

# Gateway Plaza

Vallejo, CA

38.13, -122.22

105-173 Plaza Drive & Turner Parkway | Vallejo, CA 94591



Center Size: 428,750 SF



Demographics	3 Mile	7 Mile	20 Mile
	114,465	193,991	1,460,062
	38,941	66,982	524,918
	\$93,027	\$105,551	\$128,674

Market-dominant power center anchored by Marshalls, Ross Dress for Less & Michaels drawing an estimated 31,100+ visits/day and 11.3M annual visits (based on Creditell)

Surrounded by a dense population of 114,000+ with an average household income of \$93,000+ within 3 miles

High visibility from 146,000 vehicles daily on I-80

Draws from the Napa Valley area, 20 miles northwest of the center

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## Available Space

46	6,680 SF
64	35,011 SF

## Pad Opportunities

PAD A Pad	10,000 SF/0.2
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## Current Retailers

N.A.P.08	PHO Vallejo	2,100 SF	37	Petco	12,000 SF
N.A.P.09	Daniel's Jewelers	2,240 SF	38	Daikon Korean BBQ	10,350 SF
N.A.P.10	Costco Gas	0 SF		Pep Boys	22,268 SF
OP1	Panera Bread	4,200 SF	39	The Habit Burger Grill	3,200 SF
01	Bangkok Island	3,700 SF	40	IHOP	4,500 SF
02	Sharetea	1,058 SF		America's Best Contacts & Eyeglasses	3,166 SF
03	Computer Corners	960 SF	41	Orangetheory Fitness	2,834 SF
04	Suruki's Japanese Restaurant	1,300 SF	42	GameStop	1,000 SF
05	Envy Beauty Care	1,300 SF		Que Onda! Taco Bar	2,440 SF
06	Quickly	1,950 SF	42A	Bank of America	150 SF
07	State Farm	1,300 SF		Cold Stone Creamery	1,060 SF
08	88 Bao Bao	1,300 SF	43	Ulta Beauty	10,142 SF
09	Fire Wings	2,800 SF	44	DSW	15,636 SF
10	Bath & Body Works	4,934 SF		Marshalls	30,000 SF
13	GNC	1,400 SF	45	Boot Barn	14,832 SF
14	Unique Nails	1,050 SF	48	Western and Work Wear	
15	Ike's Love & Sandwiches	1,260 SF	50	City Sports Club	44,775 SF
16	Gateway Cleaners	1,638 SF	50A	Michaels	24,000 SF
17	Western Dental	3,760 SF	51	MOD Super Fast Pizza	3,000 SF
18	Ross Dress for Less	26,240 SF	51B	Pizza	
20	Five Below	9,000 SF	62	Bag O' Crab	3,500 SF
21A	Hibbett Sports	4,815 SF	66	T-Mobile	2,300 SF
23	Affordable	3,215 SF	70	L&L Hawaiian Barbeque	1,200 SF
	Dentures & Implants		72	Jamba Juice	1,200 SF
24	OneMain Financial	2,400 SF	74	Nick The Greek	1,400 SF
26	Bayside Optometry	2,000 SF	75		
27	OfficeMax	23,500 SF	76		
28	Mancini's Sleep World	10,000 SF	77		
36	Century Theaters	50,090 SF			



4029