

RETAIL SPACES FOR LEASE



±1,111, ±1,800 & ±2,081

FOOTHILL JUNCTION SHOPPING CENTER

**5020-5098 FOOTHILLS BLVD
ROSEVILLE, CA**

Exclusively Listed by:

Molly O'Connell
mo@corecre.com
916. 274. 4400
CA BRE #02010231

John Austin
ja@corecre.com
916. 274. 4410
CA BRE #00892375

CORE
COMMERCIAL

PROPERTY OVERVIEW

FOOTHILL JUNCTION
ROSEVILLE, CA

This shopping center offers a rare opportunity for retailers to locate in an established grocery anchored center less than two miles from the historically rich downtown Roseville, while simultaneously serving the affluent and growing population of West Roseville.

HIGHLIGHTS

- Featured availability is a prominent $\pm 2,081$ SF in-line space
- Foothill Junction is an established grocery anchored center located in a growing and affluent trade area
- Strong daytime population with over 23,000 within two miles and over 68,000 within three miles

ANCHORED BY:

SAVE MART
SUPERMARKETS



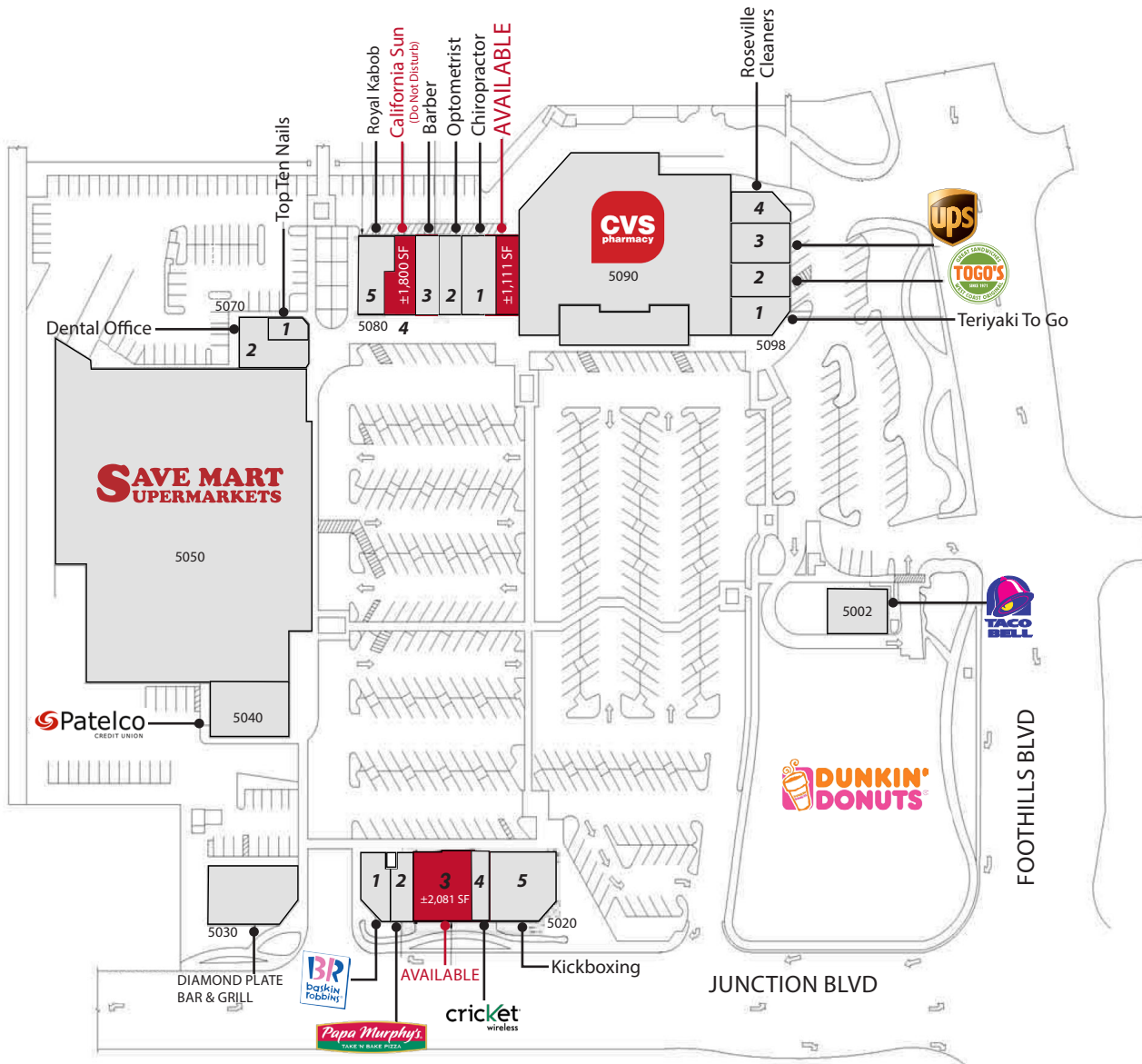
Molly O'Connell
mo@corecre.com
916. 274. 4400
CA DRE #02010231

John Austin
ja@corecre.com
916. 274. 4410
CA DRE #00892375

CORE
COMMERCIAL

SITE PLAN & TENANT ROSTER

FOOTHILL JUNCTION
ROSEVILLE, CA



SUITE	TENANT	SF (±)
5020-1	Baskin Robbins	1,126
5020-2	Papa Murphy's Pizza	1,024
5020-3	AVAILABLE	2,108
5020-4	Cricket Wireless	1,200
5020-5	Kick Boxing	2,806
5030	Diamond Plate Bar & Grill	3,200
5040	Patelco Credit Union	3,150
5070-1	Top Ten Nails	707
5070-2	Foothills Dentistry	1,693
5080-0	AVAILABLE	1,111
5080-1	Bush Family Chiorpractic	989
5080-2	Foothills Optometry	1,500
5080-3	Barber	1,200
5080-4	California Sun Center	1,800
5080-5	Royal Kabob	1,800
5098-1	Teriyaki To Go	1,200
5098-2	Togo's	1,470
5098-3	The UPS Store	1,543
5098-4	Roseville Cleaners	1,305
Pad-1	SaveMart Supermarket	53,524
Pad-2	CVS	25,405
Pad-3	Taco Bell	1,942

Molly O'Connell
mo@corecre.com
916. 274. 4400
CA DRE #02010231

John Austin
ja@corecre.com
916. 274. 4410
CA DRE #00892375

CORE
COMMERCIAL



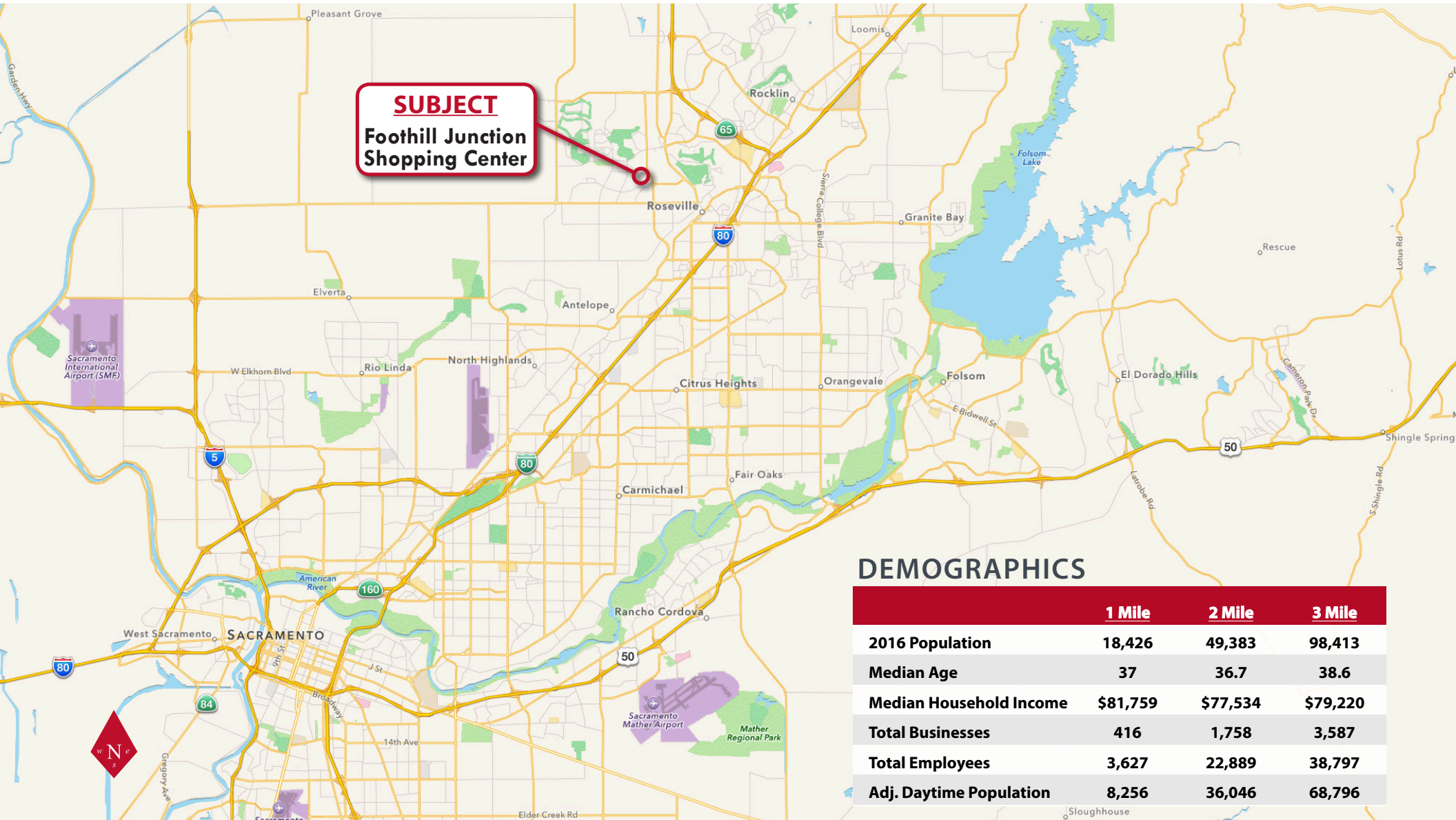
Foothill Junction Shopping Center
Featuring...
SAVE MART SUPERMARKETS **CVS pharmacy**
Papa Murphy's **TACO BELL** **TOGO'S**
BR **ups** **and others.**

Molly O'Connell
mo@corecre.com
916. 274. 4400
CA DRE #02010231

John Austin
ja@corecre.com
916. 274. 4410
CA DRE #00892375

LOCATION

FOOTHILL JUNCTION ROSEVILLE, CA



DEMOGRAPHICS

	1 Mile	2 Mile	3 Mile
2016 Population	18,426	49,383	98,413
Median Age	37	36.7	38.6
Median Household Income	\$81,759	\$77,534	\$79,220
Total Businesses	416	1,758	3,587
Total Employees	3,627	22,889	38,797
Adj. Daytime Population	8,256	36,046	68,796

COPYRIGHT © 2017. ALL RIGHTS RESERVED. CORE Commercial (“Agent”), CA DRE Lic. 01904661, has presented this brief, selected information pertaining to the Property and shall not be considered all-inclusive or unchanged since the date of preparation. No warranty as to the accuracy or completeness is expressed or implied. The information has been received from sources believed to be reliable but is not guaranteed. Prospective Tenants should independently verify each item of information and have the same reviewed by its tax advisor and/or legal counsel. The Property is being leased on an “as-is, where-is” and “with all faults” basis unless otherwise specified.

