

FOR LEASE

± 1,600 SF | Retail
Call Broker For Pricing & Touring Instructions



PARK STREET LANDING

2307-2337 BLANDING AVE.
ALAMEDA, CALIFORNIA

JIM SHEPHERD
(925) 627-7902
jim@lockehouse.com
License #01313190

CURRENT AVAILABILITY

1,600 SF

- Available for Retail or Office Space

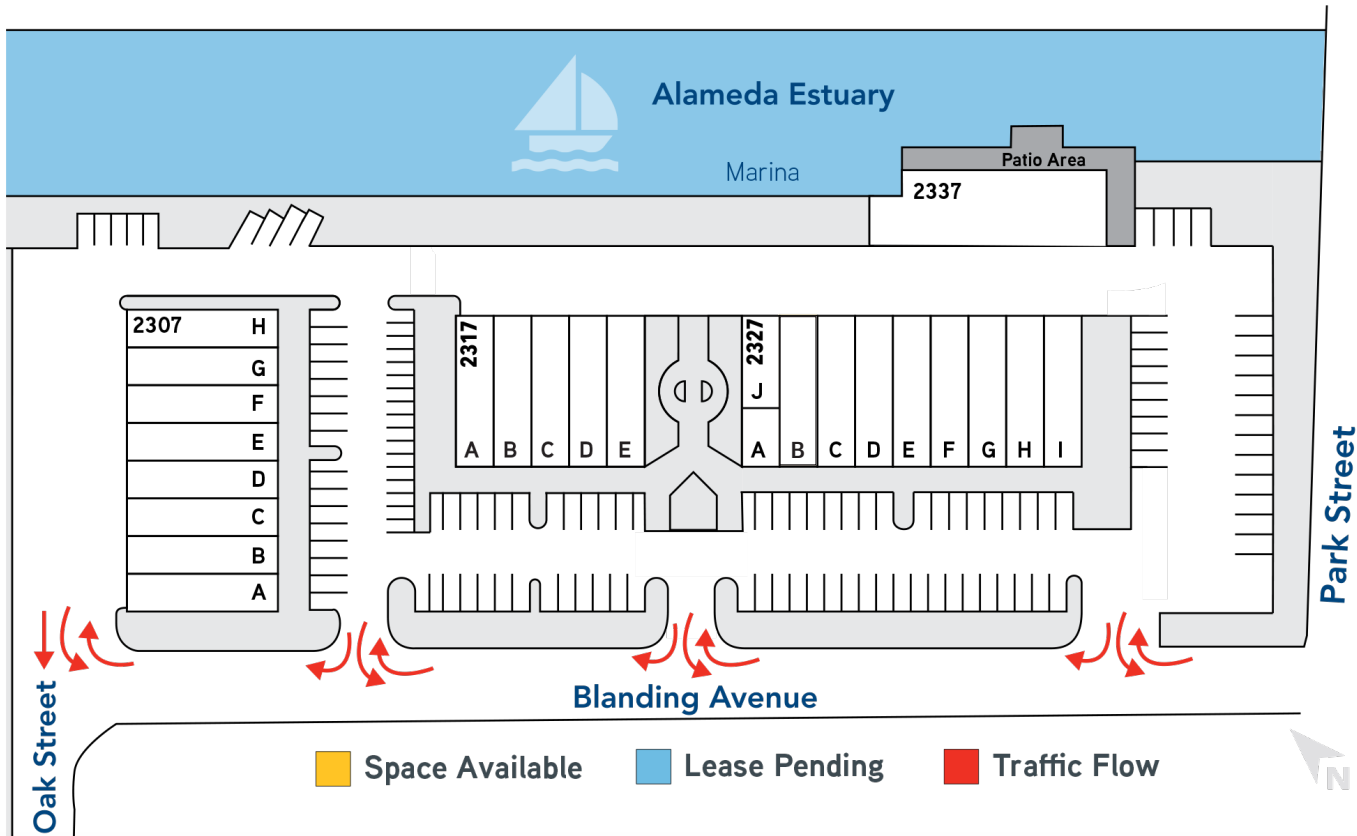
PROPERTY HIGHLIGHTS

- 1,600 SF Available
- ±38,400 SF retail center uniquely positioned at the Park Street Bridge, gateway to downtown Alameda
- High visibility and identity with great signage opportunities
- Features frontage along Blanding Avenue / Park Street, which has one of the highest traffic counts in Alameda with more than 33,889 ADT
- Directly adjacent to Alameda Estuary and the San Francisco Bay Trail, a public walkway providing access to the water and a 22-boat slip marina
- Existing tenants in the center include: Dollar Tree, O'Reilly Auto Parts, H&R Block, Enterprise Rent-A-Car, Hansen Rigging, Swings & Wings
- Update to Monument Signage with Tenant Name
- Pylon Signage
- Located at the corner of Park Street Bridge (1 of 4 access points to Alameda)



*Traffic Counts Source: Site USA REGIS 3/10/25





#	SUITE	TENANT	SF
2307	H/G	Hansen Rigging	3,200 SF
	F/E	Swings & Wings	3,200 SF
	D	M&M Antiques	1,600 SF
	C	Elite Kicks Martial Arts ACA	1,600 SF
	B	Alameda County Industries	1,518 SF
A	Enterprise Rent-A-Car	1,682 SF	
2317	A-E	Dollar Tree	8,098 SF
2327	A	iNails	1,600 SF
	B	Amazing Hardwood Floor	1,600 SF
	C	H&R Block	1,600 SF
	D	iSalon	1,600 SF
	E	A-Town Pizza	1,297 SF
	F/G	O'Reilly Auto Parts	6,703 SF
	-	Dragon Rouge	4,646 SF



PARK STREET LANDING



BRIDGESIDE SHOPPING CENTER



SITE

CLEMENT AVENUE - 5,633 ADT

PARK STREET - 17,739 ADT



DEMOGRAPHICS



POPULATION	1 MILE	3 MILES	5 MILES
	32,507	266,297	493,087



ESTIMATED AVERAGE HOUSEHOLD INCOME	1 MILE	3 MILES	5 MILES
	\$12,714	\$107,040	\$196,133



HOUSEHOLD INCOME DISTRIBUTION \$200,000 or More	1 MILE	3 MILES	5 MILES
	2,841	24,964	49,924



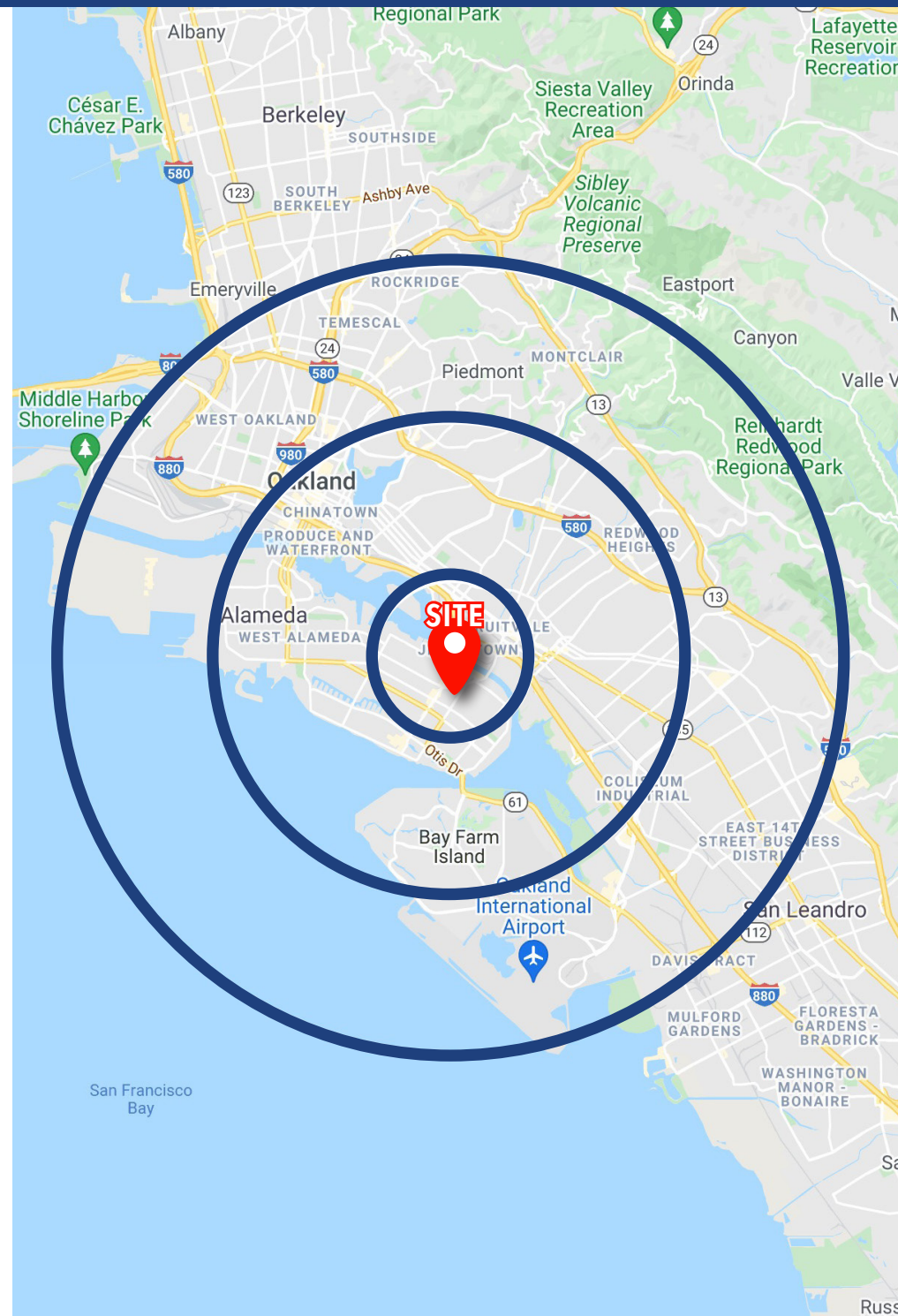
MEDIAN HOME VALUE \$1,000,000 or More	1 MILE	3 MILES	5 MILES
	2,771	20,499	41,307



COLLEGE DEGREE BACHELOR DEGREE OR HIGHER	1 MILE	3 MILES	5 MILES
	11,648	95,560	183,195



TOTAL RETAIL EXPENDITURES	1 MILE	3 MILES	5 MILES
	\$696.84 M	\$5.79 B	\$10.82 B



*Demographics Source: Site USA REGIS 3/10/25