

FOR LEASE FOODMAXX CENTER

SAN PABLO, CA

122,231 SF Grocery Anchored Shopping Center



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LOCKEHOUSE
RETAIL GROUP

FoodMaxx Center in San Pablo is a high-traffic neighborhood shopping center anchored by FoodMaxx, generating strong daily consumer visits and consistent foot traffic. Located along busy San Pablo Avenue with excellent visibility, easy access, and ample parking, the center provides an ideal environment for retail and service businesses seeking exposure to a dense residential customer base and steady grocery-driven traffic.

PROPERTY SUMMARY

Address	13222 San Pablo Ave., San Pablo, CA
Cross Streets	San Pablo Dam Road
Type	±122,231 SF Grocery Jr. Anchored Shopping Center
Parking	4.5/1,000 SF
Rent	Please Inquire with Broker
NNN	Please Inquire with Broker

HIGHLIGHTS

- Rare ±21,000 SF Anchor Position
- High Volume Food Maxx
- Strong & Affluent Demographics
- Centrally Located
- 2,500 Sf Fully Entitled Drive Through
- Up To 10,000 Sf Buildable Pad Available For Ground Lease On Hard Corner
- Strong Daily Foot Traffic And Repeat Neighborhood Customer Base





CURRENT TENANTS	SIZE (SF)
Planet Fitness	±25,572 SF
Food Maxx	±63,140 SF
Pollo Campero	±2,619 SF

AVAILABLE SPACES	
End Cap Box	±21,000 SF
Ground Lease Pad	±10,000 SF
Drive Thru (Fully Entitled)	±2,500 SF





DISTANCE FROM SITE

San Francisco	18 Miles
San Mateo	8 Miles
San Jose	13 Miles

1 MILE | 3 MILES | 5 MILES



POPULATION

1 MILE	3 MILES	5 MILES
30,454	177,048	262,342



ESTIMATED HOUSEHOLDS

1 MILE	3 MILES	5 MILES
9,975	59,053	92,283



EST. AVE. HOUSEHOLD NET WORTH

1 MILE	3 MILES	5 MILES
\$1.09 M	\$1.17 M	\$1.52 M



EST. AVE. HOUSEHOLD INCOME

1 MILE	3 MILES	5 MILES
\$119,202	\$125,364	\$148,310



BACHELOR DEGREE OR HIGHER

1 MILE	3 MILES	5 MILES
28.7%	31.5%	40.2%



TOTAL RETAIL ANNUAL EXPENDITURES

1 MILE	3 MILES	5 MILES
\$570.64 M	\$3.33 M	\$5.46 M





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