

# Walgreens P L A Z A

**3860-3954 Decoto Road**  
Fremont, CA

**Available For Lease**

**852 - 870 SF Retail**



**PRIME COMMERCIAL**  
INCORPORATED

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# Property Highlights

**ADDRESS** 3860 – 3954 Decoto Road,  
Fremont, CA 94555

**PRICING** \$3.50 / SF + NNN

**AVAILABLE**

- 870 SF (Current Hair Salon)
- 852 SF (Current Nail Salon)



**Retail spaces available in busy neighborhood plaza** anchored by Walgreens and KidStrong (coming soon). Tenant mix includes local family-friendly services



Located at the **signalized intersection** of busy Decoto Road and Fremont Boulevard.



**Ample on-site surface parking** for customers with back loading zone/parking for employees



**Strong demographics and high traffic counts**

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Population	29,691	200,548	338,035
Average Household Income	\$210,317	\$188,501	\$183,088
Daytime Population	19,833	157,722	287,957
TRAFFIC COUNTS			
Decoto Road	31,318 – Cars per Day		
Alvarado Boulevard	24,881 – Cars per Day		



**Walgreens**  
PLAZA

3860 – 3954 Decoto Road, Fremont, CA



# Site Plan

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## Suite Tenant

3860	Walgreen's #2366
3864	Best Brains
3872	<b>AVAILABLE RETAIL - 870 SF</b> (Current Hair Salon)
3880	Rameshwaram Cafe
3884	<b>AVAILABLE RETAIL - 852 SF</b> (Current Nail Salon)
3900	Mountain Mike's Pizza
3906	Fremont Dental Care
3912	Sekhri Mart
3918	Green Leaf Cleaners
3924	Mioki Sushi
3930	Mr. Taco
3940	Creatif (Coming Soon)
3950	KidStrong (Coming Soon)

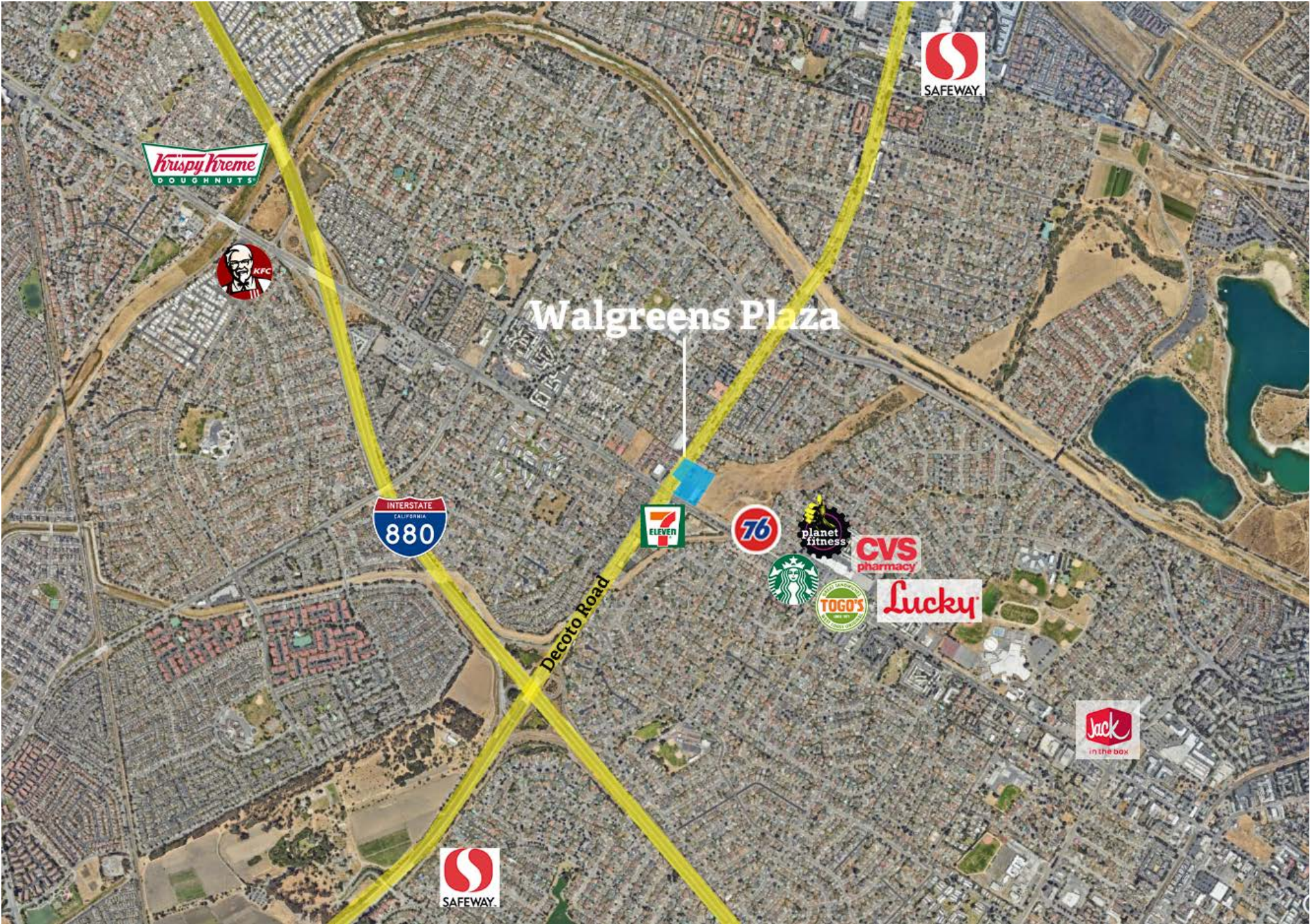




# Aerial Map

*Walgreens*  
P L A Z A

3860-3954 Decoto Road, Fremont, CA







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## Leasing Contact

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