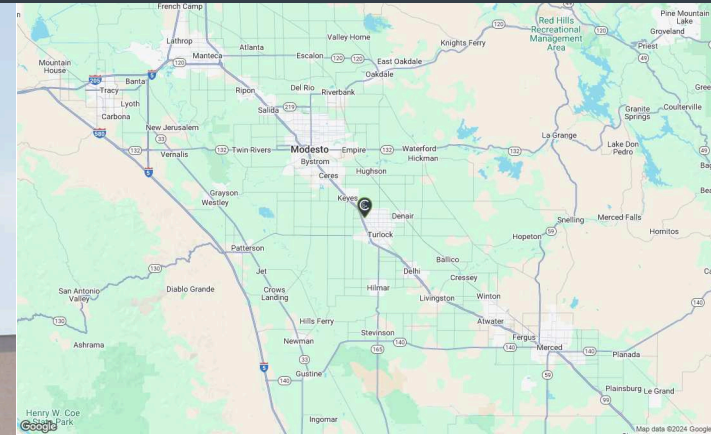


# MONTE VISTA CROSSINGS

2801-3027 COUNTRYSIDE DR // TURLOCK, CA, 95380



**OWNED GLA**  
467,207 SF

**LOCATION**  
Longitude: -120.878874  
Latitude: 37.521441

**DEMOGRAPHICS**  
Population  
Avg Income

	1 Mile	3 Mile	5 Mile
Population	8,717	64,866	93,805
Avg Income	\$66,919	\$66,270	\$70,688



- Dominant power center with excellent freeway visibility located at the intersection of Route 99 and Monte Vista Avenue
- Anchors include Dick's Sporting Goods, Ross, Bed Bath & Beyond, ULTA and TJ Maxx
- Recently redeveloped to add Petco, Rack Room Shoes, rue21, and other inline tenants

**FOR LEASING INFORMATION**  
Tommy Gibbs  
858-798-1480  
tgibbs@shopcore.com  
www.ShopCore.com

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SUITE#	Tenant Name	GLA(SF)	SUITE#	Tenant Name	GLA(SF)	SUITE#	Tenant Name	GLA(SF)
NAP 1	LOWE'S (NAP)		2747	INFINITY NAIL SPA	2,447 SF	3019	SUPERCUTS	1,416 SF
NAP 2	HOME DEPOT (NAP)		2800	QUEENS NAILS	1,115 SF	3027	MY EYELAB	2,845 SF
NAP 3	TARGET (NAP)		2801	CHILI'S	5,000 SF	3050N	PANERA BREAD	4,650 SF
NAP 4	KOHL'S		2802	IN AND OUT SMART REPAIR CALIF	1,700 SF	3060	GAMESTOP	1,600 SF
NAP 5	SAFEWAY (NAP)		2808	PEACHTREE DENTAL	4,624 SF	3070	EYEBROW MASTERS	900 SF
PARCEL 1	AVAILABLE		2810	FAMOUS FOOTWEAR	8,094 SF	3070N	EXCLUSIVE WIRELESS T-MOBILE	1,891 SF
PARCEL 2	AVAILABLE		2821	IN-SHAPE	21,001 SF	3080	ONO HAWAIIAN BBQ	2,136 SF
PARCEL 3	AVAILABLE		2831	OLD NAVY	15,000 SF	3090	CHIPOTLE MEXICAN GRILL	1,800 SF
PARCEL 4	AVAILABLE		2840	PET SUPPLIES PLUS	18,464 SF	3100	JAMBA JUICE	1,537 SF
PARCEL 5	AVAILABLE		2841	ULTA SALON	10,198 SF	3105N	RED ROBIN	6,517 SF
2687	PETCO	12,500 SF	2851	AVAILABLE	20,000 SF	3140	WETZEL'S PRETZELS	1,156 SF
2693	FOREVER 21 RED	18,000 SF	2852	PACIFIC TANNING	1,359 SF	3160	GYROS & MORE	1,159 SF
2697	RACK ROOM SHOES	6,000 SF	2854	GREAT CLIPS	1,000 SF	3180	PANDA EXPRESS	2,100 SF
2701	RUE21	6,500 SF	2858	AT&T	2,880 SF	3202	VERIZON	3,107 SF
2703	TORRID	3,600 SF	2860	MATTRESS FIRM	4,128 SF	3202N	IKES LOVE & SANDWICHES	2,400 SF
2709	ROOMS XPRESS	12,900 SF	2866	COLD STONE CREAMERY	1,200 SF	3204	EUROPEAN WAX CENTER	1,630 SF
2711	DICK'S SPORTING GOODS	45,000 SF	2868	QUIZNOS	1,200 SF	3204N	YOGOLICIOUS	1,155 SF
2717	JO-ANN	18,000 SF	2870	STARBUCKS	1,600 SF	3206	H&R BLOCK	1,675 SF
2723	MAURICES	5,000 SF	2891	TJ MAXX	28,000 SF	3206N	LENDMARK FINANCIAL SERVICES	1,155 SF
2725	SPECTRUM	3,550 SF	2900	EL POLLO LOCO	2,794 SF	3208	SUSHI CUISINE	1,636 SF
2727	AVAILABLE	4,200 SF	2901	FIVE BELOW	9,367 SF	3210	WEST COAST SOURDOUGH	1,241 SF
2729	SKECHERS	5,072 SF	2931	ROSS DRESS FOR LESS	30,187 SF	3210N	KIDS CARE DENTAL AND ORTHO	3,202 SF
2733	KIRKLANDS	7,007 SF	2951	CHASE BANK	4,913 SF	3212	AVAILABLE	1,200 SF
2737	TILLY'S	8,000 SF	3001	VALLEY FIRST CREDIT UNION	2,268 SF	3214	HI TECH NAILS AND SPA	1,536 SF
2739	BUFFALO WILD WINGS	5,440 SF	3001A	AVAILABLE	148 SF	3214N	BOOT BARN	18,264 SF
2741	SPRINT	2,200 SF	3001B	AVAILABLE	4,584 SF	3216	ADVANCE AMERICA	1,200 SF
2743	DELI DELICIOUS	1,388 SF	3005	5.11 INC	4,584 SF	3218N	BEVMO	8,350 SF
2745	SPORTCLIPS HAIRCUTS	1,258 SF	3009	DON ROBERTO JEWELERS	1,940 SF	3220	THE UPS STORE	2,049 SF
2745A	CRUMBL COOKIES	1,223 SF	3013	BATH & BODY WORKS	3,482 SF	3220N	STARBUCKS	880 SF
2745B	RITA'S ITALIAN ICE	1,205 SF	3017	CLAIRE'S	1,677 SF			

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