

FOR LEASE

Former Walgreens

780 E El Camino Real | Sunnyvale, CA



Overview

AVAILABLE	±14,450 SF
LEASE END DATE	11/30/2033
RATE	\$33 PSF



Contact

SARAH D. EDWARDS

408.216.2322 | sarah.edwards@srsre.com
CA License No. 1297272

MATTHEW ALEXANDER

415.908.4938 | matt.alexander@srsre.com
CA License No. 883993

Description

Former Walgreens located in Sunnyvale, CA

- Convenient location in Sunnyvale's main retail area
- Located on signalized intersection with easy ingress and egress
- Great demographics

Nearby Retailers



Demographics

	1 MILE	3 MILES	5 MILES
Population	35,496	247,346	512,386
Daytime Population	26,454	253,879	584,968
Median HH Income	\$136,574	\$135,563	\$136,073

Year: 2019 | Source: Esri, Esri & Infogroup, U.S. Census

Traffic Counts

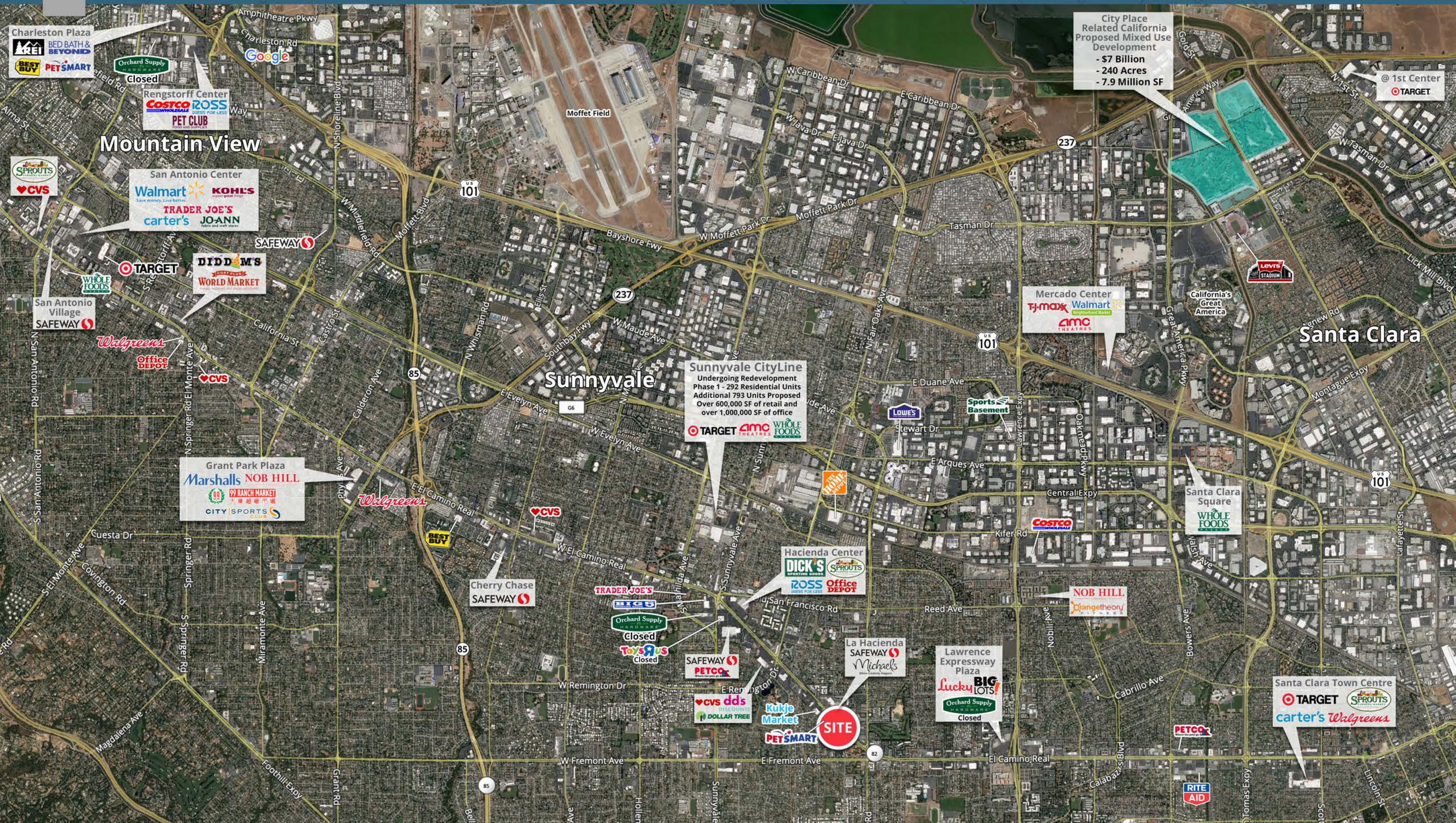
E El Camino Real 45,200 VPD

Year: 2017 | Source: Caltrans

SRS REAL ESTATE PARTNERS | 901 Campisi Way, Suite 245 | Campbell, CA 95008 | 408.553.6135

This information contained herein was obtained from sources deemed to be reliable; however SRS Real Estate Partners makes no guarantees, warranties or representations as to the completeness or accuracy thereof.

SRSRE.COM



City Place
Related California
Proposed Mixed Use
Development
- \$7 Billion
- 240 Acres
- 7.9 Million SF

Sunnyvale CityLine
Undergoing Redevelopment
Phase 1 - 292 Residential Units
Additional 793 Units Proposed
Over 600,000 SF of retail and
over 1,000,000 SF of office

Grant Park Plaza
Marshalls NOB HILL
99 RANCH MARKET
CITY SPORTS

Santa Clara Town Centre
TARGET
SPROUTS
carter's Walgreens

SITE

Former Walgreens

780 E El Camino Real | Sunnyvale, CA



	1 mile	3 miles	5 miles
Population			
2000 Population	31,154	209,500	437,440
2010 Population	33,843	221,964	469,722
2019 Population	35,469	247,346	512,386
2024 Population	36,293	260,463	539,700
2000-2010 Annual Rate	0.83%	0.58%	0.71%
2010-2019 Annual Rate	0.51%	1.18%	0.94%
2019-2024 Annual Rate	0.46%	1.04%	1.04%
2019 Male Population	50.7%	50.2%	50.1%
2019 Female Population	49.3%	49.8%	49.9%
2019 Median Age	37.0	37.7	38.3
2019 Total Daytime Population	26,454	253,879	584,968
Workers	8,729	135,975	342,448
Residents	17,725	117,904	242,520

In the identified area, the current year population is 35,469. In 2010, the Census count in the area was 33,843. The rate of change since 2010 was 0.51% annually. The five-year projection for the population in the area is 36,293 representing a change of 0.46% annually from 2015 to 2020. Currently, the population is 50.7% male and 49.3% female.

Data for all businesses in area			
Total Businesses:	870	8,622	22,121
Total Employees:	8,015	111,295	292,328
Total Residential Population:	35,469	247,346	512,386
Employee/Residential Population Ratio:	0.23:1	0.45:1	0.57:1

Median Age

The median age in this area is 37.0, compared to U.S. median age of 37.9.

Race and Ethnicity

2019 White Alone	31.7%	35.0%	38.5%
2019 Black Alone	1.7%	1.7%	2.0%
2019 American Indian/Alaska Native Alone	0.4%	0.4%	0.4%
2019 Asian Alone	55.2%	51.1%	47.3%
2019 Pacific Islander Alone	0.3%	0.4%	0.4%
2019 Other Race	6.5%	6.8%	6.5%
2019 Two or More Races	4.2%	4.7%	4.9%
2019 Hispanic Origin (Any Race)	13.7%	15.2%	15.0%

Persons of Hispanic origin represent 13.7% of the population in the identified area compared to 17.6% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 69.0 in the identified area, compared to 63.0 for the U.S. as a whole.

Median Household Income

2019 Median Household Income	\$136,574	\$135,563	\$136,073
2024 Median Household Income	\$156,483	\$154,900	\$155,401
2019-2024 Annual Rate	2.76%	2.70%	2.69%

Average Household Income

2019 Average Household Income	\$171,491	\$172,386	\$176,983
2024 Average Household Income	\$194,353	\$194,149	\$198,499
2019-2024 Annual Rate	2.53%	2.41%	2.32%

Per Capita Income

2019 Per Capita Income	\$64,601	\$63,354	\$65,372
2024 Per Capita Income	\$72,701	\$71,061	\$72,957
2019-2024 Annual Rate	2.39%	2.32%	2.22%

Source: Esri, Esri and Infogroup, U.S. Census

	1 mile	3 miles	5 miles
2019 Employed Population 16+ by Occupation			
Total	18,218	132,772	276,368
White Collar	82.0%	80.6%	80.1%
Management/Business/Financial	20.3%	19.9%	20.9%
Professional	50.0%	46.3%	43.6%
Sales	5.5%	6.9%	7.5%
Administrative Support	6.3%	7.6%	8.2%
Services	10.7%	11.1%	11.4%
Blue Collar	7.3%	8.3%	8.5%
Farming/Forestry/Fishing	0.1%	0.1%	0.1%
Construction/Extraction	1.9%	1.9%	2.0%
Installation/Maintenance/Repair	1.2%	1.4%	1.5%
Production	1.6%	2.8%	2.8%
Transportation/Material Moving	2.5%	2.1%	2.2%
2019 Population 25+ by Educational Attainment			
Total	24,010	170,491	356,152
Less than 9th Grade	2.2%	3.1%	2.9%
9th - 12th Grade, No Diploma	3.1%	3.1%	3.0%
High School Graduate	9.7%	9.9%	9.7%
GED/Alternative Credential	0.7%	1.0%	1.1%
Some College, No Degree	10.8%	11.7%	11.9%
Associate Degree	4.7%	5.3%	5.5%
Bachelor's Degree	31.7%	31.5%	31.5%
Graduate/Professional Degree	37.1%	34.4%	34.4%
Households			
2000 Households	13,036	81,869	169,341
2010 Households	13,069	83,183	176,658
2019 Total Households	13,255	90,787	189,291
2024 Total Households	13,465	95,219	198,411
2000-2010 Annual Rate	0.03%	0.16%	0.42%
2010-2019 Annual Rate	0.15%	0.95%	0.75%
2019-2024 Annual Rate	0.31%	0.96%	0.95%
2019 Average Household Size	2.67	2.71	2.68

The household count in this area has changed from 13,069 in 2010 to 13,255 in the current year, a change of 0.15% annually. The five-year projection of households is 13,465, a change of 0.31% annually from the current year total. Average household size is currently 2.67, compared to 2.58 in the year 2010. The number of families in the current year is 8,781 in the specified area.

Households by Income

Current median household income is \$136,574 in the area, compared to \$53,217 for all U.S. households. Median household income is projected to be \$156,483 in five years, compared to \$60,683 for all U.S. households

Current average household income is \$171,491 in this area, compared to \$74,699 for all U.S. households. Average household income is projected to be \$194,353 in five years, compared to \$84,910 for all U.S. households

Current per capita income is \$64,601 in the area, compared to the U.S. per capita income of \$28,597. The per capita income is projected to be \$72,701 in five years, compared to \$32,501 for all U.S. households

Source: Esri, Esri and Infogroup, U.S. Census