

FOR LEASE

1001-1071 Helen Power Drive
Vacaville, CA 95687

**New Tenant
Coming Soon!**



Fortune
Dumpling
House

POWER
PLAZA

VACAVILLE, CALIFORNIA

SPROUTS
FARMERS MARKET

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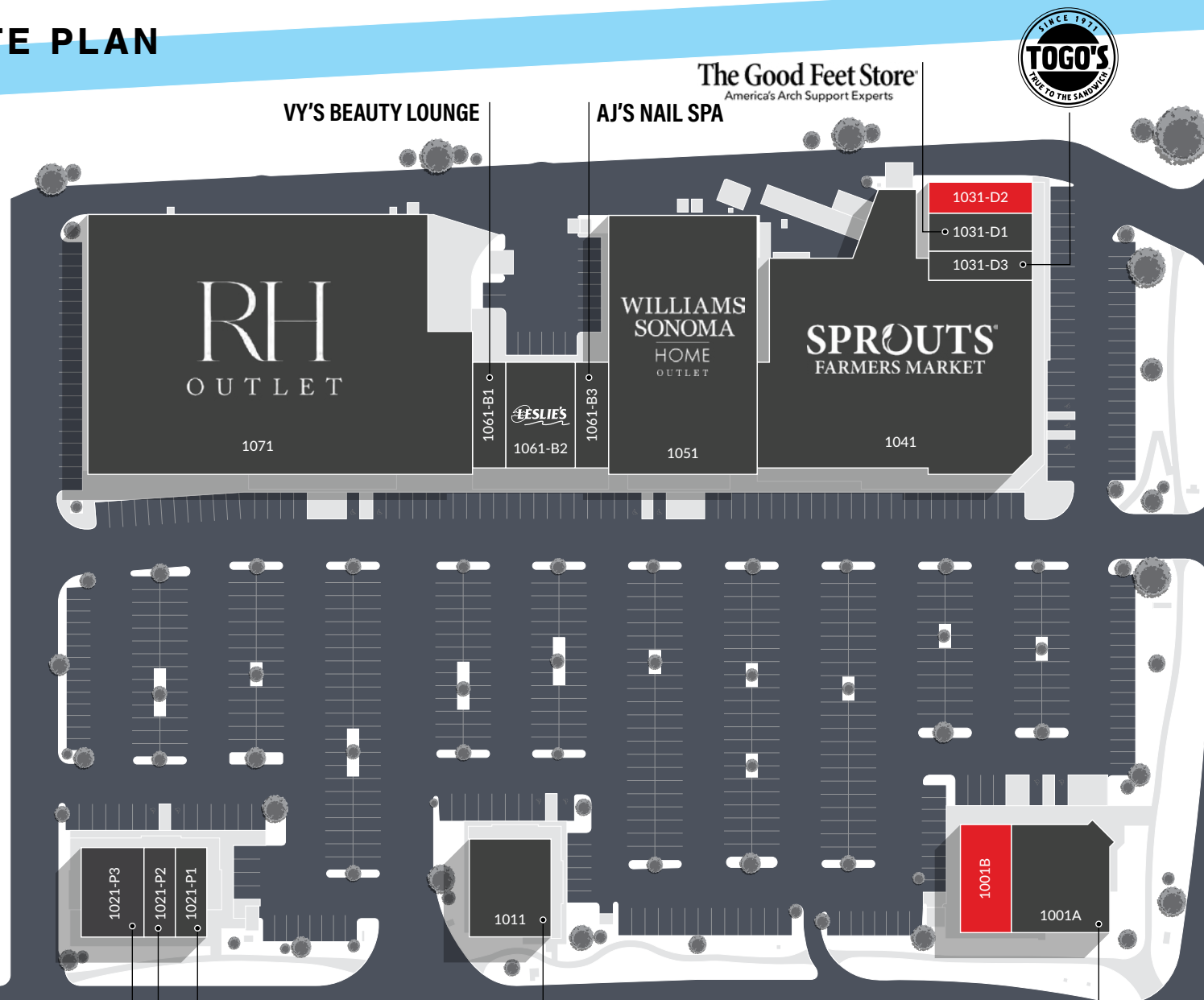
torren.ragan@jll.com

RE License #02046828



Jones Lang LaSalle Brokerage, Inc., Real estate license #01856260

SITE PLAN



Unit	Tenant	SF
1001A	Mancini's	4,100
1001B	Vacant	3,200
1011	Pacific Dental Services	3,600
1021-P1	Baskin Robbins	1,099
1021-P2	Fortune Dumpling House	1,440
1021-P3	Angry Chickz	2,460
1031-D1	The Good Feet Store	1,550
1031-D2	Vacant	1,186
1031-D3	Togo's	1,750
1041	Sprouts Farmers Market	25,000
1051	Williams Sonoma Home Outlet	17,500
1061-B1	Vy's Beauty Lounge	1,213
1061-B2	Leslie's Poolmart	3,722
1061-B3	AJ's Nail Spa	1,435
1071	Restoration Hardware	42,995
Total		112,250





1001-1071 Helen Power Drive, Vacaville, CA 95687

SITE DEMOGRAPHICS

	5 mins	10 mins	15 mins
Population	15,170	87,913	154,300
Average HH income	\$86,310	\$98,870	\$127,678
Daytime population	15,751	82,021	127,678

TRAFFIC COUNT

146,000 VPD

HIGHLIGHTS

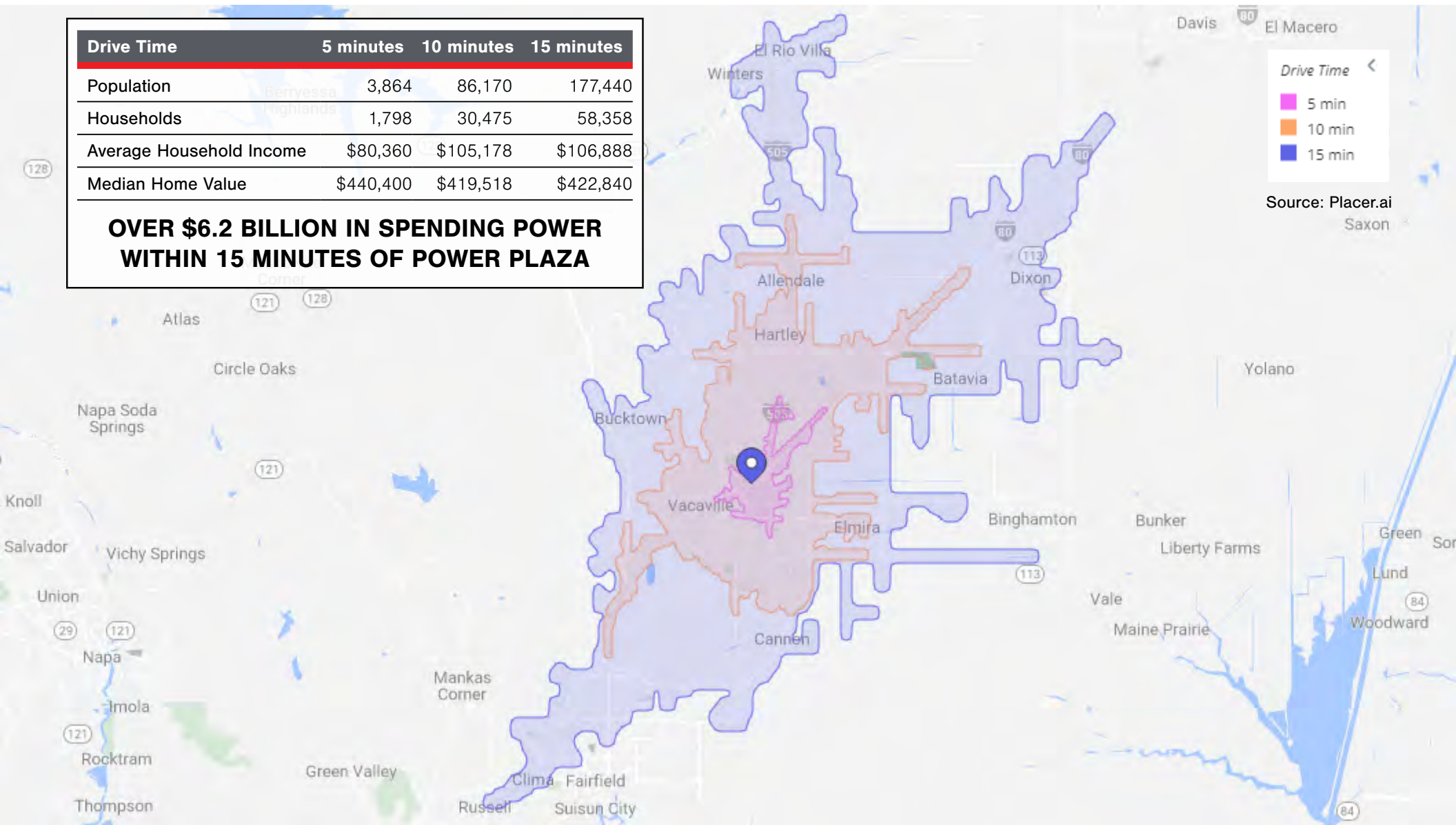
- Anchored by Williams Sonoma Home Outlet, Restoration Hardware Outlet and Sprouts
- Nut Tree Parkway is the main traffic and retail corridor in the trade area
- Notable retail tenants in close proximity: Wal-Mart, Marshalls, Sam's Club, Target, Safeway, and Burlington Coat Factory

REGIONALLY-DRAWING

Trade Area & Affluent Customer Base

Drive Time	5 minutes	10 minutes	15 minutes
Population	3,864	86,170	177,440
Households	1,798	30,475	58,358
Average Household Income	\$80,360	\$105,178	\$106,888
Median Home Value	\$440,400	\$419,518	\$422,840

**OVER \$6.2 BILLION IN SPENDING POWER
WITHIN 15 MINUTES OF POWER PLAZA**



TRADE AREA

Aerial facing southwest

Point of Interest	Distance	Drive Time
Sacramento	31 miles	28 minutes
Sacramento International Airport	36 miles	35 minutes
Oakland	49 miles	45 minutes
San Francisco	55 miles	50 minutes
San Jose	81 miles	75 minutes

San Francisco
55 miles
50 minutes

POWER
PLAZA

Helen Power Drive

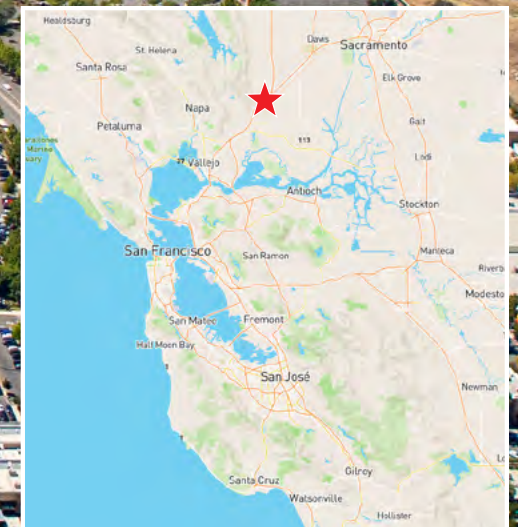
E Monte Vista Ave

Putah South

175,000 VPD

Nut Tree Pkwy

Sacramento
31 miles
28 minutes





POWER PLAZA

VACAVILLE, CALIFORNIA





LEASING CONTACTS

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