



600-632 San Pablo Avenue | Pinole, CA

Restaurant/Retail Space Available Del Monte Center

Highlights



Retail Island
(no close competition)



Excellent Signage



Grocery Anchored



Signalized Hard Corner

Contact Broker

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Overview

Highlights

- Well-maintained neighborhood center renovated in 2013
- Nestled in a bedroom community – 14,473 people within one mile
- Located at 4-way signalized intersection
- Well served by public transportation
- Strong traffic counts of 25,000+ cars per day
- Monument signage
- Potential pylon sign
- Excellent visibility and exposure
- Convenient ingress and egress at three points
- Just minutes to Hwy 80 heading North or South



Available Restaurant Space

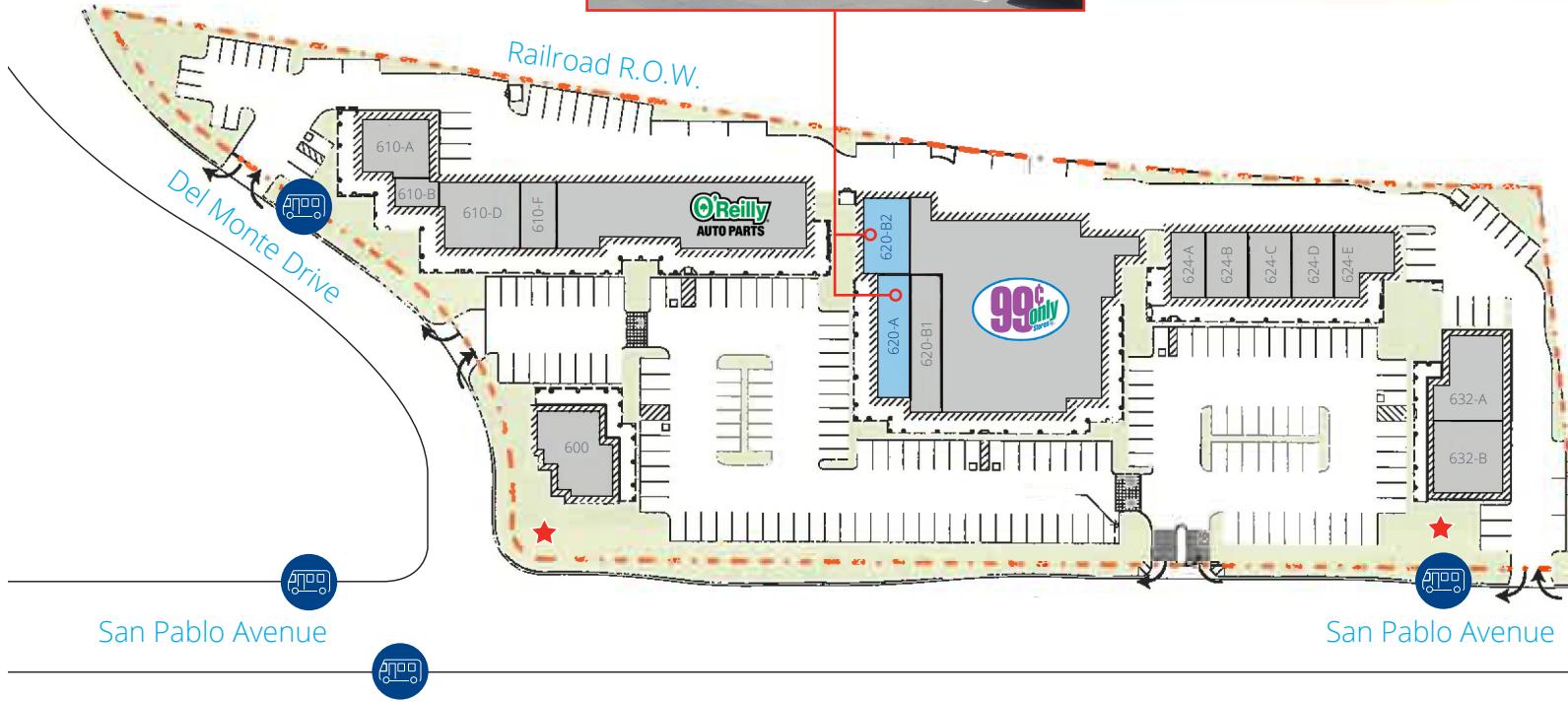
- **620 San Pablo Ave, Suite A**
 - ±1,150 SF
 - Seeking take-out / quick food

Available Retail Space

- **620 San Pablo Ave, Suite B2**
 - ±1,651 SF

Site Plan

 Monument Signage
  Bus Stop
  Available
  Leased



Tenant Directory | ±44,414 SF

600	Embers Restaurant	±2,612
610 - A	Goodfellas Lounge	±1,920
610 - B	Jackson Hewitt Tax	±576
610 - D	G&L Liquors	±2,632
610 - E	Ember Restaurant Storage	±248
610 - F	World Phones	±973

610 - G-L	O'Reilly Auto Parts	±6,473
620 - A	Available Restaurant*	±1,150
620 - B1	Dentist	±1,105
620 - B2	Available Retail*	±1,651
620 - G	99 Cents Only Store	±14,003
624 - A	The New Deli	±960

624 - B	The Barber Shop	±970
624 - C-D	Serenity Nail Spa	±1,920
624 - E	Cosmo Prof	±2,581
632 - A	Hunan Villa	±3,008
632 - B	Tachikawa Restaurant	±1,632

*620 - A & 620 - B2 contiguous

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Accelerating success.

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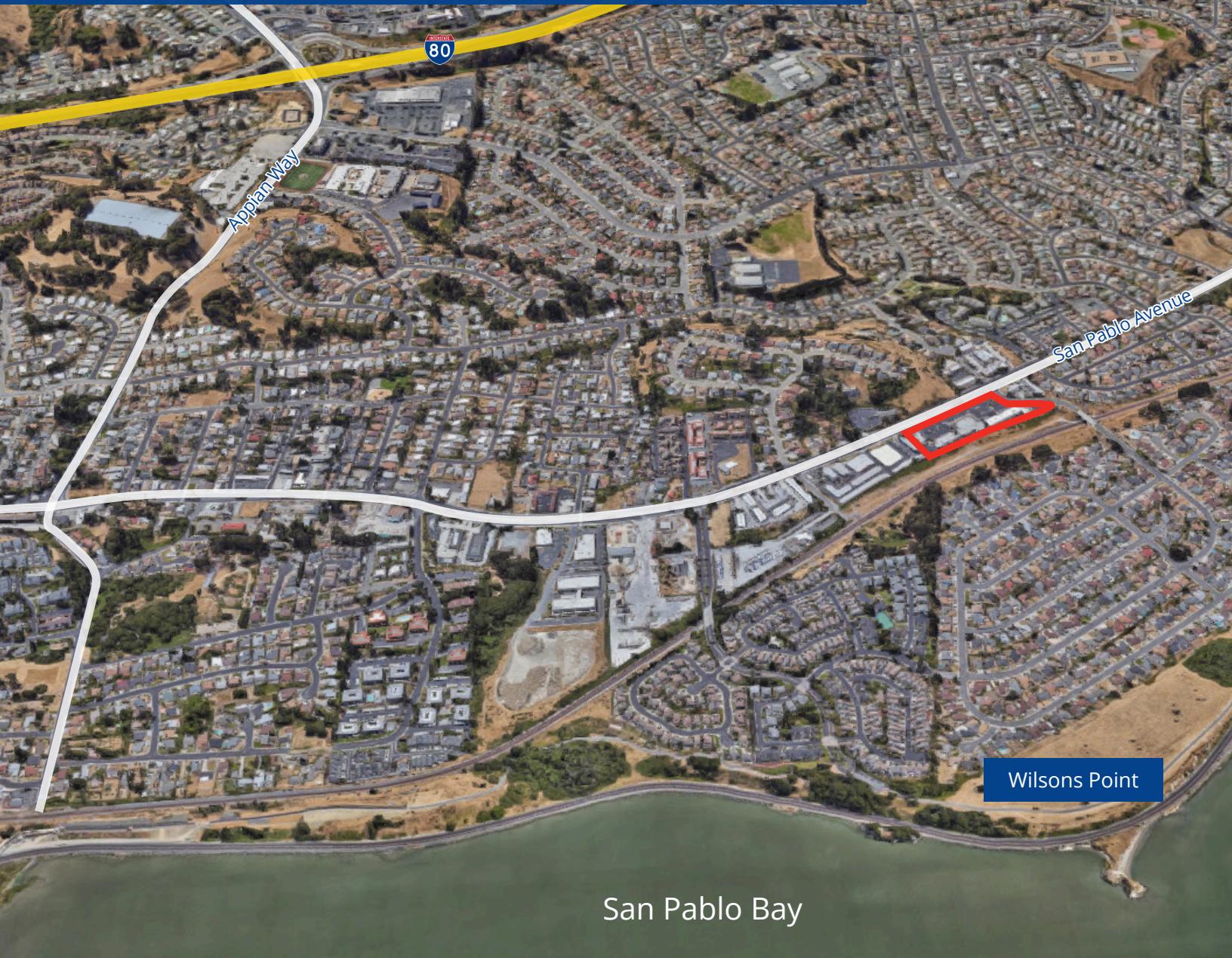
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Location Overview



Demographics *3 mile radius*



87,798

Total Population



2,170

Total Businesses



19,489

Total Employees



17%

Service Employees



\$89,110

Median HH Income



\$39,213

Per Capita Income