OAK GROVE PLAZA

Oak Grove Road & Treat Boulevard – Concord, CA

Location! Location! Location!

NOW AVAILABLE
2,100 SF

Ideal for Office • Retail
Service (Non-Auto)
Fitness • Medical • Warehouse

boichik

Peet's Coffee

CHIPOTLE MEXICAN GRILL

WELLS FARGO

JohnCumbelich & Associates

PARTNER XTEAM RETAIL ADVISORS

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Something for everyone!

Oak Grove Plaza – a busy ±70,000 sf neighborhood center serving a large, affluent population.

Anchored by a busy **Trader Joe's,** Oak Grove Plaza has a strong mix of national and local tenants including **PetFood Express, Peet's Coffee, Chipotle, Wells Fargo Bank, Baskin-Robbins, Just Ride Cycling**, and neighborhood favorite **Mona's Burgers**.

Other notable tenants inlclude **The French Spot**, *a Michelin-credentialed* pastry shop and New York Times-heralded **Boichik Bagels**.

Adjacent to the retail center (and part of), is the Oak Grove Business Center with Four Corners Veterinary Hospital, Curves, KidsPlanet Learning Center, and Round Table Pizza.

With a strong mix of retail, dining and services, this daily needs center is always busy!

LARGE POPULATION

269,870 Estimated Population in a 5-Mile Radius

HIGH INCOME

$182,709 Estimated Income in a 5-Mile Radius

STRONG DRAW

The wide variety of retail & dining attract visitors to the center 24/7

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great neighbors!

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high altitude aerial

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busy trade area

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details

Location! Location! Location!

Oak Grove Plaza – a ±70,000 sf neighborhood center serving a large, affluent population

- Situated in Ygnacio Valley at the high traffic corner of Treat Blvd. and Oak Grove Rd.
- Surrounded by a densely populated residential community, several schools (De La Salle High School, Corondelet High School and Ygnacio Valley High School) and near Shadelands – a 270 acre business center
- Anchor tenants include Trader Joe's, Peet's Coffee, Chipotle, Pet Food Express and Wells Fargo Bank
- Excellent parking – 755 spaces (ratio of 5.5/1,000 sf.)

Oak Grove Plaza is a neighborhood shopping and business center prominently positioned on the corner of Treat Boulevard and Oak Grove Road.

Tenants include a unique mix of high profile/ household names, and individually owned, small businesses.

The uses range from grocery and financial institutions, to restaurants and a gas station. There are also a number of personal services, and several outdoor common areas. The shopping center is open 365 days a year and hosts up to thousands of patrons per day.

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overall site plan
retail & business center

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HIGHLIGHTS
16 Foot + Ceilings
Mezzanine • Roll-Up Door
Air-Conditioning
Abundant Parking

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shopping center site plan

TENANT	SIZE/SF
Wells Fargo Bank	5,240
Chevron Gas Station	NAP
MedSpa	1,000
Puffin Nails	1,099
Ozora Sushi Restaurant	3,720
Captain's Chest Cocktail Lounge	1,200
A-1 Photo & Video Lab	1,200
Astound Broadband	1,200
Lavish Lifestyle Barber Shop	600
Lavish Lifestyle Barber Shop	960
JustRide Studio	1,320
Peet's Coffee & Tea	2,000
F&M Bank	1,400
The French Spot	1,600
Oak Grove Pharmacy	1,600
Jimmy John's Gourmet Sandwiches	1,600
Ace Fashion Cleaners	1,750
Mona's Burgers	1,400
88 Bao Bao	1,400
PostalAnnex	1,400
Chipotle Mexican Grill	2,800
Pet Food Express	7,376
Trader Joes	13,065
Baskin Robbins Ice Cream	1,000
Boichik Bagels	1,710
Cork n' Bottle Liquor Store	3,350
Round Table Pizza	4,800
Kidz-Planet Preschool	5,000

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business center site plan

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TENANT	SIZE SF
Diablo Salon	1,100
Dean's Shoe Repair	1,200
Laundermutt	1,200
Treat Yourself Spa	1,200
Curves	1,500
Salon Centric Beauty Supply Store	3,295
Dance Connnection Performing Arts	3,168
Dance Connnection Performing Arts	3,168
Delta Martial Arts	3,168
Four Corners Veterinary Hospital	5,600
2G Sports & Fitness	2,100
AVAILABLE	**2,100**
Bay Area Air Quality	2,100
Home Design	2,100
Elsie Green	2,100
Ohana Theatrical Productions	2,100
Near Future	2,100
Management Warehouse	2,100
Pet Food Express	7,376
Trader Joes	13,065
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demographics

		1 MILE	3 MILE	5 MILE
POPULATION	2024 Estimated Population	13,240	143,175	269,870
	2029 Projected Population	13,402	143,078	267,324
	2020 Census Population	13,905	143,732	272,723
	2010 Census Population	13,400	135,770	257,894
	Projected Annual Growth 2024 to 2029	0.2%	0.0%	-0.2%
	Historical Annual Growth 2010 to 2024	0.0%	0.4%	0.3%
	2024 Median Age	46.0	41.2	42.5
DAYTIME POPULATION	Adj. Daytime Demographics Age 16 Years +	14,226	118,411	210,318
HOUSEHOLDS	2024 Estimated Households	5,282	58,595	108,797
	2029 Projected Households	5,326	58,832	107,955
	2020 Census Households	5,211	56,365	106,388
	2010 Census Households	5,060	53,819	101,895
	Projected Annual Growth 2024 to 2029	0.2%	-	-0.2%
	Historical Annual Growth 2010 to 2024	0.3%	0.6%	0.5%
RACE & ETHNICITY	2024 Estimated White	62.2%	52.6%	56.3%
	2024 Estimated Black or African American	2.8%	4.3%	3.9%
	2024 Estimated Asian or Pacific Islander	18.3%	19.4%	18.1%
	2024 Estimated American Indian or Native Alaskan	0.5%	0.7%	0.6%
	2024 Estimated Other Races	16.2%	23.0%	21.0%
	2024 Estimated Hispanic	17.1%	24.2%	22.1%
INCOME	2024 Estimated Average Household Income	$215,555	$171,313	$182,709
	2024 Estimated Median Household Income	$165,927	$133,828	$139,106
	2024 Estimated Per Capita Income	$86,148	$70,247	$73,791
EDUCATION (AGE 25+)	2024 Estimated Elementary (Grade 0-8)	1.1%	4.6%	4.0%
	2024 Estimated Some High School (Grade 9-11)	4.8%	4.0%	3.4%
	2024 Estimated High School Graduate	13.4%	14.5%	14.8%
	2024 Estimated Some College	13.5%	16.4%	17.6%
	2024 Estimated Associates Degree Only	8.3%	7.5%	7.5%
	2024 Estimated Bachelors Degree Only	34.0%	31.1%	31.0%
	2024 Estimated Graduate Degree	24.8%	21.9%	21.7%
BUSINESS	2024 Estimated Total Businesses	1,047	8,102	14,080
	2024 Estimated Total Employees	10,012	81,791	130,439
	2024 Estimated Employee Population per Business	10	10	9
	2024 Estimated Residential Population per Business	13	18	19

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