NEW Retail Space Available
636 El Camino Real | South San Francisco, CA
NEW Retail Space
636 El Camino Real | South San Francisco, CA

Project Summary

Space:
• Approximately 4,600 square feet (can be divided). Excellent surface parking for retail customers is available adjacent to the rear of the space.
• Street parking is available on El Camino Real in front of the retail

Mid-Peninsula Housing (MidPen) recently completed the construction of 109 residential units and the retail space. The city of South San Francisco is the owner of the retail. The site offers excellent visibility and access to El Camino Real. Restaurants and retail commercial uses are allowed.

Demographics

<table>
<thead>
<tr>
<th></th>
<th>1 mile</th>
<th>2 miles</th>
<th>3 miles</th>
</tr>
</thead>
<tbody>
<tr>
<td>Population</td>
<td>24,141</td>
<td>84,895</td>
<td>137,489</td>
</tr>
<tr>
<td>Avg. HH Income</td>
<td>$82,510</td>
<td>$91,648</td>
<td>$92,622</td>
</tr>
<tr>
<td>Daytime Pop.</td>
<td>21,982</td>
<td>63,753</td>
<td>107,415</td>
</tr>
</tbody>
</table>

Year: 2011 | Source: Synergos Technologies, Inc.

Traffic Counts

<table>
<thead>
<tr>
<th>Route</th>
<th>ADT</th>
</tr>
</thead>
<tbody>
<tr>
<td>El Camino Real (82) &amp; Westborough Boulevard</td>
<td>32,500</td>
</tr>
</tbody>
</table>

Year: 2009 | Source: CalTrans
Site Plan

The information contained herein was obtained from sources deemed to be reliable. However, SRS Real Estate Partners makes no guarantees, warranties, or representations as to the completeness or accuracy thereof.
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Preliminary Demising Plan: Uses are examples only

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Aerial

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Market Aerial

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## Demographics

### Full Demographic Report

**Demographic Data 2011 by Synergos Technologies**

Calculated using TAS Retrieval

Jul 30, 2012

Latitude: 37.649567    Longitude: -122.428970

### Population

- **Current Estimated Population**: 24,141
- **Historical Annual Growth 2000 to 2010**: 1.43%
- **Projected Population 2011 to 2016**: 24,758

### Household Income

- **Households**: 6,366
- **Persons per Household**: 2.9
- **Population 0 to 4 Years**: 67.3%
- **Population 5 to 13 Years**: 10.37%
- **Population 14 to 21 Years**: 9.45%
- **Population 22 to 29 Years**: 10.98%
- **Population 30 to 44 Years**: 22.10%
- **Population 45 to 59 Years**: 20.80%
- **Population 60 to 74 Years**: 12.58%
- **Population 75+ Years**: 7.90%

### Education

- **Some College**: 39,517
- **High School Graduate**: 35,455
- **Some High School**: 14,127
- **High School Dropout**: 13,705

### Employment

- **Employed Civilian Population 16+**: 41,943
- **Unemployed Population 16+**: 2,729
- **Median Age**: 38.3

### Race

- **Asian**: 39.517
- **Black**: 39.455
- **Hispanic**: 35.455
- **Non-Hispanic White**: 25.34%
- **Other Races**: 29.74%

### Income

- **HH Income $25,000 to $34,999**: 21.02%
- **HH Income $35,000 to $49,999**: 21.05%
- **HH Income $50,000 to $74,999**: 21.06%

### Housing

- **Median Home Value**: $92,622
- **Median Rent (Census 2000)**: $1,305

### Income by Occupation

- **HH Income $0 to $14,999**: 12.226%
- **HH Income $15,000 to $24,999**: 22.037%
- **HH Income $25,000 to $34,999**: 24.141%

### Workforce

- **Workforce**: 24,141
- **Workforce Employees (FTE)**: 21,982
- **Workforce Self-Employed**: 2,729

### Employment

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### Retail Space

**NEW Retail Space**

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- **Current Estimated Population**: 24,141
- **2011 Hispanic Population**: 39,517
- **2011 Non-Hispanic White Population**: 35,455
- **2011 Total Population**: 79,096

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Full Demographic Report
Demographic Data 2014 by Synergos Technologies
Calculated using TAS Retrieval

<table>
<thead>
<tr>
<th>3.00 Mile Radius</th>
<th>2.00 Mile Radius</th>
<th>1.00 Mile Radius</th>
</tr>
</thead>
<tbody>
<tr>
<td>Percent White Collar</td>
<td>63.84 %</td>
<td>67.34 %</td>
</tr>
<tr>
<td>Percent Blue Collar</td>
<td>36.16 %</td>
<td>32.66 %</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Mode of Transportation</th>
<th>3.00 Mile Radius</th>
<th>2.00 Mile Radius</th>
<th>1.00 Mile Radius</th>
</tr>
</thead>
<tbody>
<tr>
<td>Drive to Work Alone</td>
<td>68.09 %</td>
<td>67.87 %</td>
<td>67.69 %</td>
</tr>
<tr>
<td>Drive to Work Carpool</td>
<td>15.78 %</td>
<td>16.00 %</td>
<td>15.99 %</td>
</tr>
<tr>
<td>Travel to Work by Public Transportation</td>
<td>9.07 %</td>
<td>8.66 %</td>
<td>9.04 %</td>
</tr>
<tr>
<td>Drive to Work on Motorcycle</td>
<td>0.14 %</td>
<td>0.16 %</td>
<td>0.27 %</td>
</tr>
<tr>
<td>Drive to Work on Bicycle</td>
<td>0.63 %</td>
<td>0.50 %</td>
<td>0.38 %</td>
</tr>
<tr>
<td>Walked to Work</td>
<td>2.81 %</td>
<td>2.49 %</td>
<td>2.12 %</td>
</tr>
<tr>
<td>Work at Home</td>
<td>0.74 %</td>
<td>0.63 %</td>
<td>0.57 %</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Travel Time to Work</th>
<th>3.00 Mile Radius</th>
<th>2.00 Mile Radius</th>
<th>1.00 Mile Radius</th>
</tr>
</thead>
<tbody>
<tr>
<td>Travel Time in Less than 5 minutes</td>
<td>1.59 %</td>
<td>1.15 %</td>
<td>1.10 %</td>
</tr>
<tr>
<td>Travel to Work in 5 to 9 minutes</td>
<td>10.22 %</td>
<td>8.57 %</td>
<td>7.72 %</td>
</tr>
<tr>
<td>Travel to Work in 10 to 14 minutes</td>
<td>17.07 %</td>
<td>16.17 %</td>
<td>15.11 %</td>
</tr>
<tr>
<td>Travel to Work in 15 to 19 minutes</td>
<td>16.07 %</td>
<td>15.98 %</td>
<td>15.44 %</td>
</tr>
<tr>
<td>Travel to Work in 20 to 29 minutes</td>
<td>16.41 %</td>
<td>18.29 %</td>
<td>19.65 %</td>
</tr>
<tr>
<td>Travel to Work in 30 to 44 minutes</td>
<td>22.60 %</td>
<td>23.47 %</td>
<td>23.94 %</td>
</tr>
<tr>
<td>Travel to Work in 45 to 59 minutes</td>
<td>8.18 %</td>
<td>8.48 %</td>
<td>8.80 %</td>
</tr>
<tr>
<td>Travel to Work in 60 minutes or more</td>
<td>7.86 %</td>
<td>7.89 %</td>
<td>8.24 %</td>
</tr>
</tbody>
</table>

Average Travel Time to Work

25.2

25.7

26.6