

# WEST VALLEY MALL

3200 North Naglee Rd. Tracy, CA 95304

## PROPERTY

## HIGHLIGHTS

Demographics	1 mile	3 miles	5 miles
Population	11,693	71,766	111,274
Avg. HH Income	\$147,072	\$136,600	\$146,763
Total Households	3,299	21,777	33,368

- Located north and next to both Grant Line Rd. & Interstate 205, connects with nearby interstates 580 and 5
- Only enclosed mall within a 25-mile radius
- Ideally located approximately an hour to the east of San Francisco and San Jose
- Diverse anchor, major and outparcel tenant line up, drawing substantial traffic

## NOTES

## ANCHORS

- GLA: 739,734 SF
- Availabilities: Anchor, Inline, Outparcel
- Traffic Count: 115,000 VPD Interstate 205

- Macy's, Target, Cinemark, Hobby Lobby, Home Life & Burlington



**MASON**  
ASSET MANAGEMENT

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## SITE PLAN



\*NOT OWNED



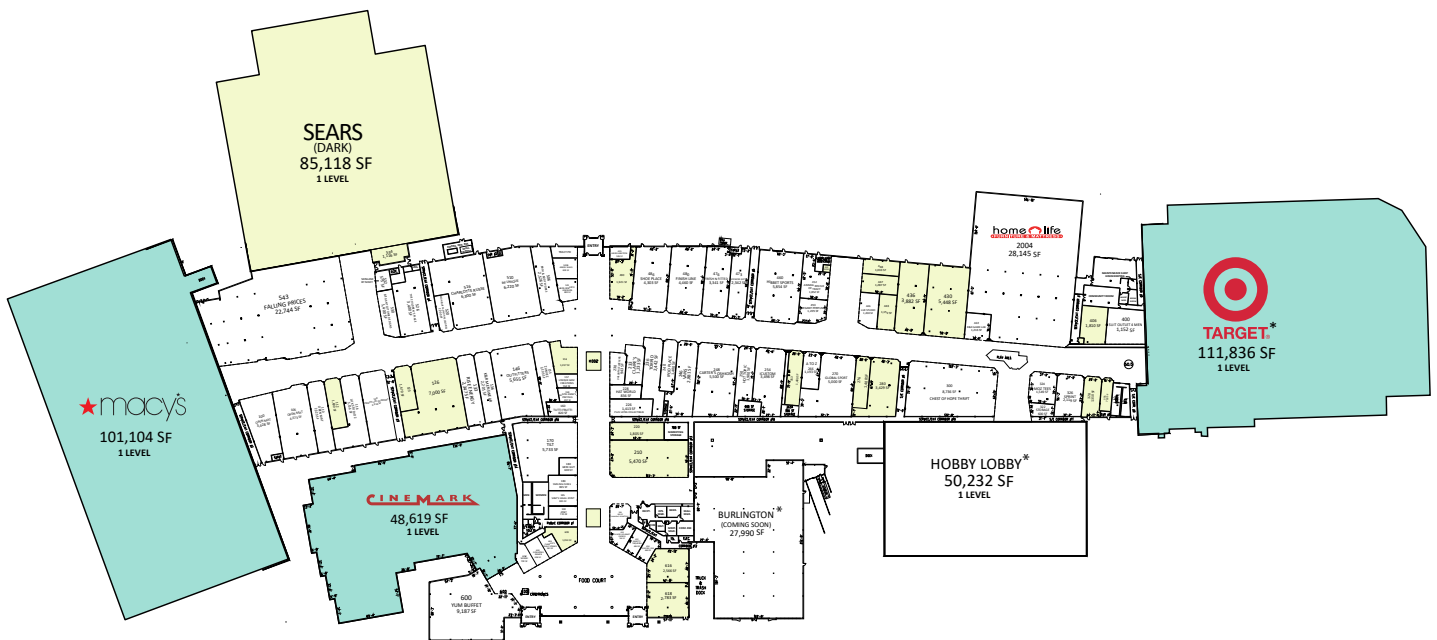
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## LEASE PLAN



Leased Available

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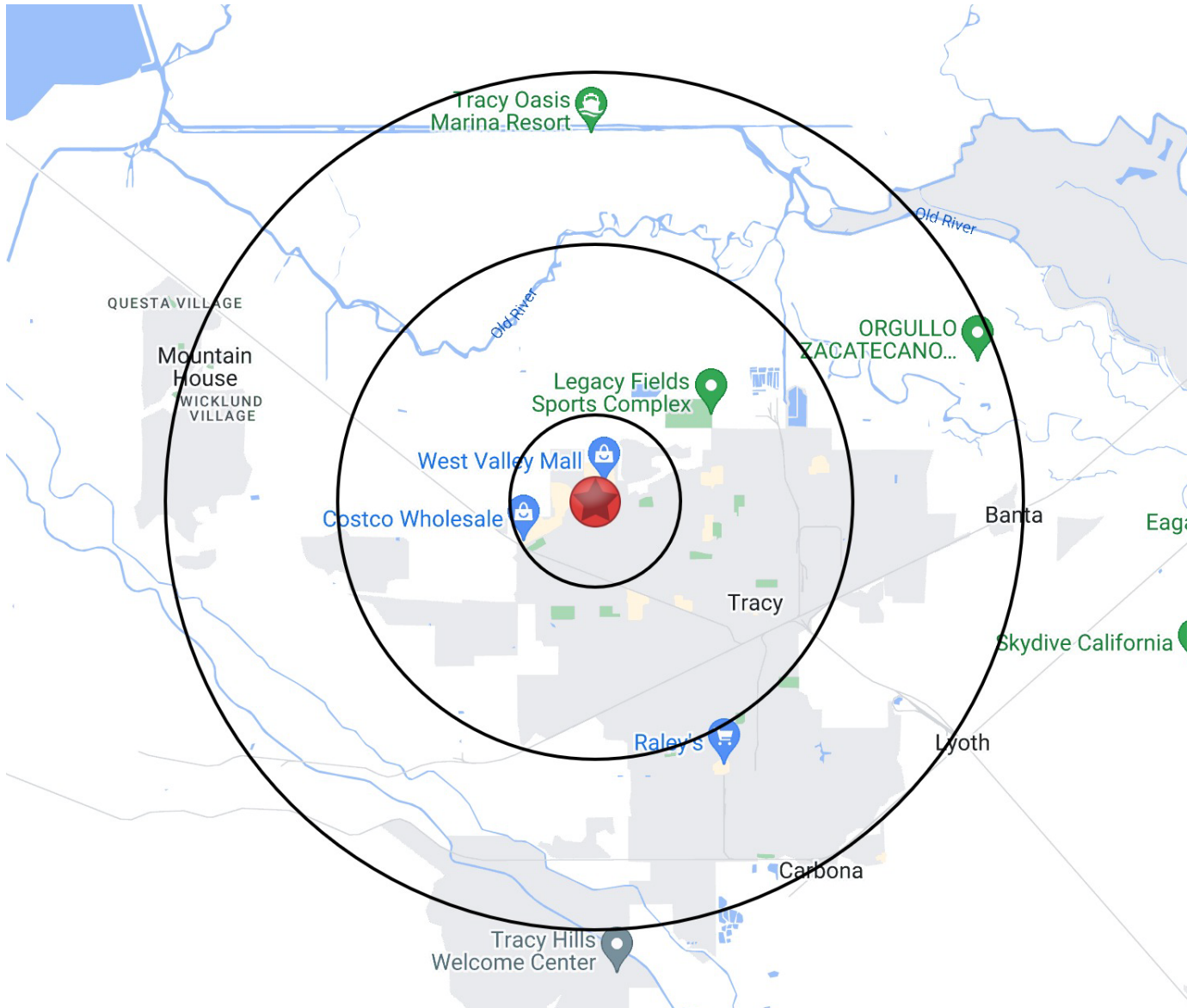




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## RADIUS MAP



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