



SIZE

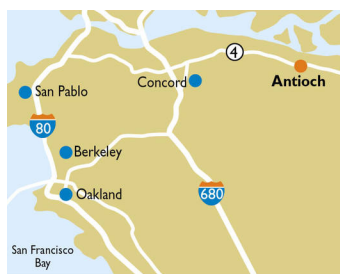
74,616 square feet

DEMOGRAPHICS

| | 1 mile | 3 mile | 5 mile |
|------------------------------|--------|--------|---------|
| Population | 24,641 | 98,679 | 172,567 |
| Households | 8,251 | 31,174 | 53,908 |
| Median HH Income (\$) | 78,444 | 86,957 | 91,126 |

MAJOR TENANT(S)

Lucky Supermarkets
 Contra Loma Boot Camp
 The UPS Store



LOCATION

3100 Contra Loma Plaza | Antioch, CA 94509

PROPERTY HIGHLIGHTS

- Anchored by Lucky Supermarkets, a subsidiary of Save Mart Supermarkets
- Other national tenants include The UPS Store, Pizza Guys, Fit Body Boot Camp and JJ Fish and Chicken with Starbucks
- Located at the intersection of Contra Loma Boulevard and Putnam Boulevard in Antioch
- Positioned in the heart of Antioch's residential community and across the street from high-density residential development with direct access from Highway 4 via Contra Loma Boulevard
- More than 98,600 residents in the three-mile trade area with an average household income over \$109,400

LEASING CONTACT

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MORE INFO

www.phillipsedison.com

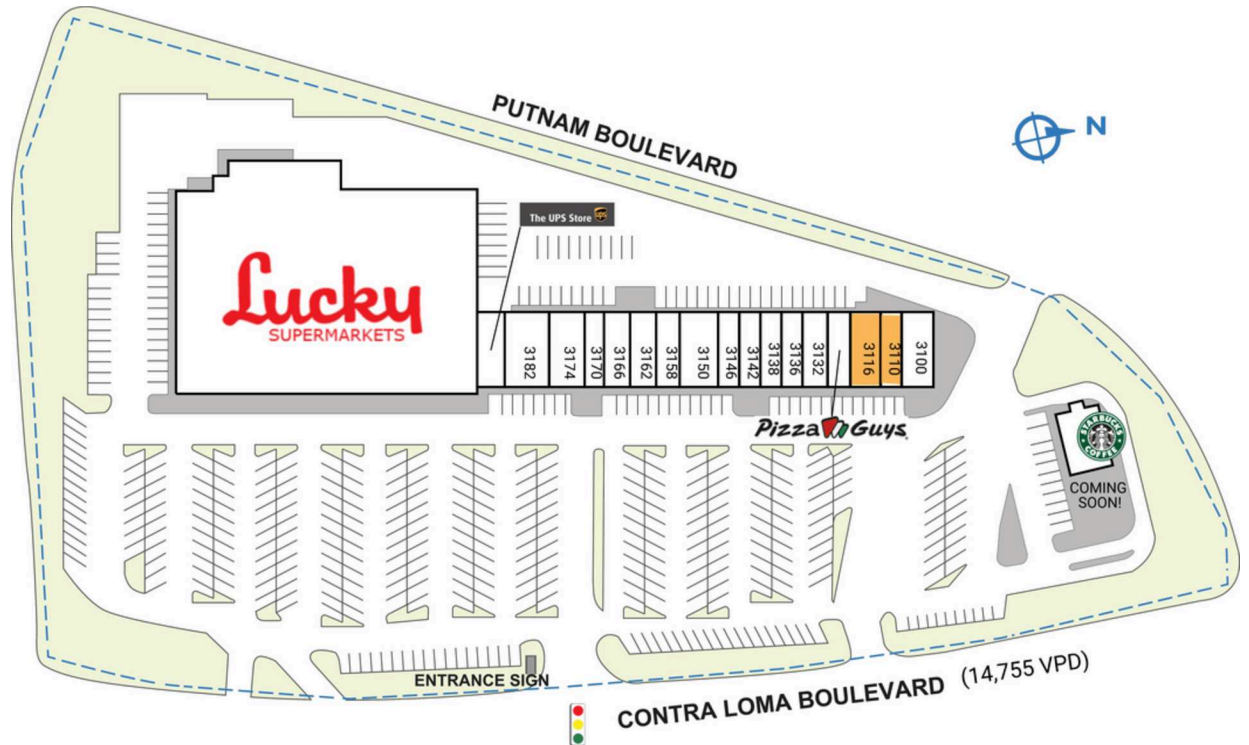


CONTRA LOMA PLAZA

3100 Contra Loma Plaza | Antioch, CA 94509

| SPACE | TENANT | SQ. FT. |
|----------------------|-----------------------------|---------------|
| 3100 | El Cameron Italiano | 1,713 SF |
| 3110 | AVAILABLE | 1,700 SF |
| 3116 | AVAILABLE | 1,200 SF |
| 3130 | Pizza Guys | 1,200 SF |
| 3132 | JJ Fish and Chicken | 1,680 SF |
| 3136 | Hair Is My Care Barber Shop | 840 SF |
| 3138 | Le Nails & Spa | 960 SF |
| 3142 | Cigarette Tobacco | 1,100 SF |
| 3146 | Ocean Spa | 980 SF |
| 3150 | Contra Loma Boot Camp | 2,670 SF |
| 3158 | Plush Paws Dog Grooming | 1,200 SF |
| 3162 | Aqualife Filtration Systems | 1,200 SF |
| 3166 | Child Care Center | 1,480 SF |
| 3170 | Hairlines | 960 SF |
| 3174 | Taqueria Plaza Mexico | 1,780 SF |
| 3182 | Antioch Jiu Jitsu | 2,400 SF |
| 3186 | The UPS Store | 1,320 SF |
| 3190 | Lucky Supermarkets | 50,233 SF |
| TOTAL SQ. FT. | | 74,616 |

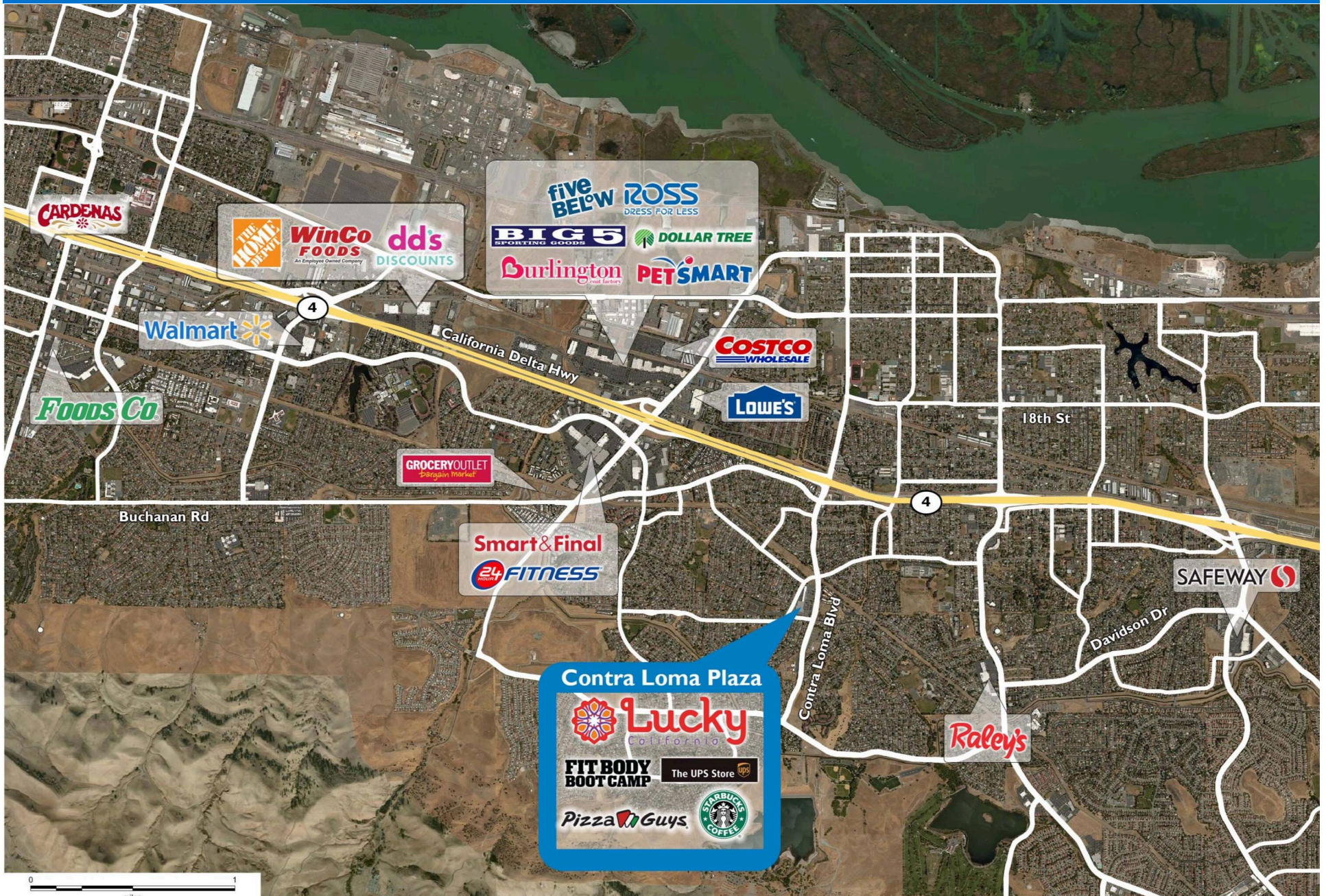
| SITE LEGEND | |
|---|---|
| Available | Occupied |
| Leased (not occupied) | Owned by Others |
| Site Boundary | |



DISCLAIMER - This site plan is for general information purposes only and is not intended to constitute representations and warranties by Landlord as to the ownership of the real property depicted herein or the identity or nature of any occupants thereof.

CONTRA LOMA PLAZA

3100 Contra Loma Plaza | Antioch, CA 94509



Demographic Summary Report

1990 - 2000 Census, 2023 Estimates & 2028 Projections

Calculated using TAS Retrieval Retrieval

Apr 17, 2024



Latitude: 37.991568

Longitude: -121.82361

| Contra Loma Plaza Antioch, CA | | 1.00 Mile Radius | 3.00 Mile Radius | 5.00 Mile Radius |
|--|---------------------------------------|-------------------------|-------------------------|-------------------------|
| Population | Q4 2023 Estimated Population | 24,641 | 98,679 | 172,567 |
| | 2028 Projected Population | 25,461 | 103,463 | 182,179 |
| | 2010 Census Population | 22,227 | 88,653 | 151,106 |
| | 2000 Census Population | 23,552 | 82,310 | 136,286 |
| | 1990 Census Population | 20,831 | 61,051 | 101,144 |
| | Historical Annual Growth 1990 to 2000 | 1.24% | 3.03% | 3.03% |
| | Historical Annual Growth 2000 to 2010 | -0.58% | 0.75% | 1.04% |
| | Estimated Annual Growth 2010 to 2023 | 0.75% | 0.78% | 0.97% |
| | Projected Annual Growth 2023 to 2028 | 0.66% | 0.95% | 1.09% |
| | Median Age | 37.6 | 37.8 | 37.6 |
| Households | Q4 2023 Estimated Households | 8,251 | 31,174 | 53,908 |
| | 2028 Projected Households | 8,526 | 32,657 | 56,869 |
| | 2010 Census Households | 7,536 | 28,674 | 47,912 |
| | 2000 Census Households | 8,018 | 27,282 | 44,151 |
| | 1990 Census Households | 7,283 | 21,275 | 34,532 |
| | Historical Annual Growth 1990 to 2000 | 0.97% | 2.52% | 2.49% |
| | Historical Annual Growth 2000 to 2010 | -0.62% | 0.50% | 0.82% |
| | Estimated Annual Growth 2010 to 2023 | 0.66% | 0.61% | 0.86% |
| | Projected Annual Growth 2023 to 2028 | 0.66% | 0.93% | 1.08% |
| | Population per Household | 2.98 | 3.14 | 3.18 |
| Population by Race | White | 25.6% | 25.0% | 23.2% |
| | Black or African American | 17.4% | 18.5% | 18.5% |
| | Asian & Pacific Islander | 6.5% | 10.8% | 12.3% |
| | Other Races | 7.7% | 7.3% | 7.0% |
| | Hispanic Population | 42.8% | 38.4% | 38.9% |
| Income | Average Household Income | \$96,087 | \$109,442 | \$111,946 |
| | Median Household Income | \$78,444 | \$86,957 | \$91,126 |
| | Per Capita Income | \$32,225 | \$34,822 | \$35,161 |
| Education (Age 25+) | Elementary | 7.8% | 7.0% | 8.2% |
| | Some High School | 8.4% | 7.9% | 8.1% |
| | High School Graduate | 29.7% | 27.6% | 26.9% |
| | Some College | 28.4% | 26.7% | 25.1% |
| | Associates Degree Only | 8.9% | 10.0% | 10.1% |
| | Bachelors Degree Only | 14.4% | 15.3% | 15.8% |
| | Graduate Degree | 2.4% | 5.4% | 5.8% |
| Business | Number of Businesses | 264 | 2,133 | 3,739 |
| | Total Number of Employees | 2,159 | 17,045 | 29,763 |
| | Employees per Business | 8.17 | 7.99 | 7.96 |
| | Residential Population per Business | 93.30 | 46.25 | 46.16 |

This report was produced using data from private and government sources deemed to be reliable and is herein provided without representation or warranty.