

 the eConic company®

Fully Leased

CVS & dd's Anchored

Pavlina Plaza

596 East El Camino Real, Sunnyvale, CA

JOSH SHUMSKY Executive Director

(408) 863-1445 // jshumsky@theeConiccompany.com

CalDRE License: 01883266

SEAN O'CARROLL Executive Director

(408) 863-1447 // socarroll@theeConiccompany.com

CalDRE License: 01058587





PROPERTY

Highlights



Two Second
Generation Restaurant
Spaces Available



Fully Signalized
Intersection



Located in the Heart
of Sunnyvale, along
El Camino Real



Ample Parking



Co-Tenants include
CVS, Chase Bank,
FedEx, Paris Baguette,
Bon Chon, Club Pilates

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	34,945	239,088	494,156
Avg. Household Income	\$216,523	\$225,303	\$223,379
Daytime Population	10,216	93,512	271,718

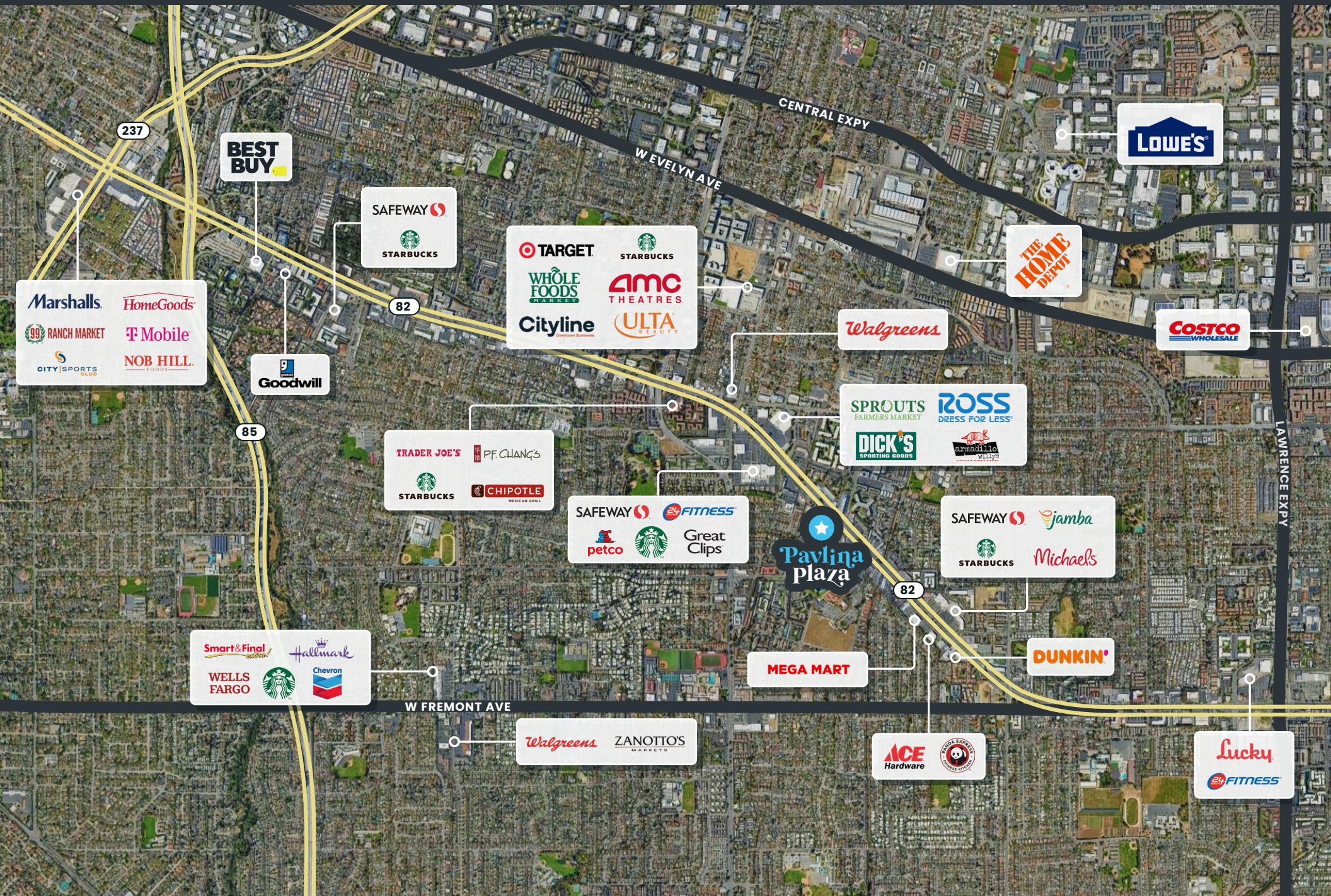
TRAFFIC COUNTS

Source: 2020 Esri.

El Camino Real	41,300 ADT
Sunnyvale-Saratoga Rd	28,750 ADT
S. Fair Oaks	21,277 ADT



EL CAMINO REAL 43,000 ADT



PROPERTY

Profile



596 East El Camino Real,
Sunnyvale, CA

Prepared by Esri

DEMOGRAPHICS (2023)	1 MILE	3 MILES	5 MILES
2028 Total Population (Estimated)	37,794	256,201	525,342
2023 Total Population	36,302	248,767	509,178
Total Daytime Population	30,355	242,985	563,638
Median Age	37.7	38.2	38.9
Total Households	14,154	92,704	189,313
Total Occupied Housing Units	15,030	98,309	200,343
Total % Owner Occupied Housing Units	32.3%	42.0%	44.9%
Total % Renter Occupied Housing Units	61.9%	52.3%	49.6%
Average Household Income	\$216,523	\$225,303	\$223,379
Median Household Income	\$175,617	\$197,810	\$173,067
Per Capita Income	\$84,086	\$83,930	\$83,083
Population 25+ yrs	14.2%	14.2%	14.0%
% Population 25+ yrs & Some College	42.4%	41.3%	39.7%
% White Collar Occupations	87%	84.6%	83.7%
% Blue Collar Occupations	6.0%	7.4%	7.6%
Average Household Size	2.55	2.67	2.67



Pavlina Plaza

596 East El Camino Real,
Sunnyvale, CA

JOSH SHUMSKY

Executive Director
(408) 863-1445

jshumsky@theeconiccompany.com
CalDRE License: 01883266

SEAN O'CARROLL

Executive Director
(408) 863-1447

socarroll@theeconiccompany.com
CalDRE License: 01058587

the econic company®

© 2025 the econic company. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.