

SHOP SPACE AVAILABLE!

Pavilion West Shopping Center



SWC Bullard Ave. & West Ave. Fresno, CA

- ◆ ***Strong Daytime & Evening Population***
- ◆ ***Average Household Income Over \$109,000!***
- ◆ ***Prime Corner Visibility at Signalized Intersection***
- ◆ ***Located in Fresno's Affluent Northwest Area***
- ◆ ***Adjacent to Save Mart Shopping Center***

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Location, demographics and site plan information is supplied by sources believed to be reliable. However, we can not guarantee its accuracy and make no warranty or representation as to its veracity. It is presented here with the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and these may not represent current or future performance of the property.

7480 North Palm Avenue, Suite 101 • Fresno, California 93711 • P 559 256-1700 • F 559 256-1710

Property Fact Sheet

Pavilion West Shopping Center

SWC of Bullard Ave. & West Ave. Fresno, CA

Area Description:

Northwest Fresno's most attractive and well-maintained shopping center. Upscale specialty tenants thrive at Pavilion West. Save Mart shopping center located directly across the street.

Site Location Area: SWC of Bullard Ave. & West Ave. in Fresno, CA

Rent: \$ 1.65 per SF

<u>Population:</u>	<u>1 Mile</u>	<u>2 Miles</u>	<u>3 Miles</u>
2010 Population	10,433	55,836	115,363
Source: Pitney Bowes Corp.			

<u>Average Household Income:</u>	<u>1 Mile</u>	<u>2 Miles</u>	<u>3 Miles</u>
2010 HH Income	\$109,462	\$86,606	\$73,668
Source: Pitney Bowes			

2011 Traffic Counts:

East/West Bullard Avenue:	26,432 ADT
North/South West Avenue:	13,908 ADT
Source: City of Fresno	40,340 Average Daily Traffic



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Retail California Demographic Report Basic Updated Summary Report (%)

Prepared by: Retail California GIS Dept.



1800 W Bullard Ave & 6001 N West Ave Fresno, CA 93711

2 August 2011

Coordinates Longitude: -119.826460
Latitude: 36.822780

	1 MILE RING 3.14 SQ/MI	2 MILE RING 12.56 SQ/MI	3 MILE RING 28.27 SQ/MI
POPULATION			
1990 Total Population	9,815	48,820	94,179
2000 Total Population	9,592	52,530	106,297
2010 Total Population	10,433	55,836	115,363
2015 Total Population	10,504	56,540	120,014
% Population Change 1990-2000	-2.27%	7.60%	12.87%
% Population Change 2000-2010	8.77%	6.29%	8.53%
% Population Change 2010-2015	0.68%	1.26%	4.03%
HOUSEHOLDS			
1990 Total Households	3,749	18,992	36,375
2000 Total Households	3,964	21,156	41,110
2010 Total Households	4,242	22,329	44,028
2015 Total Households	4,391	22,942	46,022
% Households Change 1990-2000	5.73%	11.39%	13.02%
% Households Change 2000-2010	7.01%	5.54%	7.10%
% Households Change 2010-2015	3.51%	2.75%	4.53%
2010 RACE			
% 2010 White Population	85.59%	75.46%	67.95%
% 2010 Black Population	2.85%	5.32%	6.77%
% 2010 American Indian/Alaska Native	0.23%	0.61%	0.89%
% 2010 Asian/Hawaiian/Pacific Islander	6.68%	7.82%	8.36%
% 2010 Other Population (Incl 2+ Races)	4.66%	10.80%	16.04%
% 2010 Hispanic Population	14.21%	22.81%	31.50%
% 2010 Non-Hispanic Population	85.79%	77.19%	68.50%
INCOME			
2010 Per Capita Income	\$44,507	\$34,634	\$28,115
2010 Median Household Income	\$70,863	\$57,767	\$47,996
2010 Average Household Income	\$109,462	\$86,606	\$73,668
% 2010 Household Income < \$10,000	3.30%	4.23%	5.90%
% 2010 Household Income \$10,000-\$14,999	3.68%	4.00%	5.14%
% 2010 Household Income \$15,000-\$19,999	3.11%	4.65%	5.73%
% 2010 Household Income \$20,000-\$24,999	4.57%	4.51%	6.09%
% 2010 Household Income \$25,000-\$29,999	4.29%	4.98%	5.71%
% 2010 Household Income \$30,000-\$34,999	3.61%	5.49%	6.55%

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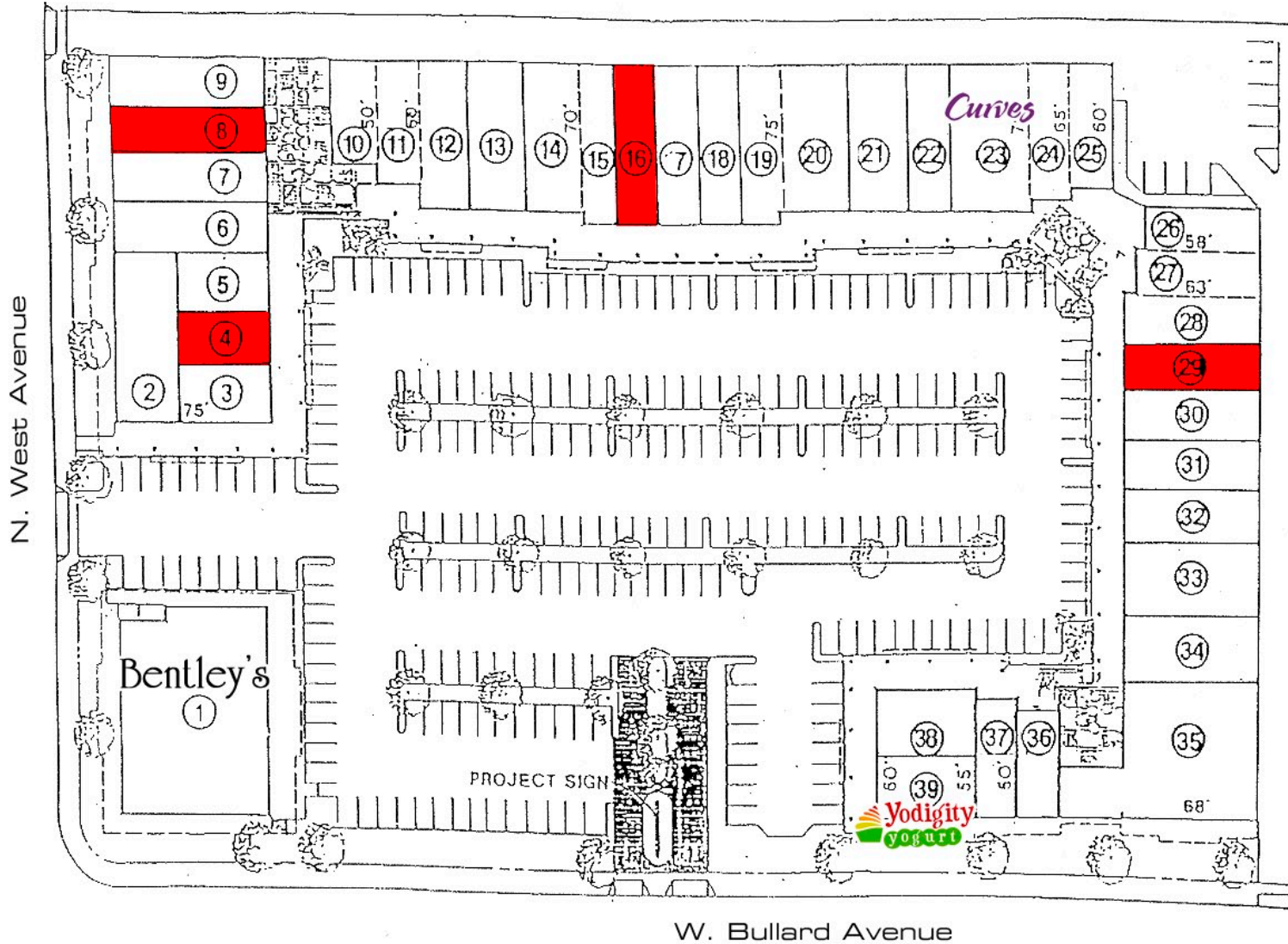
Coordinates Longitude: -119.826460
Latitude: 36.822780

	1 MILE RING 3.14 SQ/MI	2 MILE RING 12.56 SQ/MI	3 MILE RING 28.27 SQ/MI
% 2010 Household Income \$35,000-\$39,999	2.99%	4.66%	5.56%
% 2010 Household Income \$40,000-\$44,999	3.63%	5.27%	5.87%
% 2010 Household Income \$45,000-\$49,999	3.28%	4.94%	5.76%
% 2010 Household Income \$50,000-\$59,999	7.42%	9.37%	9.65%
% 2010 Household Income \$60,000-\$74,999	13.98%	15.85%	14.70%
% 2010 Household Income \$75,000-\$99,999	18.67%	15.69%	12.44%
% 2010 Household Income \$100,000-\$124,999	9.57%	6.29%	4.45%
% 2010 Household Income \$125,000-\$149,999	7.09%	4.21%	2.62%
% 2010 Household Income \$150,000-\$199,999	4.60%	2.59%	1.68%
% 2010 Household Income \$200,000-\$249,999	1.96%	0.77%	0.47%
% 2010 Household Income \$250,000-\$499,999	4.08%	2.40%	1.62%
% 2010 Household Income \$500,000+	0.19%	0.10%	0.06%
2010 Average Household Size	2.4	2.5	2.6
2010 Total Daytime Population	9,908	57,305	131,735
2010 Total Daytime Work Population	5,680	32,895	74,690



**PAVILION WEST SHOPPING CENTER
BULLARD AVE. & WEST AVE.
FRESNO, CA - 2011**
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Pavilion West Shopping Center Site Plan



1. Bentley's
2. Comet Cleaners
3. Jewelry Store
4. Available (872 sq. ft.)
5. Merle Norman
6. Salon 2000
7. California Gourmet
8. Available (1,500 sq. ft.)
9. China Bistro
10. Kebab Time
11. Bakery
12. Real Estate Office
13. A. Feliche, Inc.
14. Travel Agency
15. Mail Boxes Etc.
16. Available (1,520 sq. ft.)
17. Essentials Womens' Clothing
18. Oh So Swank!
19. Hair Salon
20. Gift Store
21. Persian Rug Collection
22. Nature's Nutrients
23. Curves
24. Rosa Linda's
25. Bead Artistry
26. Nails Plus
27. Cupcakes
28. Euro Tan
29. Available (964 sq. ft.)
30. Kids' Dreams
31. Ooh La La
32. Maroo
33. Maroo
34. Leed's Photography
35. Fresno Breakfast House
36. Gallery
37. Gallery
38. Panini's
39. Yo Digits Yogurt



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