

100% LEASED

1500-1512 Sunnyvale Ave.,
Walnut Creek, CA 94597



2099 Mt. Diablo Blvd., Suite 206, Walnut Creek, CA 94596 | License #01784084

ADRIA GIACOMELLI

Partner

(925) 997-2307

adria@lockehouse.com

License #01498795

1500-1512 Sunnyvale Avenue is a well-positioned strip center at the intersection of Sunnyvale Ave. (2,605 ADT) and N Main St. (14,676 ADT), just off the on/off-ramp of Highway 680 (174,005 ADT). Featuring its own private parking lot, the center benefits from high visibility, strong traffic counts, and exceptional access. With average household incomes exceeding \$190,000 within a 5-mile radius, this property presents a prime opportunity in Walnut Creek's thriving retail market.

SUMMARY

ADDRESS	1500-1512 Sunnyvale Ave., Walnut Creek, CA 94597
RENT	Call Broker to Inquire
ZONING	Community Commerical
TYPE	Neighborhood Strip Center
CROSS STREETS	Sunnyvale Ave. - 2,605 ADT N. Main St. - 14,676 ADT

HIGHLIGHTS

- Direct Access to Hwy. 680
- Great Visibility at 4-Way Intersection
- Private Parking Lot



*Traffic Counts Source: Sites USA REGIS Online 3/13/25

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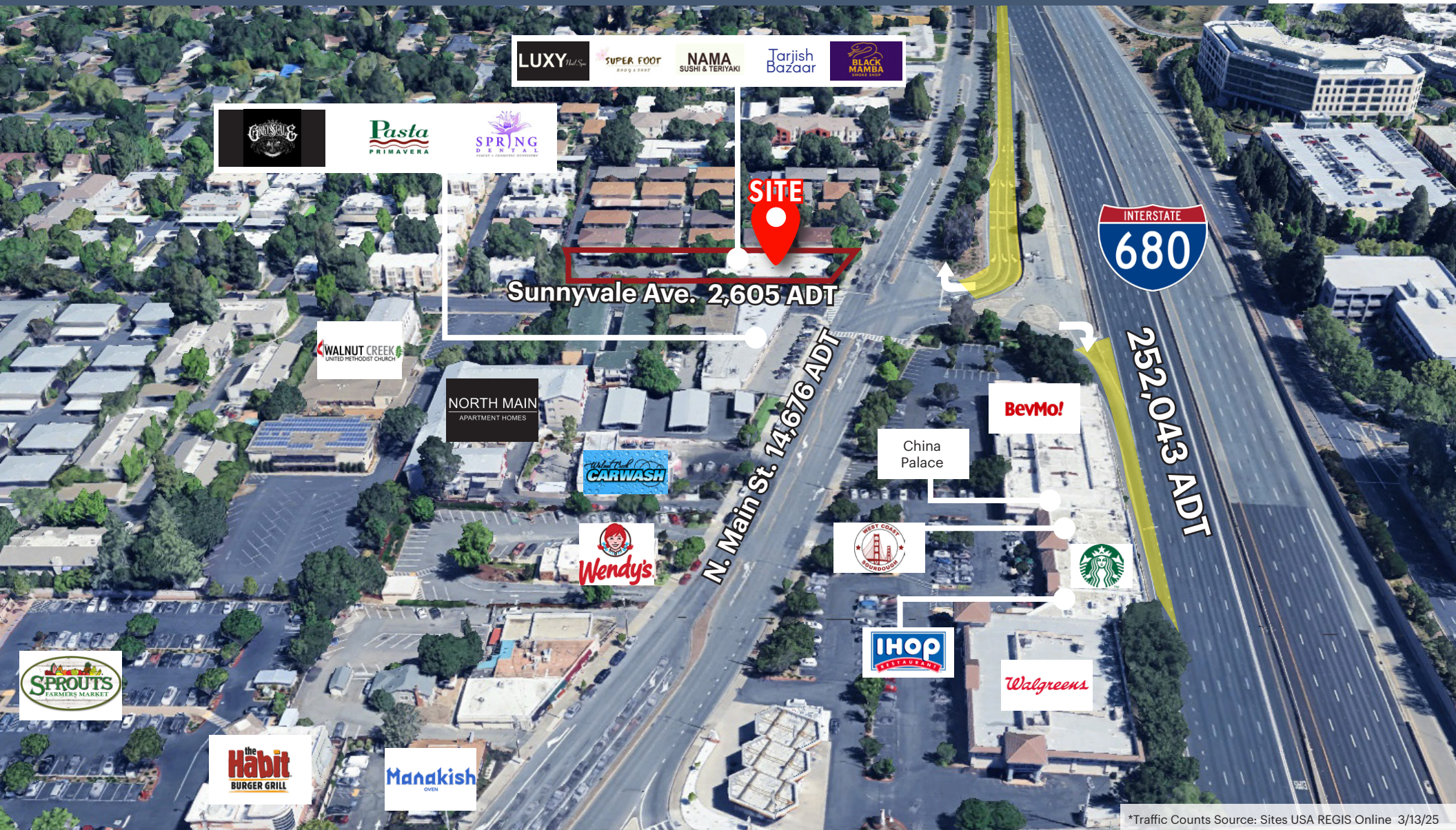
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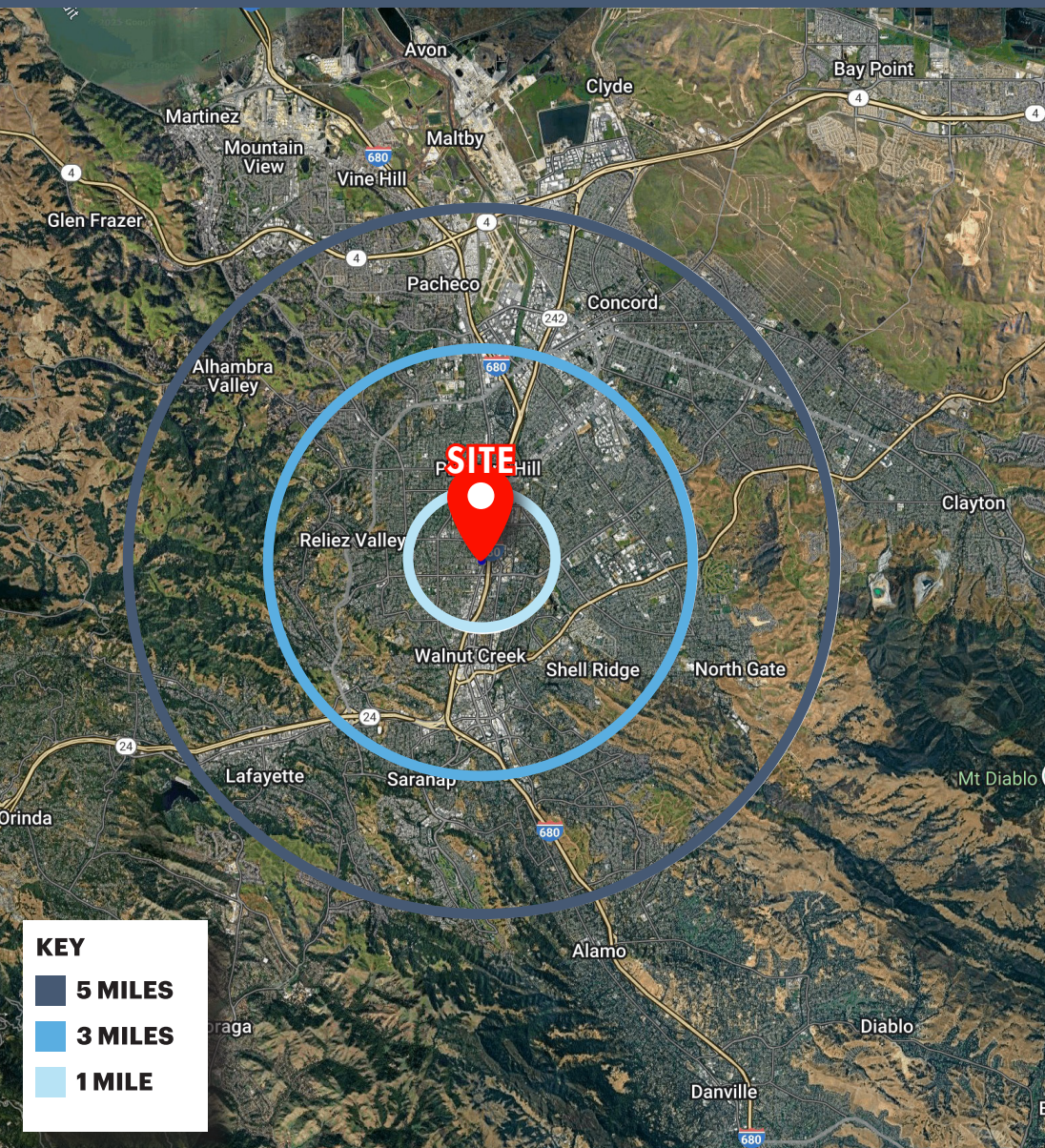
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ESTIMATED POPULATION

1 MILE	3 MILES	5 MILES
23,077	138,276	263,634

DAYTIME EMPLOYEES

1 MILE	3 MILES	5 MILES
17,610	88,592	134,378

AVERAGE HOUSEHOLD INCOME

1 MILE	3 MILES	5 MILES
\$167,180	\$185,517	\$190,273

BACHELOR'S DEGREE OR HIGHER

1 MILE	3 MILES	5 MILES
63.4%	58.7%	56.1%

HOUSEHOLD EXPENDITURES (PER MONTH)

1 MILE	3 MILES	5 MILES
\$11,030	\$11,524	\$11,409

HOUSEHOLD DENSITY (PSM)

1 MILE	3 MILES	5 MILES
3,452	2,031	1,391

HOUSEHOLDS WITH CHILDREN

1 MILE	3 MILES	5 MILES
2,330	15,673	29,151

HOME VALUES \$1,000,000 OR MORE

1 MILE	3 MILES	5 MILES
1,571	14,348	29,184

*Demographics Source: Sites USA REGIS Online 03/12/25



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