

# FOR LEASE > RETAIL/OFFICE

## Alvarado Square



30665 - 30915 UNION CITY BOULEVARD, UNION CITY, CA

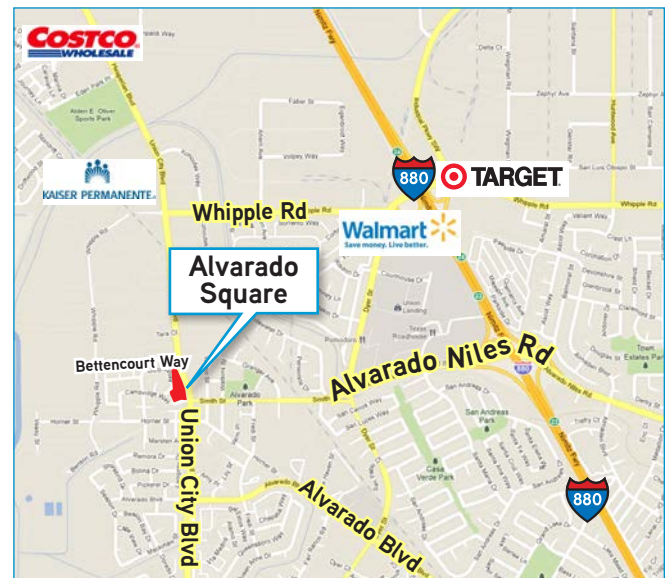


### Availability

- > 550± SF (furnished)  
Priced at \$1,575/mo. (\$2.25/SF + \$0.61/SF exp.)
- > 1,244± SF (with street signage)  
Priced at \$3,245/mo. (\$2.00/SF + \$0.61/SF exp.)

### Highlights

- > Located in Historic Alvarado near regional retail centers and business parks
- > Surrounded by several new housing communities
- > Good freeway access
- > 4/1,000 parking
- > Strong demographics



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### AVAILABILITY

Unit No.	Tenant	Available
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#### Building 1D

30665	Psychiatry Office	LEASED
30669	Psychiatry Office	LEASED
30673	Skin Care	LEASED
30677	Skin Care	LEASED
30681	Sarsies Parties	LEASED

#### Building 1C

30703	Hair Extensions	LEASED
30707	Comics/Toys	LEASED
30711	Tutoring	LEASED
<b>30715</b>	<b>550± SF</b>	<b>NOW</b>
30719	Spa	LEASED

#### Building 1B

30803	Hair Salon	LEASED
30807	Martial Arts	LEASED
30811	Dental Office	LEASED
30815	Nail Salon	LEASED

#### Building 1A

30903	Foot Spa	LEASED
30907	Ballet School	LEASED
30911	Chiropractor	LEASED
<b>30915</b>	<b>1,244± SF</b>	<b>WITH NOTICE</b>



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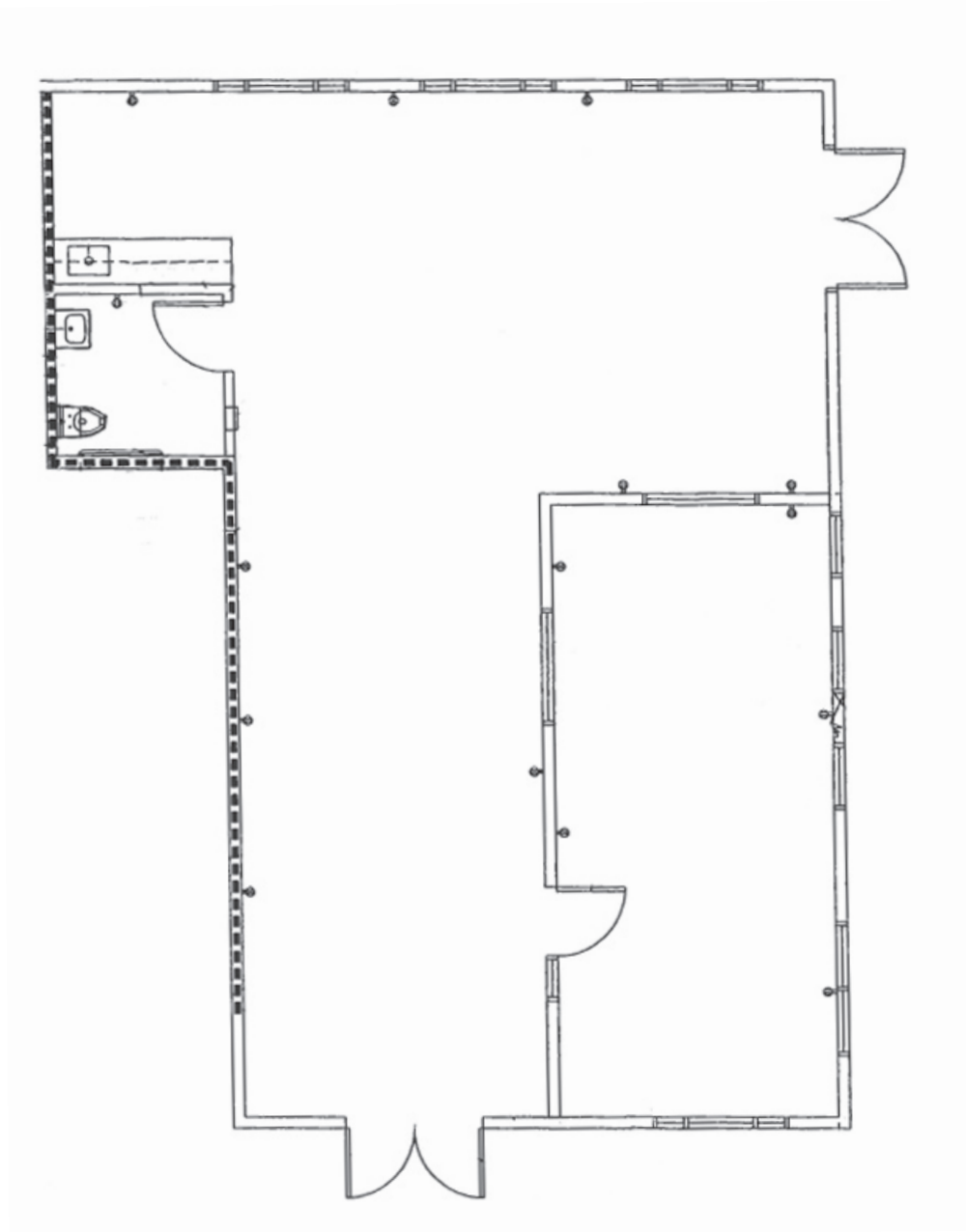


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## FLOOR PLAN

30915 Union City Boulevard

1,244± SF



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	0 - 1 miles	0 - 3 miles	0 - 5 miles
<b>Population</b>			
2016 Daytime Business	8,010	45,540	101,151
2021 Projection	18,071	146,175	324,434
2016 Estimate	17,034	137,877	305,372
2010 Census	15,745	127,673	281,308
2000 Census	16,223	125,176	271,913
Projected Growth 2016 - 2021	6.09%	6.02%	6.24%
Estimated Growth 2010 - 2016	8.19%	7.99%	8.55%
Growth 2000 - 2010	-2.95%	1.99%	3.45%
<b>Households</b>			
2021 Projection	4,881	42,922	99,682
2016 Estimate	4,603	40,432	93,614
2010 Census	4,277	37,454	85,996
2000 Census	4,186	36,480	82,933
Projected Growth 2016 - 2021	6.04%	6.16%	6.48%
Estimated Growth 2010 - 2016	7.64%	7.95%	8.86%
Growth 2000 - 2010	2.17%	2.67%	3.69%
<b>2016 Est. Population by Single-Classification Race</b>	<b>17,034</b>	<b>137,877</b>	<b>305,372</b>
White Alone	13.21%	22.10%	28.29%
Black or African American Alone	5.74%	6.72%	7.65%
Amer. Indian and Alaska Native Alone	0.41%	0.53%	0.66%
Asian Alone	68.76%	48.89%	39.14%
Native Hawaiian and Other Pac. Isl. Alone	1.36%	2.23%	2.18%
Some Other Race Alone	4.17%	12.71%	15.04%
Two or More Races	6.35%	6.82%	7.05%
Not Hispanic or Latino	89.64%	75.39%	69.32%
Hispanic or Latino	10.36%	24.61%	30.68%
<b>2016 Est. Households by HH Income</b>	<b>4,603</b>	<b>40,432</b>	<b>93,614</b>
2016 Est. Average Household Income	\$120,770	\$111,072	\$105,427
2016 Est. Median Household Income	\$97,415	\$86,679	\$81,162
<b>2016 Est. Households by Household Type</b>	<b>4,603</b>	<b>40,432</b>	<b>93,614</b>
Single Male Household	11.80%	15.53%	18.55%
Single Female Household	11.92%	17.76%	20.37%
Other Family - Male Head	5.78%	6.30%	7.56%
Other Family - Female Head	16.44%	17.18%	19.16%