THE CROSSROADS

2120 South Bradley Road | Santa Maria

WESTAR ASSOCIATES

FOR LEASING, PLEASE CONTACT:
800.353.7822
info@westar1.com
westarassociates.com

THE CROSSROADS

HIGHLIGHTS

+ A 492,000sf power center
+ Located at the Highway 101 / Betteravia Road interchange offering consumers ease of access while expanding the center's drawing power
+ Excellent freeway visibility
+ The dominant power center on the Central Coast

Join these major tenants in The Crossroads

Walmart | Walmart Neighborhood Market | HOME DEPOT | BEST BUY | PETSMART | T.J.maxx | TILLY'S | five BELOW

TRAFFIC COUNTS (SITES USA)

+ 62,999 average cars per day on Highway 101 at Betteravia Road

2019 DEMOGRAPHICS (SITES USA)

	3 Mile	5 Mile	10 Mile
Population:	82,374	143,916	169,139
Average Household Income:	$76,452	$83,479	$84,998
Daytime Population:	55,743	82,098	93,968

WELCOME TO SANTA MARIA

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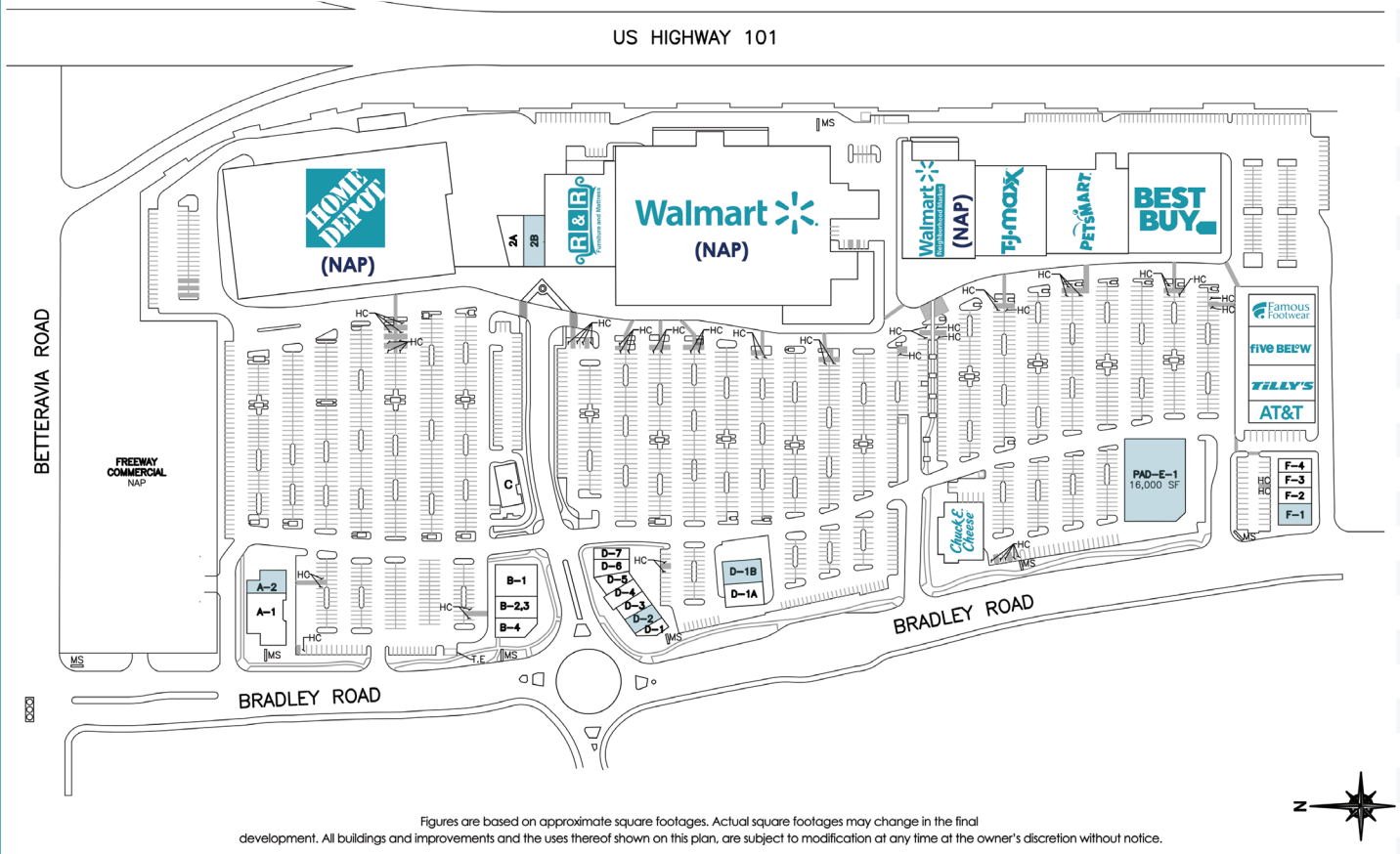
492,000 SF POWER CENTER



Figures are based on approximate square footages. Actual square footages may change in the final development. All buildings and improvements and the uses thereof shown on this plan, are subject to modification at any time at the owner's discretion without notice.

UNIT	TENANT	SQ. FT.
BLDG-1	Home Depot (NAP)	105,700sf
BLDG-3	R&R Furniture	24,197sf
BLDG-4	Walmart (NAP)	135,000sf
BLDG-5	Walmart Neighborhood Market (NAP)	32,000sf
BLDG-6	TJ Maxx	24,500sf
BLDG-7	Petsmart	26,040sf
BLDG-8	Best Buy	30,132sf
2-A	Great Clips	1,066sf
2-B	**AVAILABLE**	**2,934sf**
A-1	Golden Corral	11,060sf
A-2	**AVAILABLE**	**3,540sf**
B-1	Work World	5,000sf
B-2,3	Shoe Factory	2,960sf
B-4	Sleep Number	2,728sf
PAD-C	Wendy's	2,940sf
D-1	Vogue Nails	1,200sf
D-2	**AVAILABLE**	**1,300sf**
D-3	Blenders In The Grass	1,500sf
D-4	Sprint	1,500sf
D-5	Fedex Office	2,400sf
D-6	Game Stop	1,600sf
D-7	Menchies	1,600sf
PAD-E	Chuck E. Cheese's	10,600sf
F-1	**Coasthills Federal Credit Union - (AVAILABLE)**	**4,200sf**
F-2	Paradise Nails & Spa	1,460sf
F-3	GNC	1,460sf
F-4	Jersey Mike's Subs	1,680sf
9-A	Famous Footwear	7,080sf
9-B	Five Below	9,180sf
9-C, D	Tilly's	9,660sf
9-E	AT&T Wireless	4,080sf
D-1A	Krispy Kreme Doughnuts	2,760sf
D-1B	**AVAILABLE - Under Construction**	**2,740sf**
PAD-E-1	**AVAILABLE - Under Construction**	**3,500-16,000sf**

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