

FOR LEASE

7 2 8

S. Wolfe Rd.
Sunnyvale

1,215 SF AVAILABLE

- Busy Location at Signalized Intersection
- Attractive Strip Center
- Densely Populated Area
- Strong Daytime Demographics
- Asking \$2.75 / SF NNN



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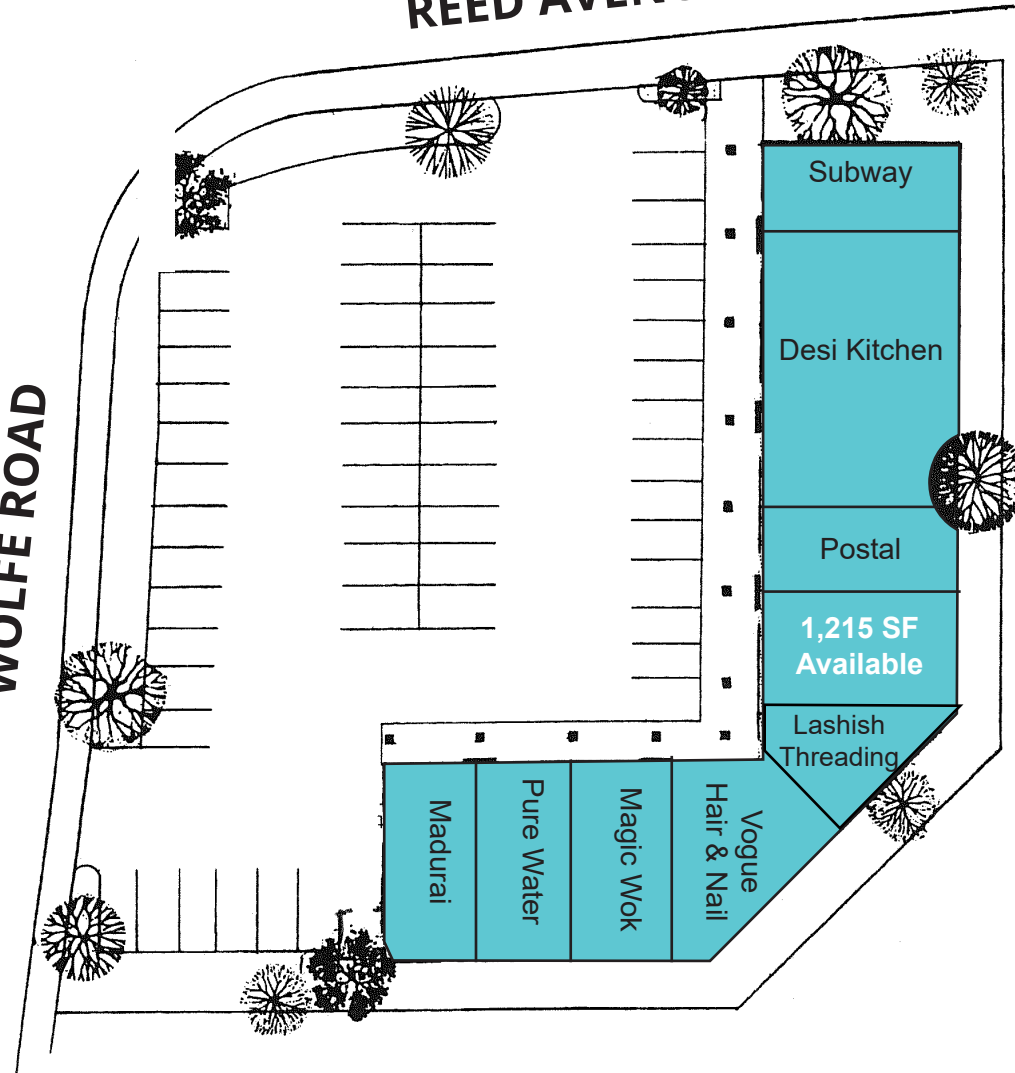
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Site Plan



WOLFE ROAD

REED AVENUE



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Demographics

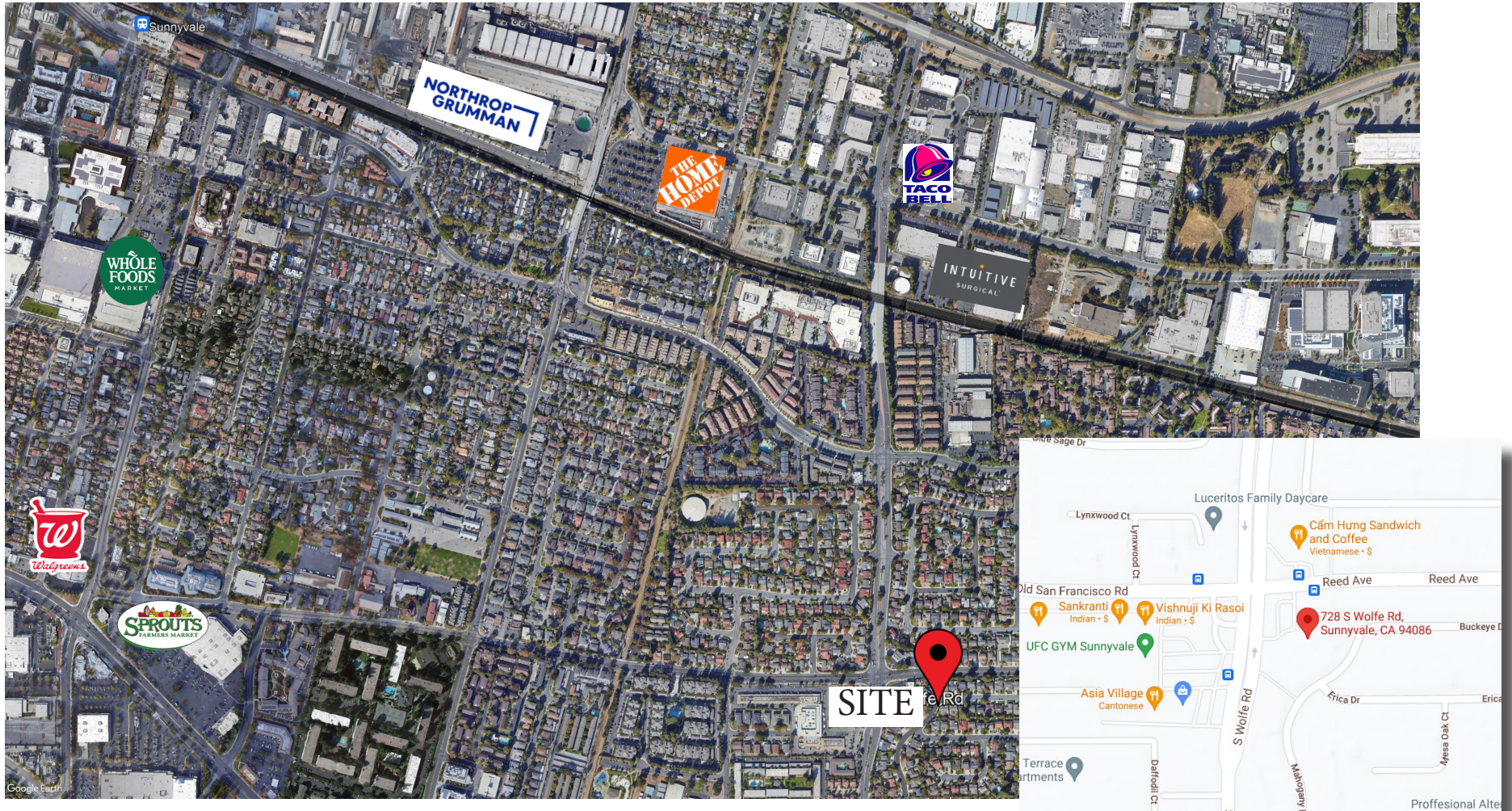
| Population & Traffic Counts | 1 mile | 3 miles | 5 miles |
|-----------------------------|-------------|-----------|-----------|
| Population (2021 Est.) | 33,999 | 218,217 | 470,166 |
| Avg HH Income (2012) | \$100,854 | \$107,558 | \$112,754 |
| Traffic Counts | S. Wolfe Rd | Reed Ave. | |
| ADT | 23,144 | 11,786 | |

| Data for all businesses in area | 1 mile | 3 miles | 5 miles |
|---------------------------------|--------|---------|---------|
| Total Businesses: | 867 | 8,761 | 22,134 |
| Total Employees: | 8,816 | 129,065 | 329,339 |
| Total Residential Population: | 35,394 | 239,783 | 506,237 |

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Area Map



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