CENTRO CALLAN

Matt Sweeney msweeney@theeconiccompany.com | (408) 863-1444 | LIC#01746896

Josh Shumsky jshumsky@theeconiccompany.com | (408) 863-1445 | LIC#01883266

Megan McArthur mmcarthur@theeconiccompany.com | (408) 863-1446 | LIC#02089762

Centered in Urban Peace

At the heart of the Centro Callan brand is the concept of “Urban Peace,” offering a harmonious balance of city life and small-town familiarity. Just minutes from BART in Downtown San Leandro and steps away from dining, shopping, and entertainment. Ground floor retail available neighboring **Sprouts Farmers Market** and **Philz Coffee**.

Grocery Anchored Mixed Use Project

RETAIL PARKING STALLS:
71 Downstairs, **68** Upstairs

Seeking Non Restaurant Uses

Cold Shell Condition with TIA

Nets $1.33 PSF Monthly

Less Than 1 Mile From BART Station



Source: Esri

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	34,929	179,050	374,096
Daytime Population	28,500	156,481	310,194
Average Household Income	$168,184	$138,831	$147,238

Walk Score®

Source: Walkscore.com

95

WALKER’S PARADISE

Daily errands do not require a car.

65

GOOD TRANSIT

Many nearby public transportation options.

69

BIKEABLE

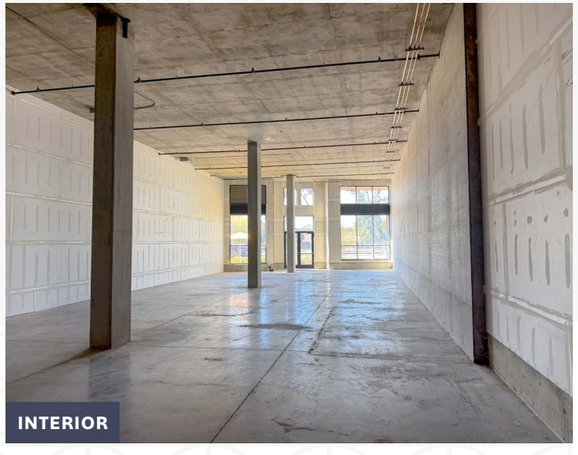
Some bike infrastructure.

Site Plan

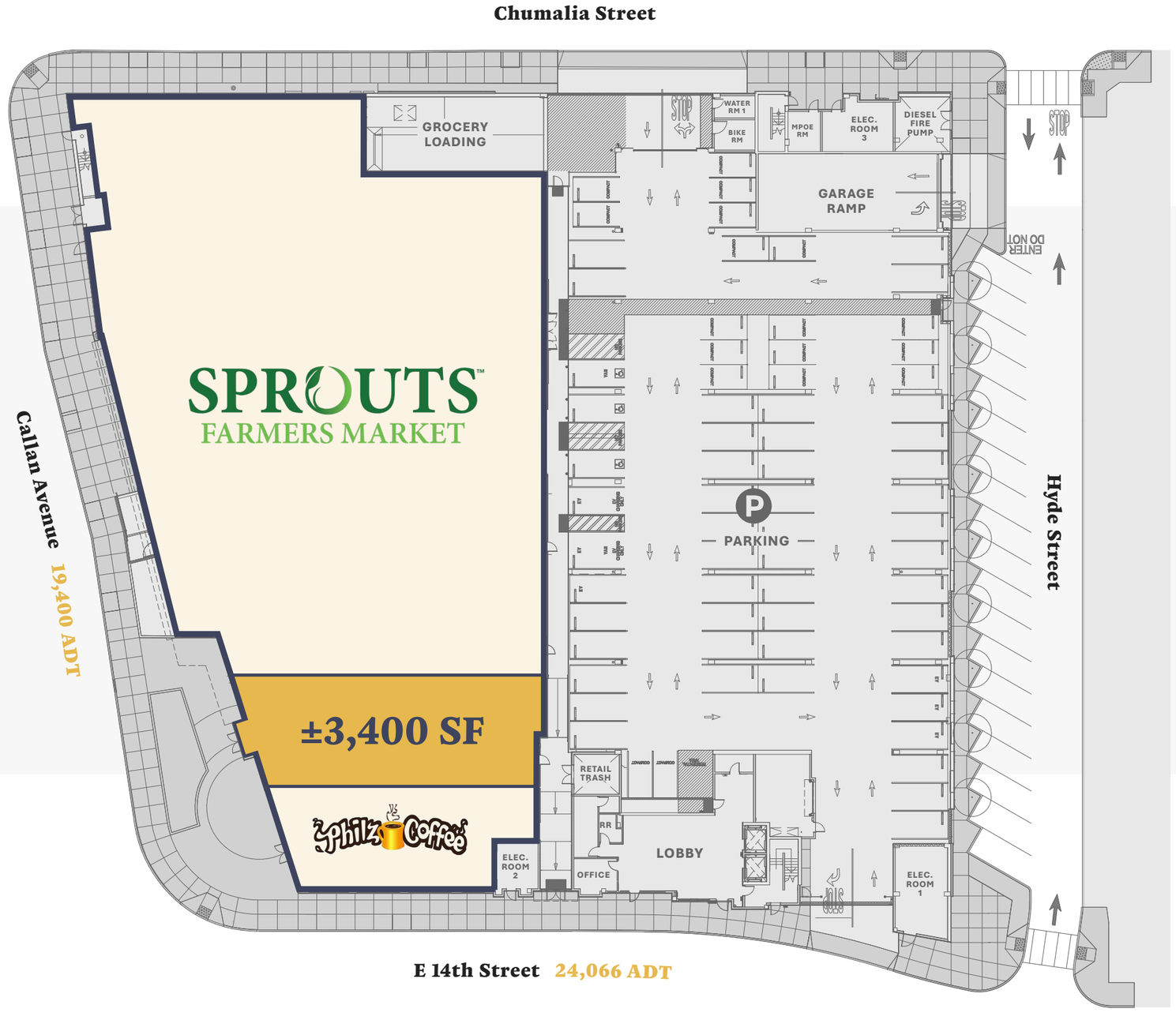
GROUND FLOOR RETAIL

±3,400 SF

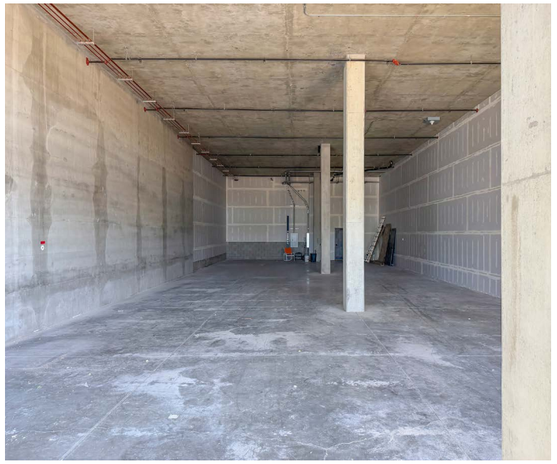
Seeking Non Restaurant Uses

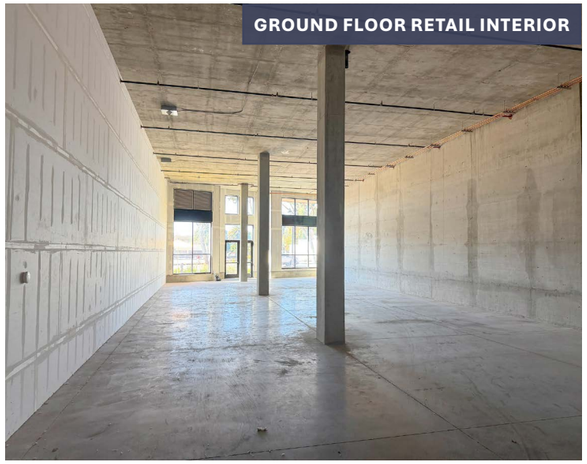


INTERIOR




CENTRO CALLAN
CENTRO CALLAN
SPROUTS
Philz Coffee

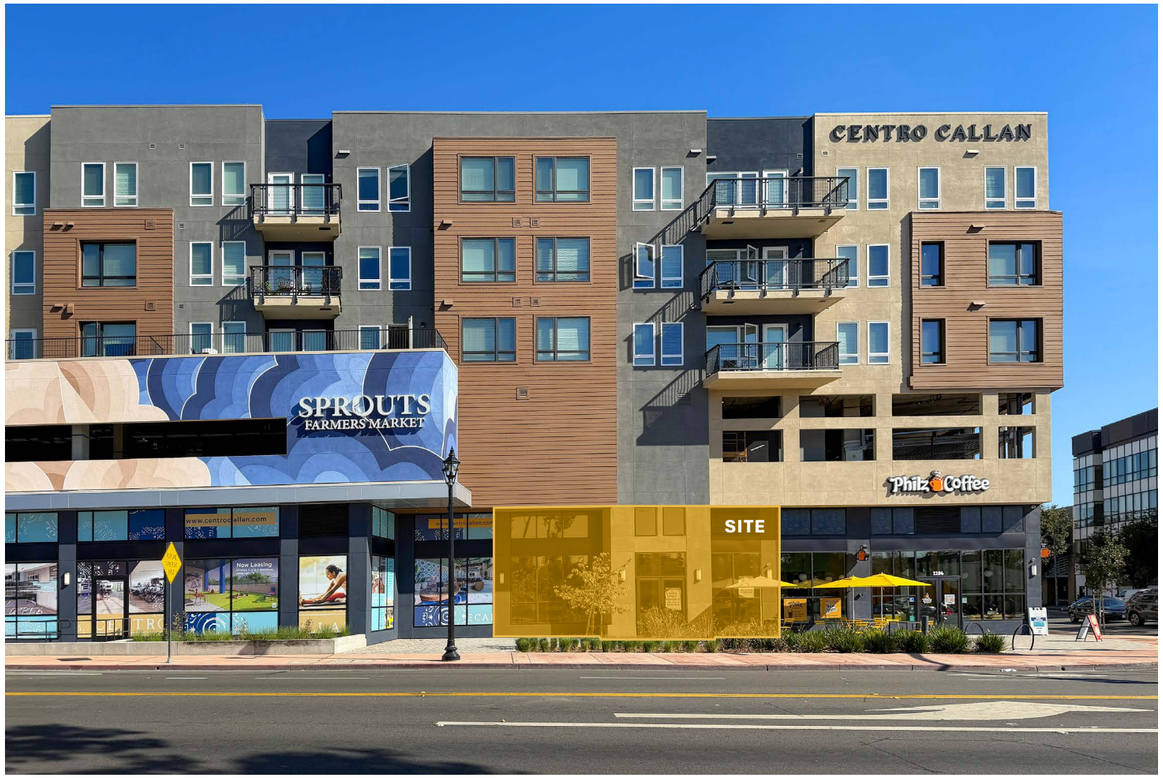



GROUND FLOOR RETAIL INTERIOR

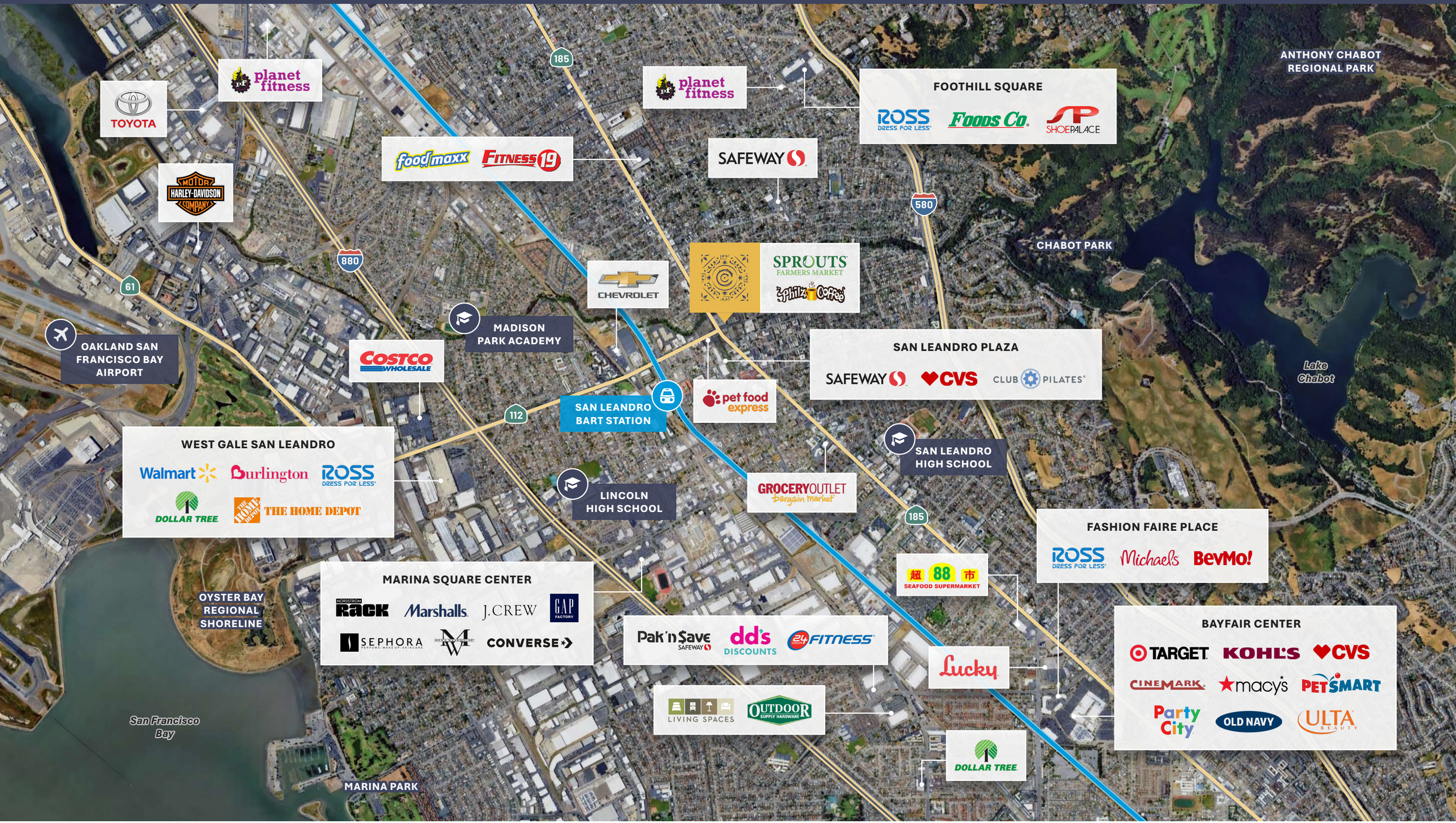

Philz Coffee
Retail For Lease
GROUND FLOOR RETAIL EXTERIOR

±3,400 SF




CENTRO CALLAN
SPROUTS
FARMERS MARKET
Philz Coffee
SITE

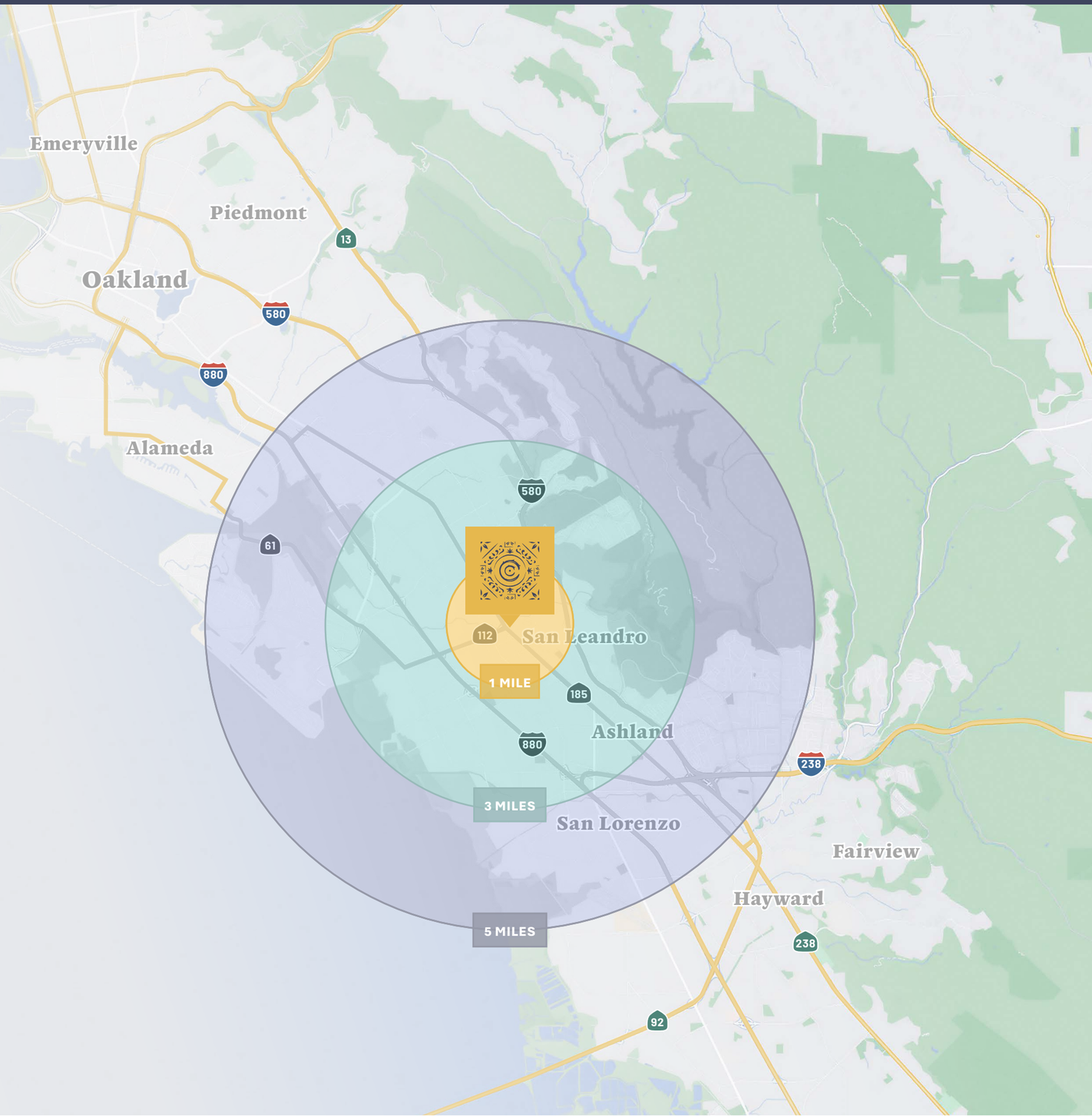
Market Aerial



Distance Demographics

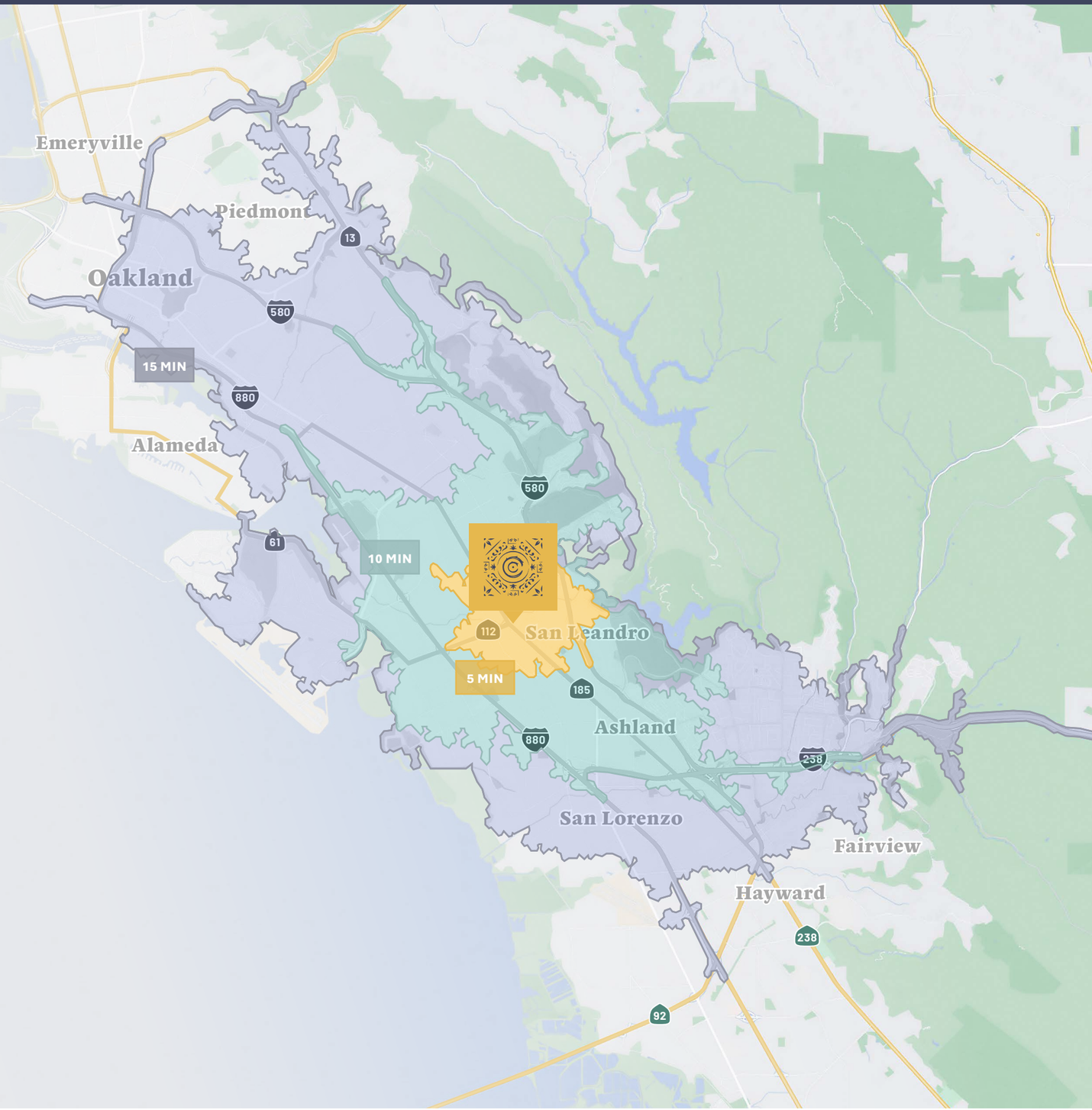
CENTRO CALLAN

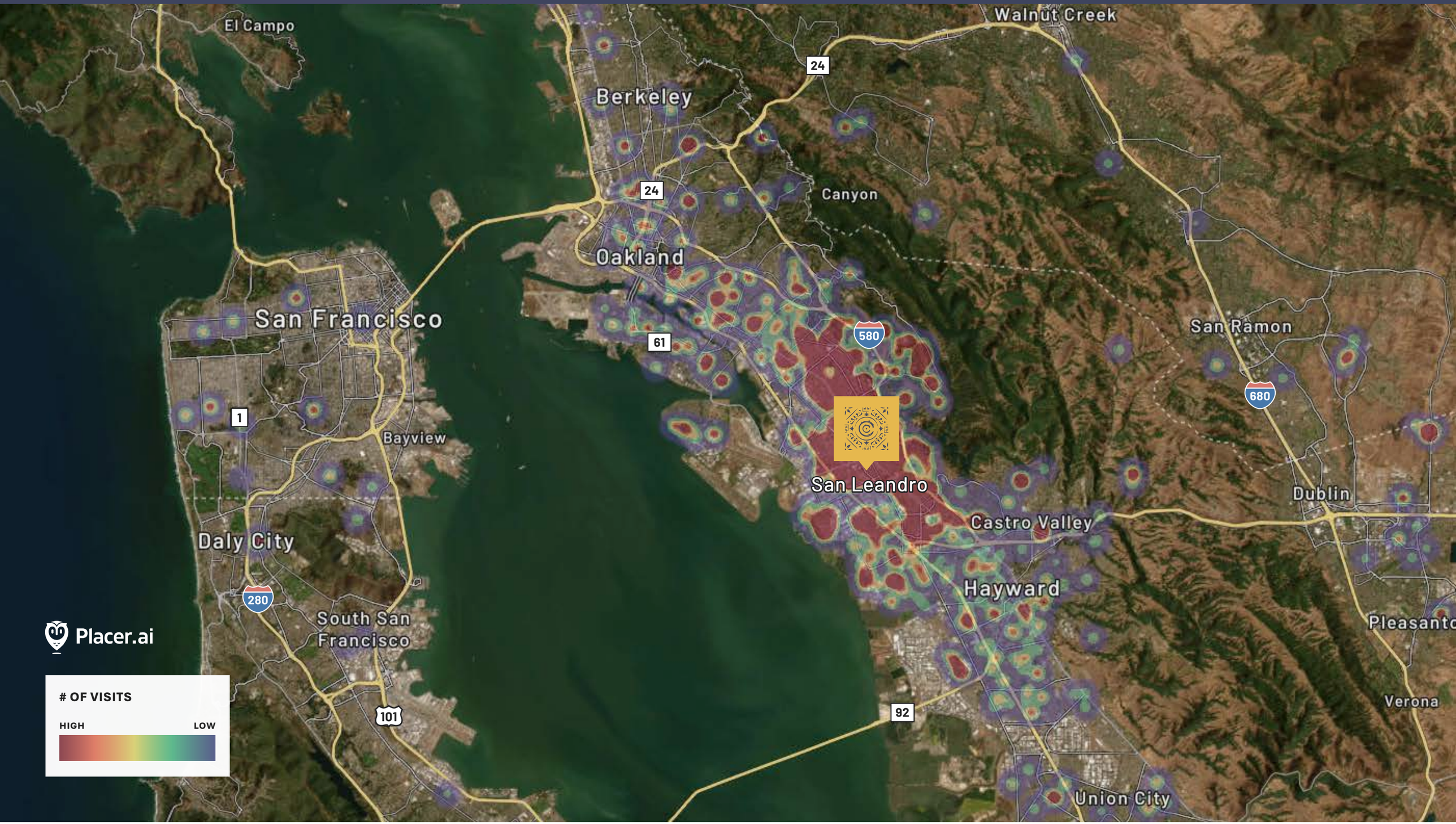
DEMOGRAPHICS (2026)	1 MILE	3 MILES	5 MILES
Population	34,929	179,050	374,096
Daytime Population	28,500	156,481	310,194
Average Household Income	$168,184	$138,831	$147,238
Median Household Income	$117,303	$96,102	$103,920
Total Households	12,918	57,433	121,338
Average Household Size	2.66	3.06	3.03
Housing Units	13,825	60,898	128,569
Owner Occupied Housing Units	46.2%	47.8%	49.8%
Renter Occupied Housing Units	47.2%	46.5%	44.6%
Median Age	41.1	38.3	38.9
Some College, No Degree	16.9%	16.8%	16.2%
Bachelor's Degree	26.1%	21.5%	23.6%
White Collar	62.9%	53.5%	57.5%
Blue Collar	19.5%	24.6%	22.6%
Services	17.6%	21.9%	19.9%



Drive Time Demographics

DEMOGRAPHICS (2026)	5 MIN	10 MIN	15 MIN
Population	36,885	177,591	600,686
Daytime Population	29,664	146,912	543,874
Average Household Income	$164,824	$140,882	$150,523
Median Household Income	$113,503	$97,541	$104,571
Total Households	13,555	58,396	216,056
Average Household Size	2.67	2.99	2.71
Housing Units	14,522	61,958	232,049
Owner Occupied Housing Units	46.6%	46.3%	39.5%
Renter Occupied Housing Units	46.8%	47.9%	53.6%
Median Age	41.2	38.4	39.0
Some College, No Degree	17.2%	16.8%	14.9%
Bachelor's Degree	24.7%	22.2%	26.3%
White Collar	62.5%	54.4%	62.6%
Blue Collar	20.3%	24.5%	18.3%
Services	17.3%	21.1%	19.2%




El Campo
Walnut Creek
24
Berkeley
24
Canyon
Oakland
San Francisco
61
580
San Ramon
680
1
Bayview
San Leandro
Dublin
Castro Valley
Daly City
Hayward
280
South San Francisco
Pleasanto
Verona
101
92
Union City
Placer.ai
OF VISITS
HIGH
LOW

CENTRO CALLAN

Matt Sweeney
msweeney@theeconiccompany.com
(408) 863-1444 | LIC#01746896

Josh Shumsky
jshumsky@theeconiccompany.com
(408) 863-1445 | LIC#01883266

Megan McArthur
mmcarthur@theeconiccompany.com
(408) 863-1446 | LIC#02089762

the econic company

MARTIN

STARS REI

© 2026 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.