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PROPERTY HIGHLIGHTS

Highly visible unit in busy daily needs neighborhood shopping center

▶ 2,600 SQ FT (Divisible to approximately 1200 SQ FT)

SPACE DETAILS

- ► Extensive window line
- ► Electric double storefront door (front)
- ► Single storefront door (side)



CENTER DETAILS

- ► Anchored by Cardenas Market, Watsonville Pharmacy, and Benjamin Moore Paints (coming soon)
- ► Ample parking lot
- ► Monument Sign



Mt. Madonna **County Park** 152 Freedom Blv Creen's Creek os Hills **Aptos** Hills-Larkin Interlaken Valley Larkin Valley Johnston Corner Mar resa State Ellicott Slough Beach 129 National 1 mile Wildlife Refuge Watsonville 129 Port 3 miles Watsonvile G12 Sunset State SunsetlWetland 5 miles ve G12 Santa Cruz Long-Toed Salamander Ecological Reserve Moss Landing Elkhorn Slough Wildlife Area Visitor Center

DEMOGRAPHICS

POPULATION

1 Mile 28221

3 Miles 69221

5 Miles 81184

AVERAGE HHI*

* Household Income

1 Mile \$103,886

3 Miles \$106,293

5 Miles \$114,680

TRAFFIC COUNTS

Cars Per Day

Freedom Blvd 21,973

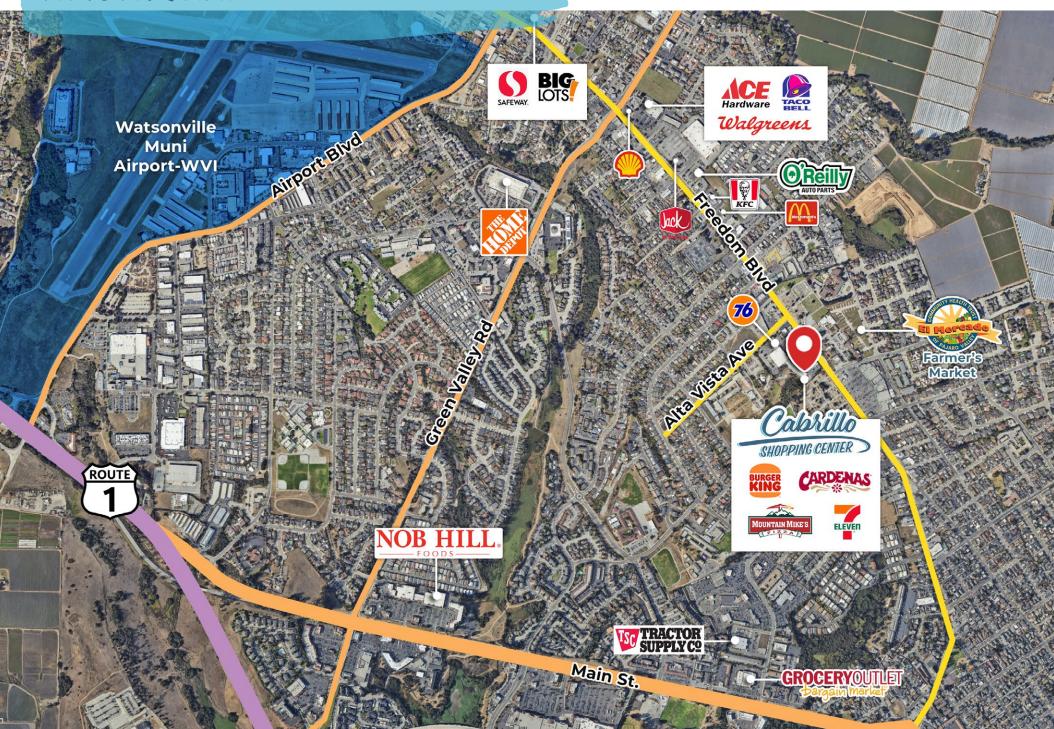
Alta Vista Ave 4,868

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SITE PLAN



AERIAL MAP



FOR MORE INFORMATION:

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