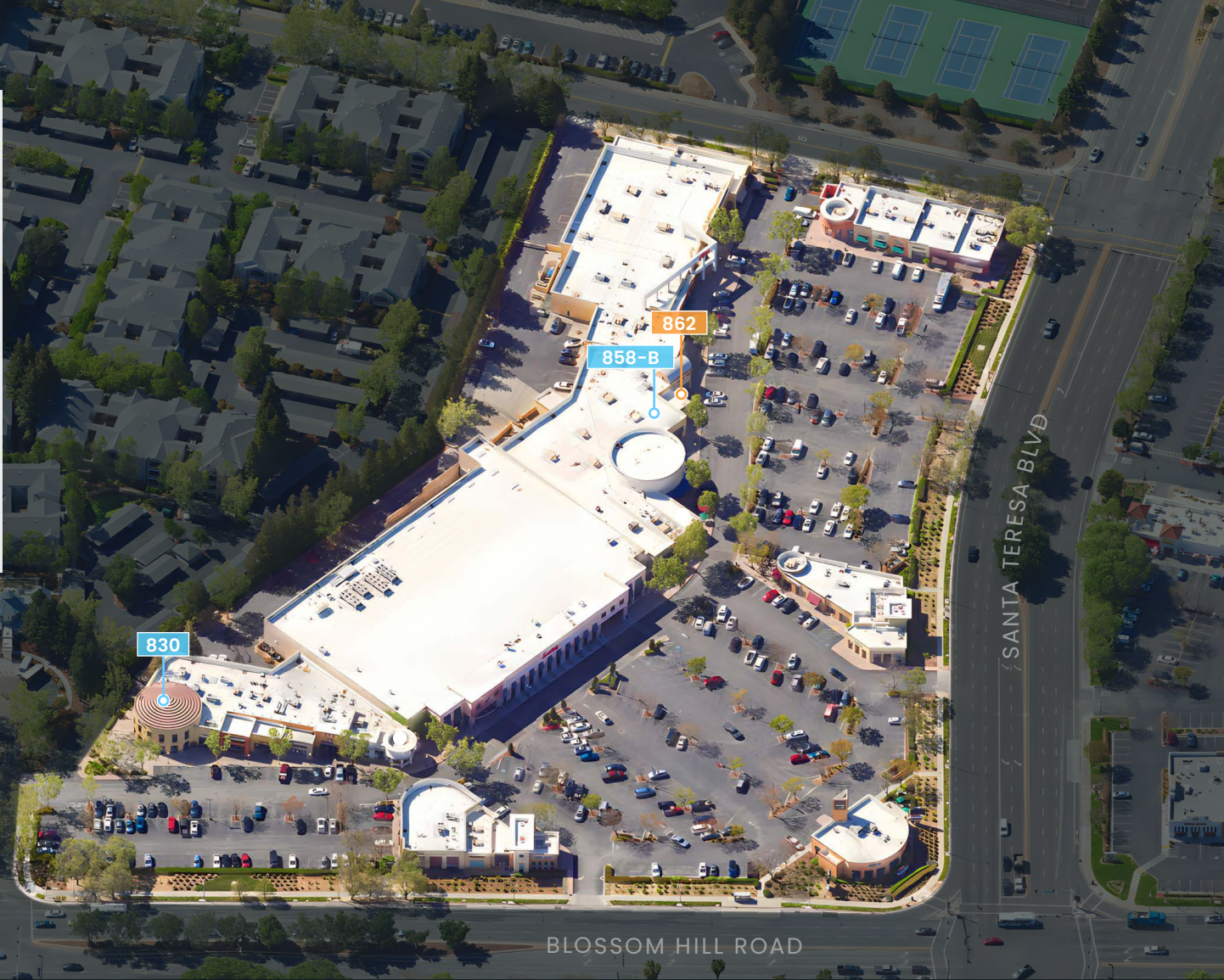




SANTA TERESA



AVAILABLE

Suite 858-B

±5,373 SF

AVAILABLE

Suite 862

±2,193 SF

AVAILABLE - 6/30/26

Suite 830

±6,377 SF

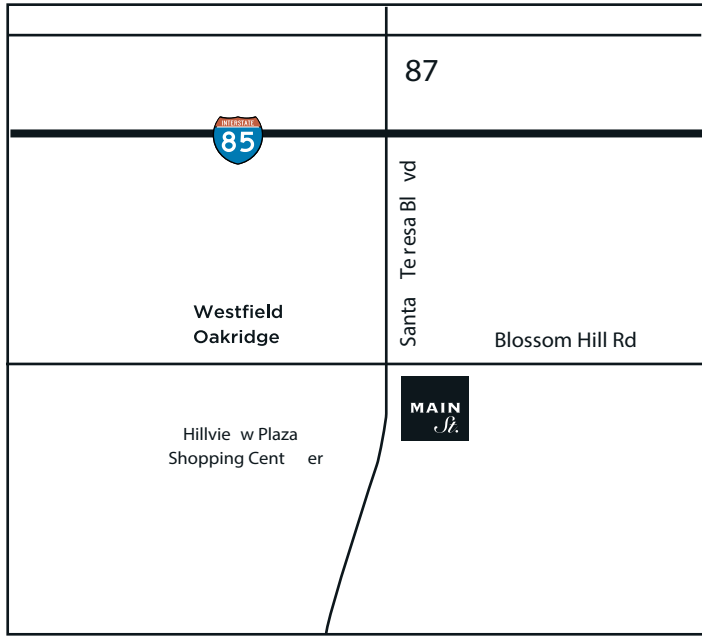


Available
Suite 862
±2,193 SF



Available
Suite 858-B
±5,373 SF

EXECUTIVE SUMMARY



Prime retail opportunities in grocery anchored shopping center.



Award-winning architecture features individual storefront architecture giving each a distinctive identity while maintaining a cohesive design.



The 138,000 sf neighborhood community shopping center is anchored by a 53,000 sf full-service Lucky grocery store which is balanced by the wide selection of restaurants, personal services, and retail merchants.



Faces Westfield Oakridge Mall, over 1 million sf of retail floor area featuring tenant's such as: Living Spaces, Nordstrom Rack, Century Theaters, Target, and Macy's and over 200+ retailers and restaurants stores.

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population	22,383	204,920	417,794
Daytime Population	9,401	36,242	109,329
Median Household Income	\$138,514	\$158,519	\$155,892

Esri forecasts for 2025 and 2030. U.S. Census 2020

TRAFFIC COUNTS

Blossom Hill Road	39,000 ADT
Santa Teresa Boulevard	35,000 ADT
Hwy 85 & Hwy 87 Interchange	260,145 ADT

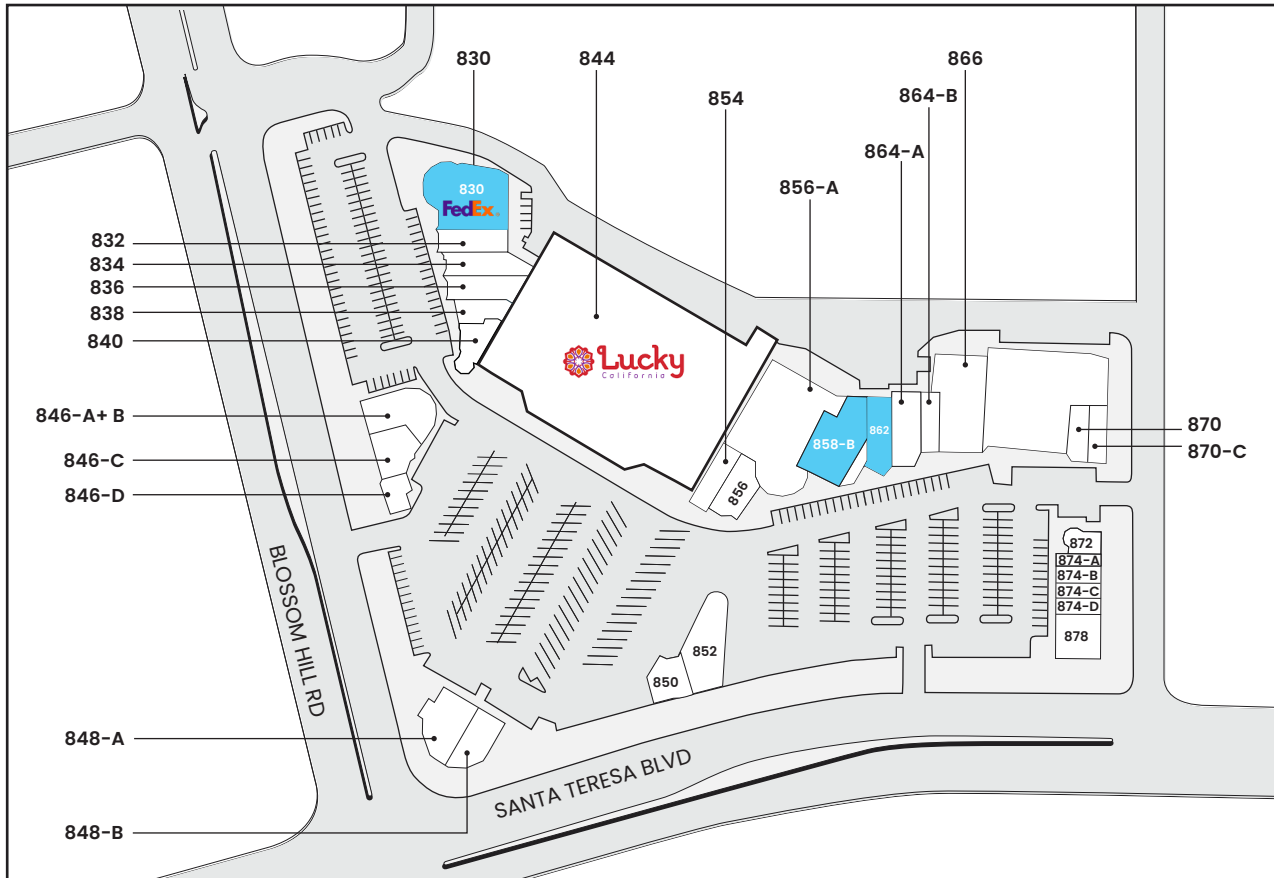
Source: 2025 Esri.



MAIN STREET | SANTA TERESA



SPACE AVAILABLE



UNIT	TENANT	SF
830	FEDEX (AVAILABLE - 6/30/2026)	±6,377
832	TOFU HOUSE	±2,047
834	CHAAT CAFE	±2,194
836	C2 EDUCATION CENTER	±2,365
838	MAIN STREET BAGEL	±1,427
840	GOKU SUSHI	±2,023
844	LUCKY'S SUPERMARKET	±50,185
846-A/B	TECHNOLOGY CREDIT UNION	±3,241
846-C	THAI GRATA	±2837
846-D	SWEETRETREAT	±1,148
848-A	ALLIANCE CREDIT UNION	±2,526
848-B	JAMBA JUICE	±1,607
850	TERIYAKI MADNESS	±1,791
852	CHAMA NATIVA BRAZILIAN STEAKHOUSE	±4,268
854	STARBUCKS	±1,722
856	CASA MIA RESTAURANT	±2,504
858-A	MATTRESS FIRM	±9,974
858-B	AVAILABLE	±5,373
860	TLEAF TEAPRESSO	±832
862	AVAILABLE	±2,193
864-A	BURMA FRESH	±2,389
864-B	PIZZA MY HEART	±1,523
866	SOLA SALON SUITES	5,352
868-A/B	FOCUS FITNESS CLUB	±12,582
870	JERSEY MIKE'S	±1,500
870-C	H & R BLOCK	±1,321
872	STRETCH LAB	±987
874-A	DEKA LASH	±754
874-B	PHA LÊ NAILS	±634
874-C	VALLEY EYE CLUB	±915
874-D	SPORTS CLIPS	±997
878	EMPIRE ARMADILLO BBQ	±2,908

<p>Available Suite 858-B ±5,373 SF</p>	<p>Available - 6/30/26 Suite 830 ±6,377 SF</p>	<p>Available Suite 862 ±2,193 SF</p>
---	---	---





OAKRIDGE MALL

- ★ macy's
- TARGET
- OLD NAVY
- CENTURY THEATRES
- LIVING SPACES
- FAMOUS footwear
- NORDSTROM rack
- CHAMPS SPORTS
- UNITED STATES POSTAL SERVICE
- H&M
- WORLD OF RAIN
- Starbucks
- Apple
- TOKYO Japanese Lifestyle
- claire's
- BOX LUNCH SET LOUNGE & BAKERY
- SCANDINAVIAN DESIGNS
- LUSH
- DAISO JAPAN
- GameStop
- Bath & Body Works
- MAC
- COLD STONE CREAMERY
- VICTORIA'S SECRET
- TORRID
- VANS
- T-Mobile
- STENZERS
- THE CHILDREN'S PLACE
- HOT TOPIC
- Hallmark
- HOLLISTER
- YANKEE CANDLE
- FOREVER 21
- Lids
- KAY JEWELERS
- verizon

Santa Teresa Blvd: 35,000 ADT

Blossom Hill Rd: 31,170 ADT

1 MILE

MAIN St.

SANTA TERESA

Bowlers

BevMo!

SCANDINAVIAN DESIGNS

IHOP

Bank of America

AT&T

petco

Olive Garden ITALIAN KITCHEN

BIG 5 RECREATION CENTER

KOHL'S

IN-N-OUT BURGER

DICK'S SPORTING GOODS

Chavez Supermarket



SANTA TERESA

Blossom Hill Rd @ Santa Teresa
San Jose, CA 95123



the **econic** company®

JAMES CHUNG *Founder & Principal* | jchung@theeconomiccompany.com | (408) 400-7017 | LIC. 01408190

MARISA DELGADO *Director, Transactions & Marketing* | mdelgado@theeconomiccompany.com | (408) 400-7014 | LIC. 01917354