

HAMILTON

PLAZA



FULLY LEASED

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PROJECT HIGHLIGHTS

1690 S BASCOM AVE, CAMPBELL, CA

-  **Tremendous Exposure and Visibility** to one of the most heavily travelled intersections in Silicon Valley
-  **Affluent Silicon Valley Demographics** with High Disposable Incomes
-  Near Major Tech Employers: **Apple, Google, Cisco, Oracle, eBay**
-  **Upscale Tenant Mix** in a Strong Performing Center

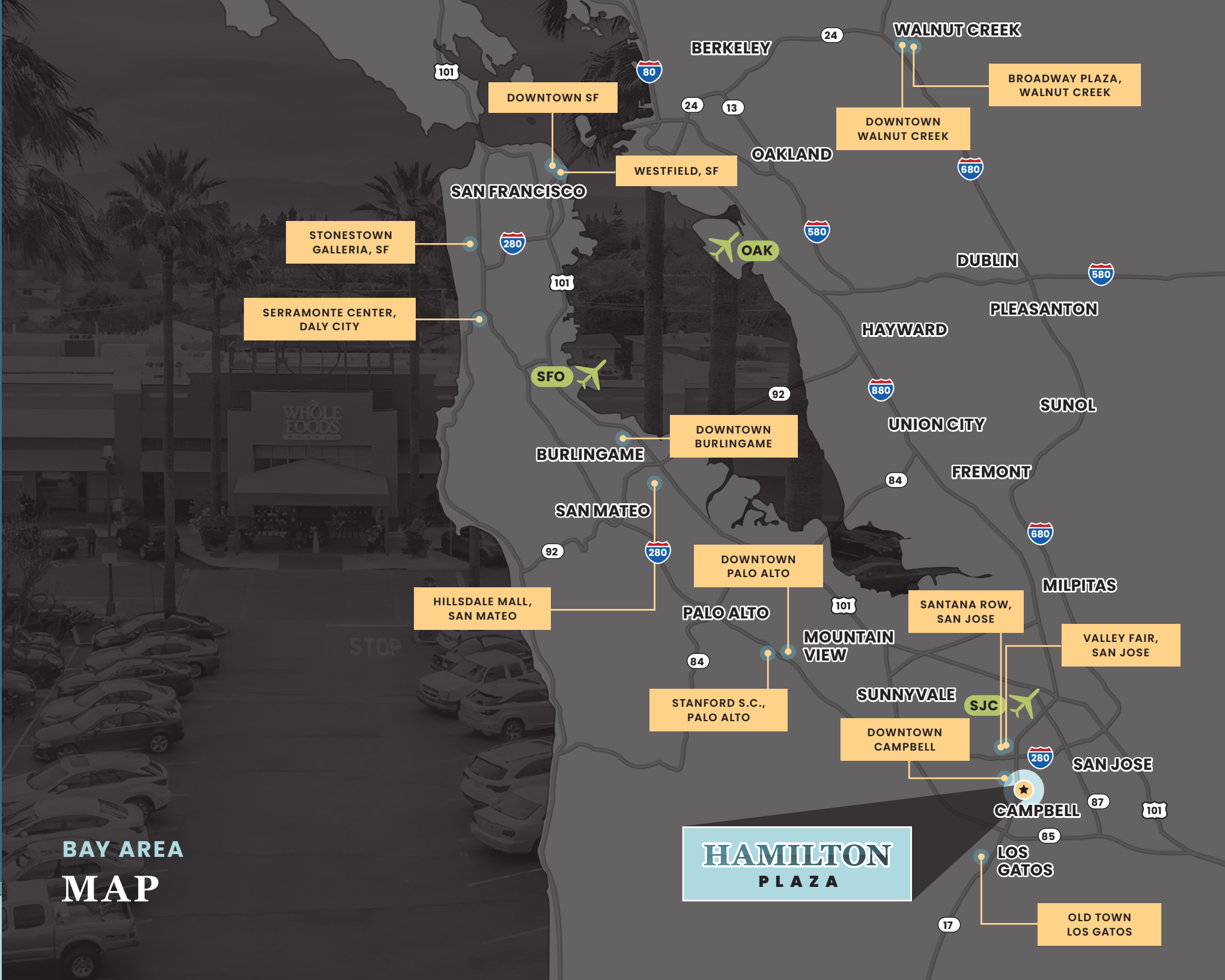
DEMOGRAPHICS

	1 MILE	2 MILES	3 MILES
Total Population	24,403	107,682	243,706
Daytime Population	39,928	114,912	243,307
Median HH Income	\$126,708	\$142,308	\$151,937

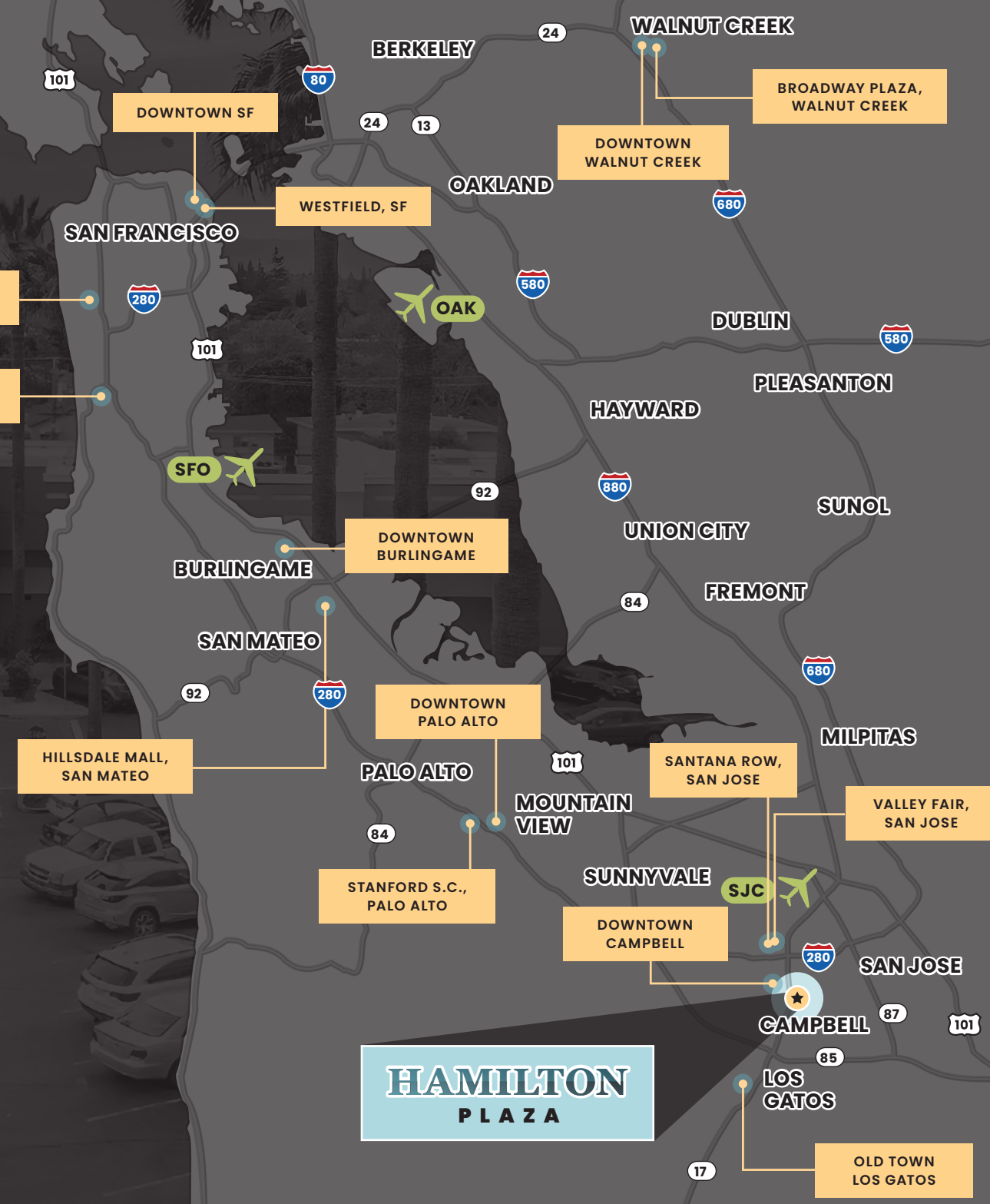
TRAFFIC COUNTS

Source: 2025 Esri.

S. Bascom Ave	±46,083 ADT
Hamilton Ave	±56,685 ADT

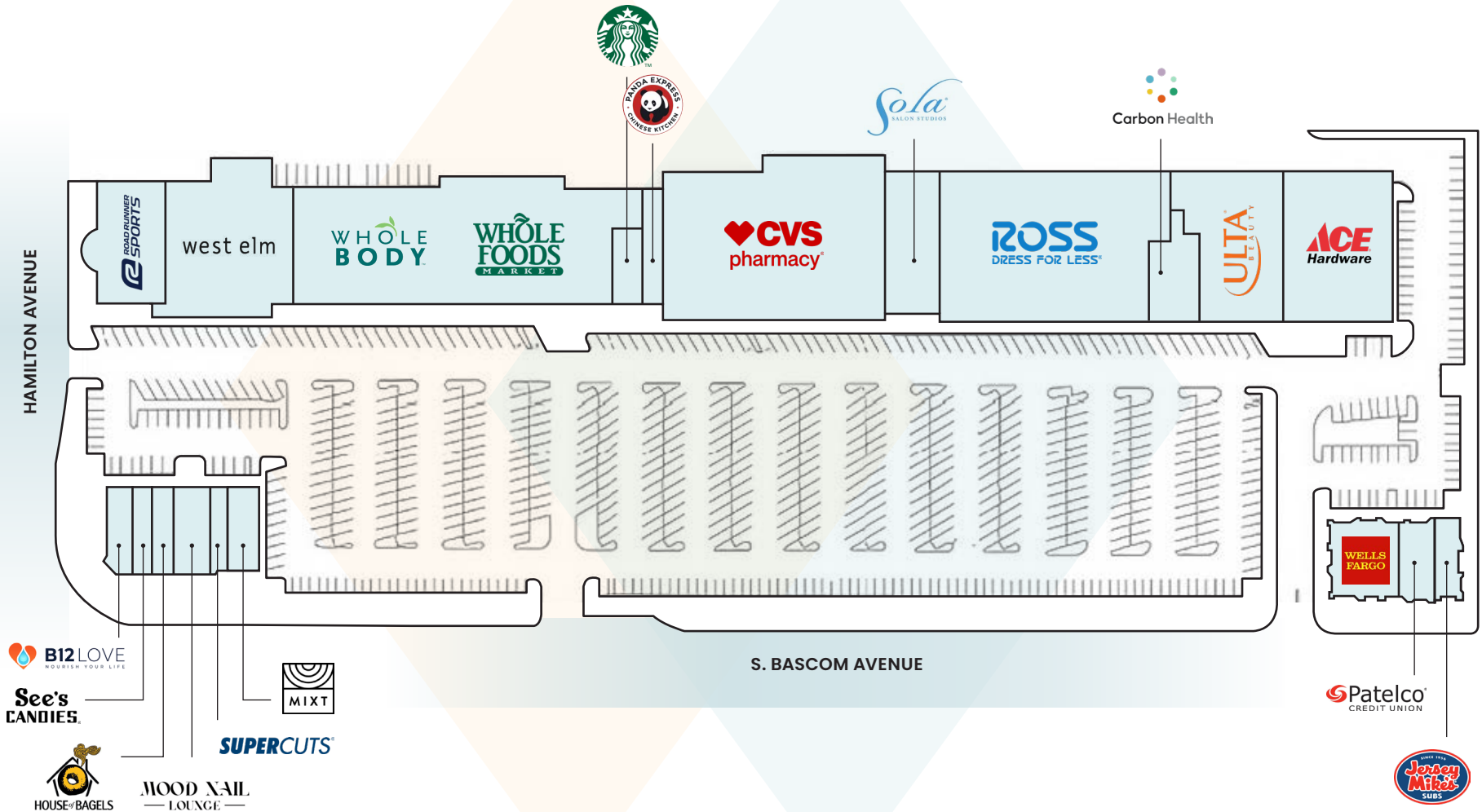


BAY AREA MAP



HAMILTON
PLAZA

PROJECT
SITE PLAN



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KOHL'S

17



STAPLES

THE HUB

THE HOME DEPOT

COURTYARD
Marriott

HAMILTON PLAZA
BUSINESS CENTER

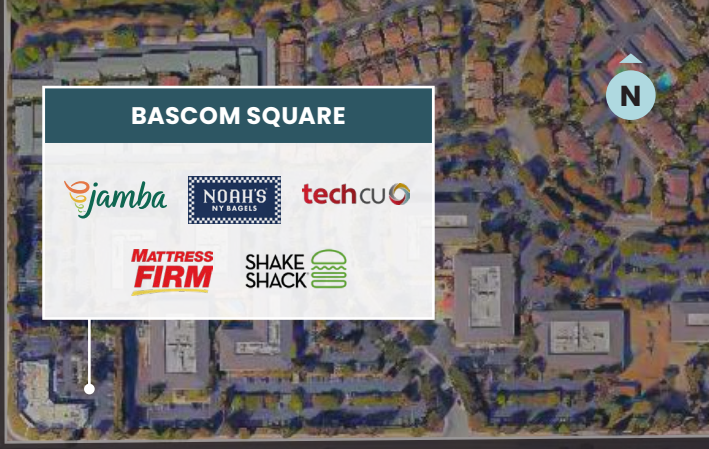
YOGASIX

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THE PRUNEYARD

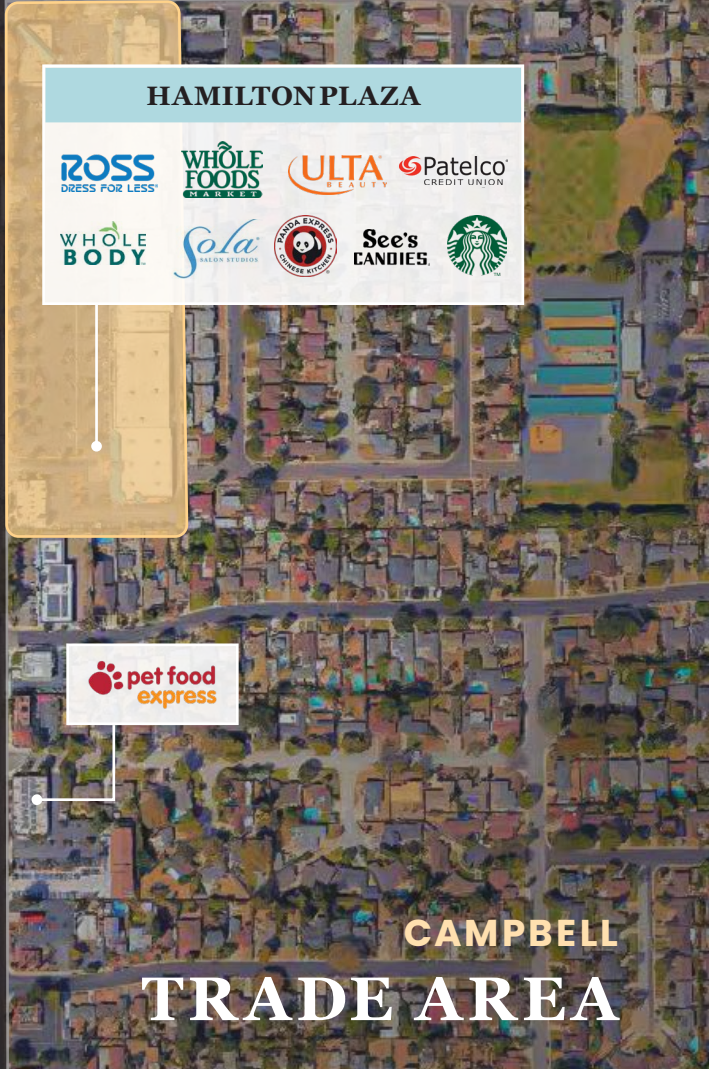
Marshall's	TRADER JOE'S	TOGO'S	LUNA MEXICAN KITCHEN
Starbird	Pacific Catch	Mendocino Farms	WORLD MAPLE
Sports Basement	AT&T	CEDAR ROOM	verizon

E CAMPBELL AVENUE



BASCOM SQUARE

jamba	NORTH'S	techCU
MATTRESS FIRM	SHAKE SHACK	



HAMILTON PLAZA

ROSS DRESS FOR LESS	WHOLE FOODS MARKET	ULTA BEAUTY	Patelco CREDIT UNION
WHOLE BODY	Sola SALON STUDIOS	AMICA EXPRESS	See's CANDIES
			Starbucks

pet food express

S. BASCOM AVENUE

CAMPBELL
TRADE AREA

COMPETITION AERIAL

WESTGATE CENTER

TARGET, NORDSTROM rack, 49ERS FIT, ROSS DRESS FOR LESS, verizon, Michaels, Starbucks, Burlington, BUFFALO WILD WINGS, xfinity, SKECHERS OUTLET

HAMILTON PLAZA

ROSS DRESS FOR LESS, WHOLE FOODS MARKET, ULTA BEAUTY, Patelco CREDIT UNION, WHOLE BODY, Sola, See's CANDIES, Starbucks

PRUNEYARD SHOPPING CENTER

Marshalls, TRADER JOE'S, TOGO'S, PASTA ARMELLINO, Starbird, Pacific Catch, Mendocino Farms, Sports Basement, AT&T, CEDAR ROOM, verizon

WESTGATE WEST

SPROUTS FARMERS MARKET, FIVE GUYS, MOD, TRADER JOE'S, BepMo!, Starbucks, Goodwill, TACO BELL, happyjerron, Domino's, KINGS

GROCERY OUTLET, BIG LOTS, DOLLAR TREE, FITNESS 19, ROUND TABLE PIZZA ROTISSERIE, BR Baskin Robbins

SAFeway, DOLLAR TREE, CINELUX

Walgreens, THE HOME DEPOT

Lynard's MARKETS, T Mobile, Wendy's, McDonald's

CAMDEN PARK MALL

Lucky, CVS, PIZZA HEART, crumbl cookies, jamba, Peets Coffee

TARGET, HomeGoods, TJ-maxx, Starbucks, THE HOME DEPOT, 24 FITNESS, AT&T

SAFeway

TRADER JOE'S, pet food express, See's CANDIES, The UPS Store

DOLLAR TREE

DOWNING CENTER OF LOS GATOS

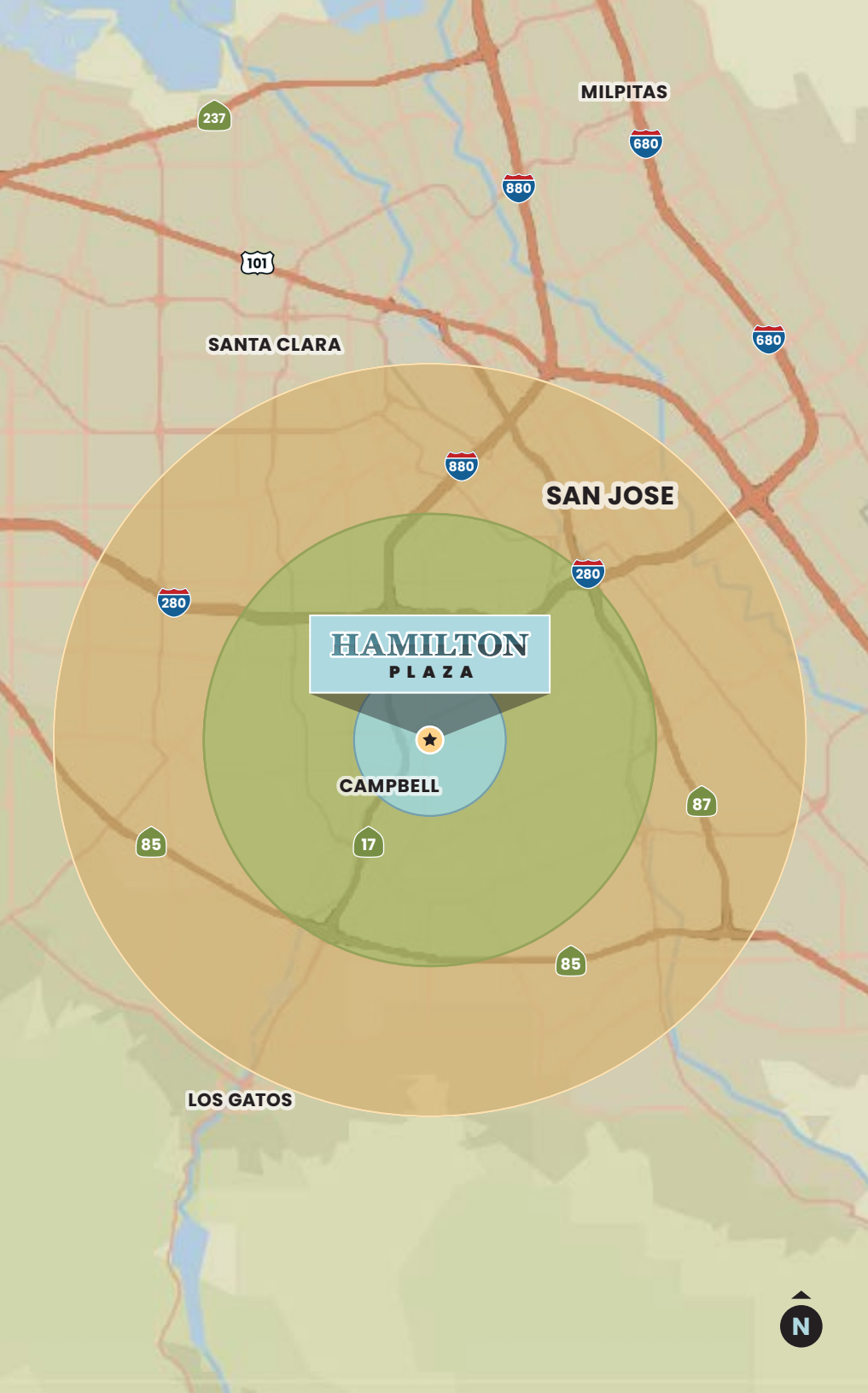
SAFeway, Starbucks, Jersey Mike's SUBS, redbox

SAFeway



DISTANCE DEMOGRAPHICS

DEMOGRAPHICS (2025)	1 MILE	3 MILES	5 MILES
2025 Total Population	24,403	243,405	607,568
2030 Total Population (Estimated)	24,801	242,223	607,418
Median Age	39.8	40.0	39.1
Total Households	10,289	94,263	225,208
Total Owner Occupied Housing Units	44.1%	48.0%	48.5%
Total Renter Occupied Housing Units	55.9%	52.0%	51.5%
Average Household Income	\$192,604	\$213,042	\$215,243
Median Household Income	\$126,750	\$151,792	\$152,745
Per Capita Income	\$81,767	\$82,232	\$79,902
Average Household Size	2.33	2.54	2.62



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