



RIVERMARK

Santa Clara

VILLAGE



for Lease

Restaurant *and*
Retail Space Availability



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Site Plan

RIVERMARK VILLAGE



#	TENANTS	SIZE
1	Safeway	59,480
2	Santa Clara Police	2,500
3	8 Blocks Real Estate	1,525
4	Available	2,207
5	CEFCU	3,180
6	Meet Fresh	2,624
7	Khoobsurat Salon	2,138
8	Verizon Wireless	1,421
9	Postal Annex	1,100
10	Supercuts	1,086
11	Chipotle	2,600
12	Poke House	1,496
13	Kabab Shop	1,862
14	T-Mobile	1,500
15	Cold Stone Creamery	1,040
16	Peet's Coffee and Tea	2,003
17	Premier Pizza	1,514
18	Dave's Hot Chicken	2,710
19	Wells Fargo	6,517
20	AT&T	2,005
21	Available	2,170
22	Sutter Health	2,195
23	Red Robin	5,438
24	Risewood Fire	6,043
25	Easterly Restaurant	3,200
26	Iris Vision	1,100
27	Rivermark Dental	1,470
28	Available 9/1/25	1,309
29	SPA	1,546
30	Boltiful Kitchen	1,333
31	The Melt	2,352
32	EggHead Sando Café	1,844
33	H&R Block	961
34	Spa	1,418
35	Cerulean Dental	2,402
36	Fantasia Coffee and Tea	1,062
37	Mathnasium	1,370

#	ADDRESS	SIZE	AVAILABLE	TYPE
4	3986 Rivermark Plaza, Santa Clara, CA	±2,207 SF	Available	Retail
21	3914 Rivermark Plaza, Santa Clara, CA	±2,170 SF	Available	Retail
28	3933 Rivermark Plaza, Santa Clara, CA	±1,309 SF	Available 9/1/25	Retail

Join Rivermark Village!

A diverse mix of restaurants, retail, services and specialty shops featuring quarterly foot traffic of $\pm 835.7k$ visitors, anchored by a high-volume Safeway.

RETAIL SPACE AND RESTAURANT AVAILABILITY

Available for Lease - 3 units













3986 Rivermark Plaza	$\pm 2,207$ SF
3914 Rivermark Plaza	$\pm 2,170$ SF
3933 Rivermark Plaza	$\pm 1,309$ SF

RIVERMARK
VILLAGE



TOP 4 LIFE STAGE SEGMENTS

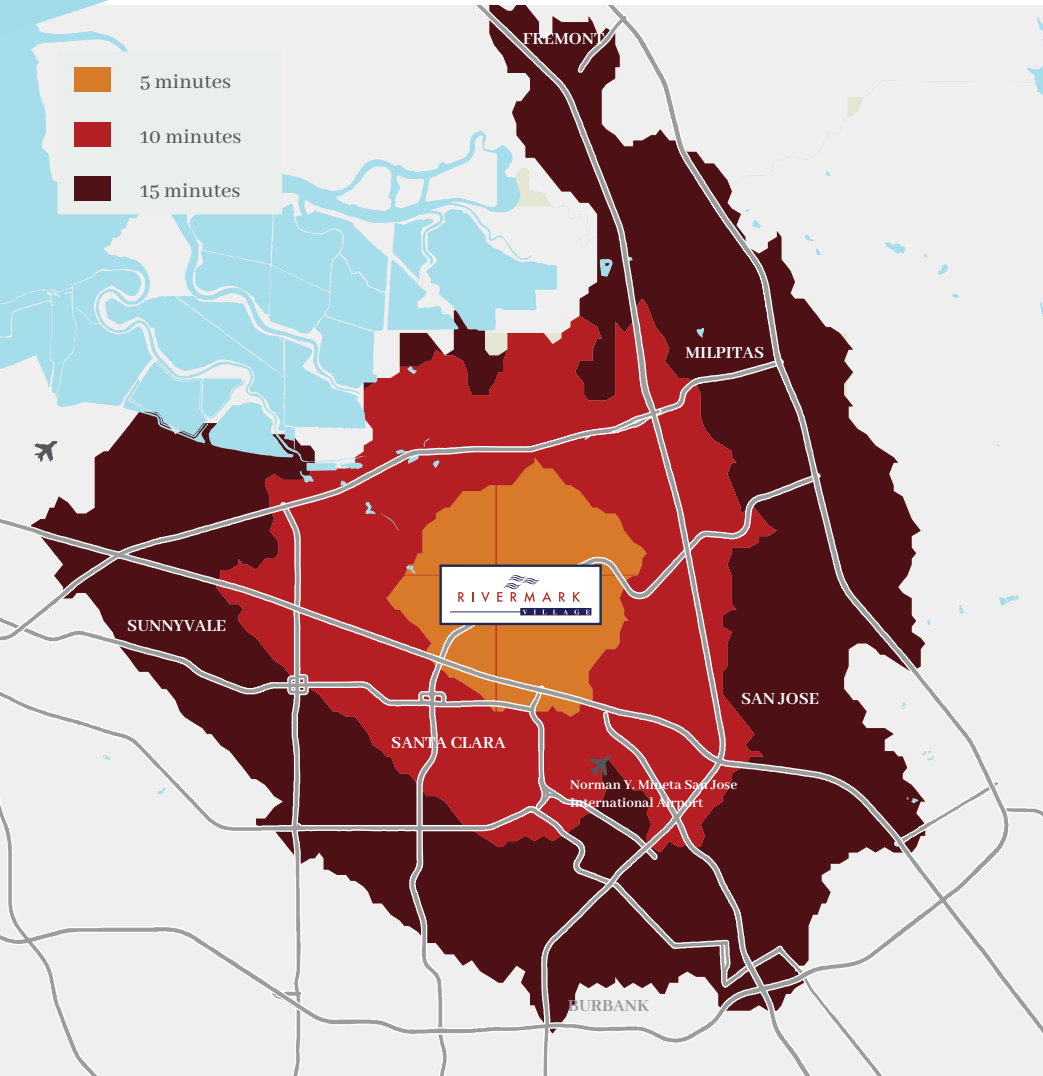
Within a 1 and 3 Mile Radius of Rivermark Village

SEGMENT	AFFLUENT HOUSEHOLDS	TAKING HOLD	TOP WEALTH	COMFORTABLE HOUSEHOLDS
1 MILE RADIUS	16.6%	17.3%	44.9%	10.1%
3 MILE RADIUS	17.6%	15.7%	38.5%	15.0%
COMMENTS	<div>  <p>Married couples with children under the age of 18</p> </div> <div>  <p>80% of this group earns \$100,000+ and 45.5% earn \$150,000+</p> </div> <div>  <p>Enjoy peak educational levels and professional occupations</p> </div>	<div>  <p>Single professionals getting ready to marry</p> </div> <div>  <p>Middle and upper-middle income brackets</p> </div> <div>  <p>Over 30% earn \$150,000+</p> </div>	<div>  <p>Over 75% are married with children over the age of 18</p> </div> <div>  <p>49.9% earn \$150,000+</p> </div> <div>  <p>Many expenses are paid for with credit cards</p> </div>	<div>  <p>50% are married with children of mixed ages</p> </div> <div>  <p>Spend their money on technology, entertainment, and clothing for their children</p> </div> <div>  <p>More than 90% earn between \$50,000 and \$90,000</p> </div>

Source: Esri



Local Spending Habits



AVERAGE ANNUAL HOUSEHOLD SPENDING

	5mins	10mins	15mins
Number of Households	18,304	107,036	363,171
Restaurants	\$8,147	\$7,098	\$6,726
Food and Beverage Stores	\$14,196	\$12,604	\$12,035
Apparel	\$4,878	\$4,223	\$4,020
Health and Personal Care Stores	\$2,260	\$2,017	\$1,919
Entertainment & Recreation	\$7,531	\$6,708	\$6,380
Vehicles & Parts	\$17,209	\$15,274	\$14,303

Source: Esri, Esri and Bureau of Labor Statistics

A DESIRABLE LOCATION

- Educated and prosperous - in Santa Clara County, the average household income is over \$201K and 57% have a bachelor's degree or higher
- Strong tourism – Rivermark Village is less than 10 minutes from the Santa Clara Convention Center, Great America, as well as Levi's Stadium, home of the San Francisco 49ers
- High traffic location - over 67K vehicles pass by Rivermark Village each day



Nearby Amenities

RIVERMARK
VILLAGE



Strong daytime population of 497,410 within a 10-minute drive of Rivermark Village

Located just 1.5 miles from the 68,500 seat Levi's Stadium which is home to San Francisco 49ers, concerts, soccer games, college bowl games, and many more events year round.

Surrounded by a growing employee market with companies that include:

- Analog Devices
- Apple
- Canon
- Cisco
- Ericsson
- Google
- Hitachi
- Intel
- Maxim Integrated
- Netgear
- Oracle
- Samsung
- Toshiba
- Veritas



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