



115,000 SF of New Construction
New Anchored Retail Center 3050 W Jack London Blvd.
Located Directly across from the Simon Premium Outlets



Did someone say Chocolate?

See's CANDIES.
Just opened!

3,200 square feet specialty shop



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SHOPS at LIVERMORE

PROJECT OVERVIEW

The Shops at Livermore is located directly across from the very popular SIMON San Francisco Premium Outlets on the Pleasanton / Livermore side of Interstate 580. The beautifully constructed retail center is anchored by ROSS Dress for Less, ULTA Beauty, Kirklands Home Decor Store, and Crate & Barrel Outlet.

Just bustling with retail traffic, and our retail spaces are leasing up quickly! SEE's Candies, TORRID, Kids Care Dental and Inder Appliance are the newest additions to our great tenant roster!



Demographics

3 Mile

5 Mile

Est. Population	89,692	193,402
Households	31,374	67,905
Avg. HH Income	\$167,178	\$162,536
Consumer Spending	\$1,276,582	\$2,726,868
Daytime Population	49,618	107,418



Drive Distance

- Danville - 14 Miles
- Dublin - 6 Miles
- Walnut Creek - 22 Miles
- Berkeley - 30 Miles



Intersection Traffic

- Signalized entrance across from Outlets
- El Charro Rd at Jack London Blvd - **49,000 CPD**
- I-580 - **222,340 CPD**

Desired Retail uses: Jewelry, Sports and Athletic, Wear Footwear, Tile Showroom, Furniture, Yoga/Barre studio, Bank, Credit Union, Real Estate office.

Desired Food Uses: Burgers, Mexican, Pizza/Italian fare, COFFEE!

The Shops at Livermore is literally at the centerpoint of thousands of regular and outlet shopping patrons - not to mention employees looking for convenient places to eat!

SHOPS at LIVERMORE

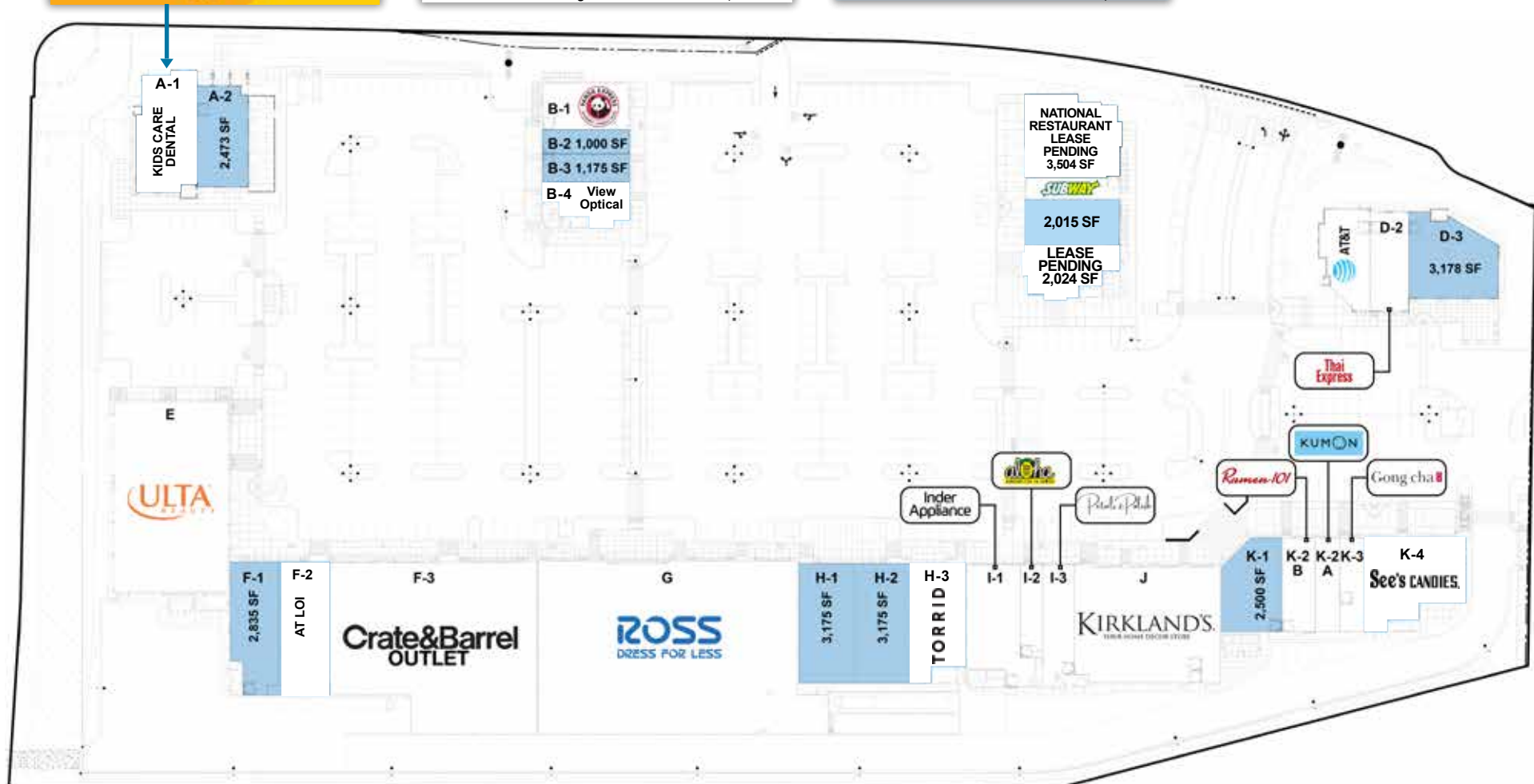
Site Availability



#	Tenant	SF
A-1	Kids Care Dental & Orthodontics	3,252 SF
A-2	AVAILABLE	2,473 SF
B-1	Panda Express	1,960 SF
B-2	AVAILABLE	1,000 SF
B-3	AVAILABLE	1,175 SF
B-4	View Optical	1,430 SF
C-1	National Restaurant Lease Pending	3,504 SF
C-2	Subway	1,004 SF
C-3	AVAILABLE	2,015 SF
C-4	Lease Pending	2,024 SF

#	Tenant	SF
D-1	At&T	2,069 SF
D-2	Thai Express	1,481 SF
D-3	AVAILABLE	3,515 SF
E	Ulta Beauty	10,560 SF
F-1	AVAILABLE	2,835 SF
F-2	AVAILABLE	3,271 SF
F-3	Crate & Barrel Outlet	15,491 SF
G	Ross Dress for Less	22,023 SF
H-1	AVAILABLE	3,175 SF
H-2	AVAILABLE	3,175 SF

#	Tenant	SF
H-3	TORRID	2,900 SF
I-1	AVAILABLE	2,971 SF
I-2	Wow Wow Lemonade	1,000 SF
I-3	Petals & Polish	1,705 SF
J	Kirkland's	8,001 SF
K-1	AVAILABLE	2,500 SF
K-2	AVAILABLE	2,597 SF
K-3	Gong Cha	1,100 SF
K-4	SEE's Candies	3,179 SF



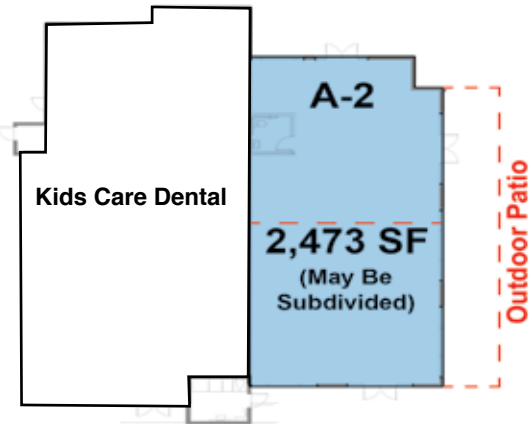
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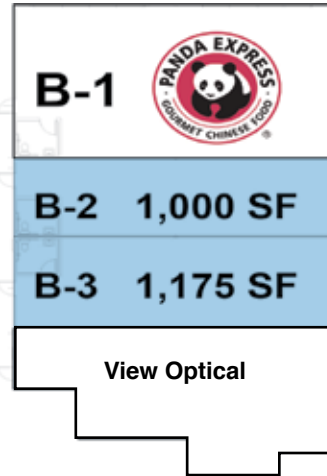


The OUTPARCEL Buildings at The Shops at Livermore

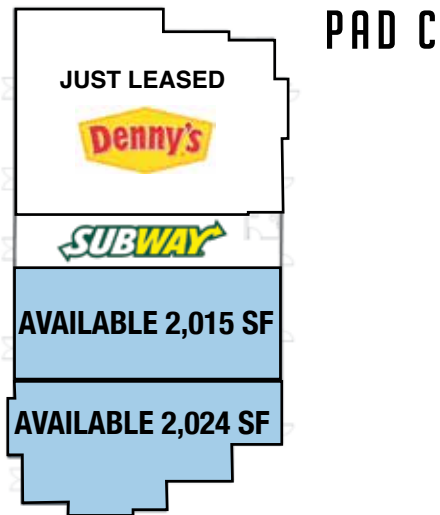
PAD A



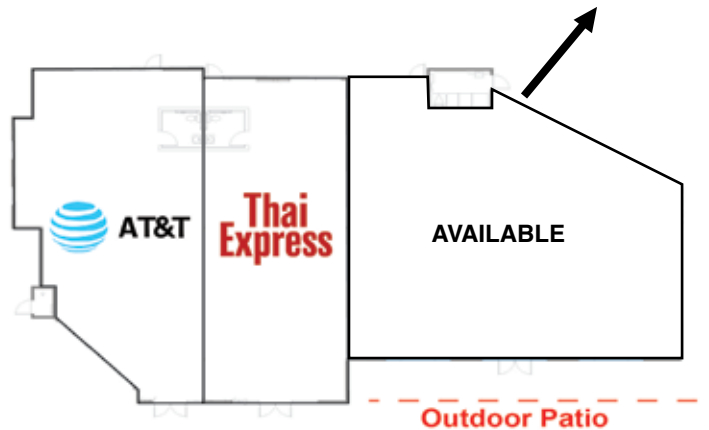
PAD B



D-3 OUTPARCEL SPACE



PAD D



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580 Retail Corridor



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