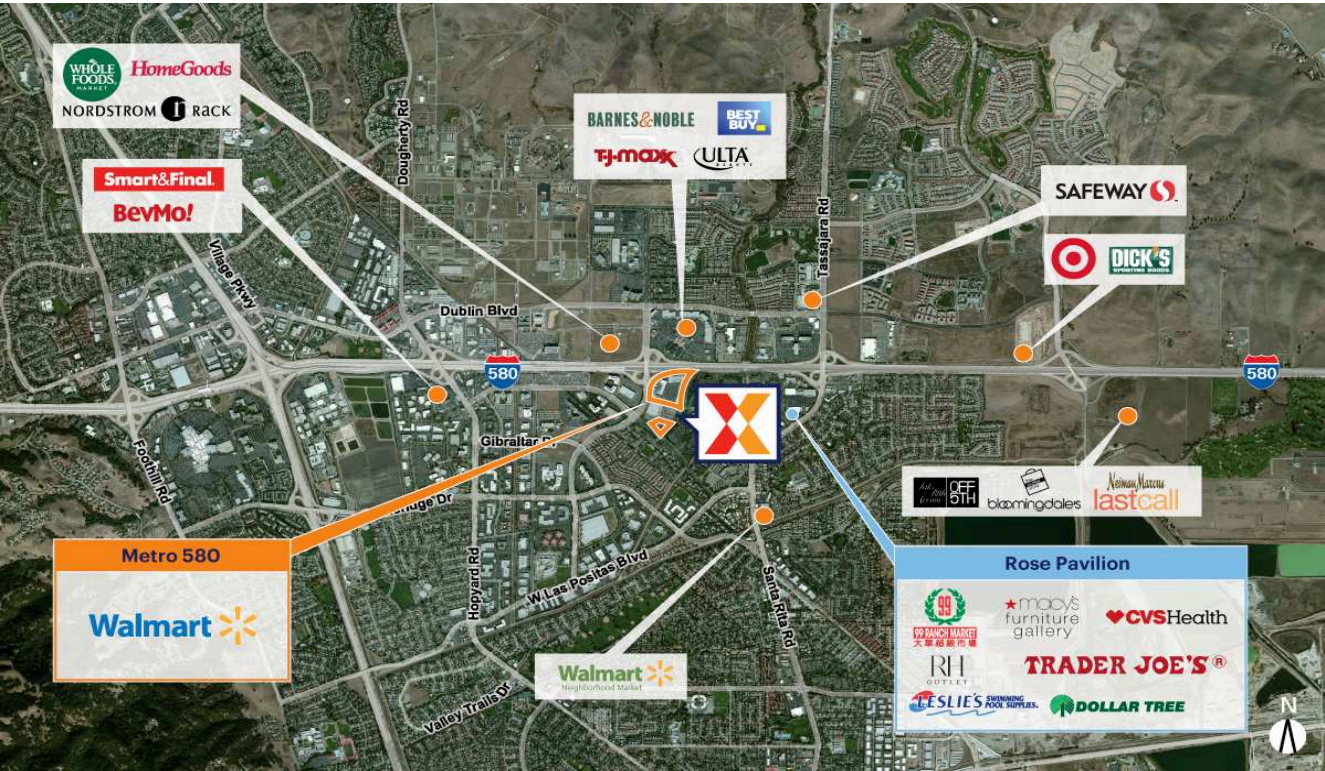


# Metro 580

San Francisco-Oakland-Berkeley, CA

37.6998, -121.8864  
4500 Rosewood Drive | Pleasanton, CA 94588



Center Size: 177,573 SF



Demographics	5 Mile	10 Mile	20 Mil
	197,907	441,524	1,874,4
	66,875	151,362	631,02
	\$194,828	\$189,234	\$153,3

Anchored by Walmart and surrounded by a dense population of 197,000+ with an average household income of \$194,000+ within 5 miles

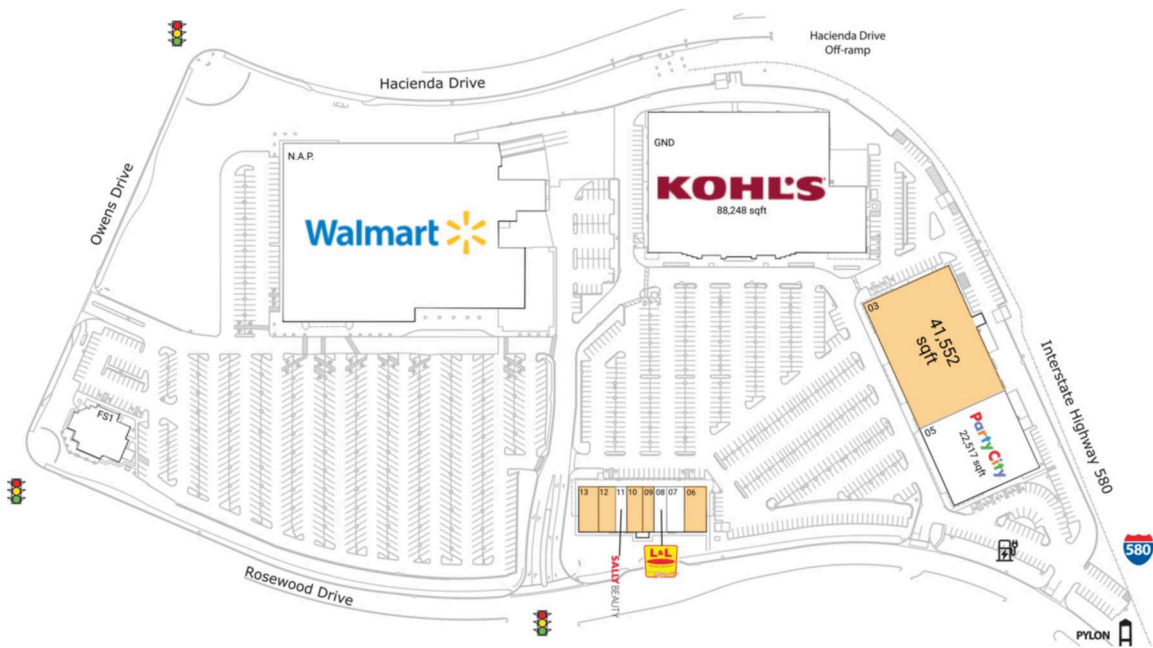
Located within the Hacienda Business Park with more than 475 companies, plus a daytime population of 209,000+ within 5 miles

High visibility from I-580 with 241,000+ VPD and two major freeways connecting the Tri-Valley to the Silicon Valley

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### Available Space

03	41,552 SF
06	3,100 SF
09	1,600 SF
10	2,000 SF
12	2,400 SF
13	3,000 SF

### Current Retailers

FS1	Denica's Real Food Kitchen	7,256 SF
GND	Kohl's	88,248 SF
N.A.P.	Walmart	0 SF
05	Party City	22,517 SF
07	Arusuvai Virunthu	2,500 SF
08	L&L Hawaiian Barbeque	1,800 SF
11	Sally Beauty Supply	1,600 SF

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