 mi	3 mi	5 mi
2020 Estimated Population:	20,390	167,695	302,207
2025 Projected Population:	21,728	178,889	323,347
2010 Census Population:	18,902	157,199	284,063
2025 Projected Growth:	1.3%	1.4%	1.4%

Households

	1 mi	3 mi	5 mi
2020 Estimated Households:	7,610	60,028	98,393
2025 Projected Households:	7,923	62,305	102,367
2010 Census Households:	6,944	55,732	91,557
Projected Growth:	0.8%	0.8%	0.9%

Businesses

	1 mi	3 mi	5 mi
2020 Estimated Total Businesses:	1,714	6,992	10,518
2020 Estimated Total Employees:	12,825	59,203	100,784

Income

	1 mi	3 mi	5 mi
2020 Estimated Average HHI:	\$65,122	\$79,164	\$78,643

Race & Ethnicity

	1 mi	3 mi	5 mi
2020 Estimated White:	41.8%	42%	37%
2020 Estimated Black/African American:	15.2%	11.7%	11.2%
2020 Estimated Asian/Pacific Islander:	18.5%	20.6%	23.3%
2020 Estimated American Indian/Native Alaskan:	1.2%	1.2%	1.1%
2020 Estimated Hispanic:	34.5%	37.8%	41.4%
2020 Estimated Other Races:	23.4%	24.5%	27.4%

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