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available for lease

ROCKLIN COMMONS

NWQ SIERRA COLLEGE BOULEVARD & INTERSTATE 80, ROCKLIN, CA







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SEE YOURSELF HERE.

Rocklin Commons consists of approximately ±359,332 square feet of new, high visibility retail and restaurant space and is anchored by Target, Ross, ULTA and the first Studio Movie Grill in California. Trader Joe's has recently joined the outstanding line up at Rocklin Commons as well as Five Below.

Located at the northwest quadrant of Sierra College Boulevard and Interstate 80, the center benefits from its excellent position along Interstate 80 and is part of the most significant retail epicenter in the Rocklin trade area and the Sacramento and Placer County regions.

Part of one of the largest new development retail projects in Placer County and the entire Sacramento Region, Rocklin Commons is one of the first major shopping venue opportunities for westbound travelers driving towards the Sacramento MSA and is the last major retail stop for eastbound travelers en route to year-round tourist destinations including Reno, South Lake Tahoe and the Gold Country.

Notable high traffic quick service and full service restaurant co-tenants include Panera Bread, Chipotle, Mooyah Burger, Noodles & Co., and Jersey Mike's. In addition to those restaurants, the popular steak chain, Texas Roadhouse, will also be joining the center soon.

SQUARE FEET

±359,332

ANCHOR TENANTS

TARGET, STUDIO MOVIE GRILL, ROSS, TRADER JOE'S & ULTA

GET TO KNOW YOUR NEIGHBORS.



GALLELLI REAL ESTATE


SURROUNDED
BY AFFLUENCE
Bath&BodyWorks
ROSS
DRESS FOR LESS
STUDIO
MOVIE GRILL
EAT · DRINK · MOVIES
TRADER JOE'S
five BELOW
TARGET
INTERSTATE
80
CHIPOTLE
MEXICAN GRILL
noodles
& COMPANY
Panera
BREAD
COMMONS DR
SIERRA COLLEGE BOULEVARD
JKG

TRADE AREA & DEMOGRAPHICS



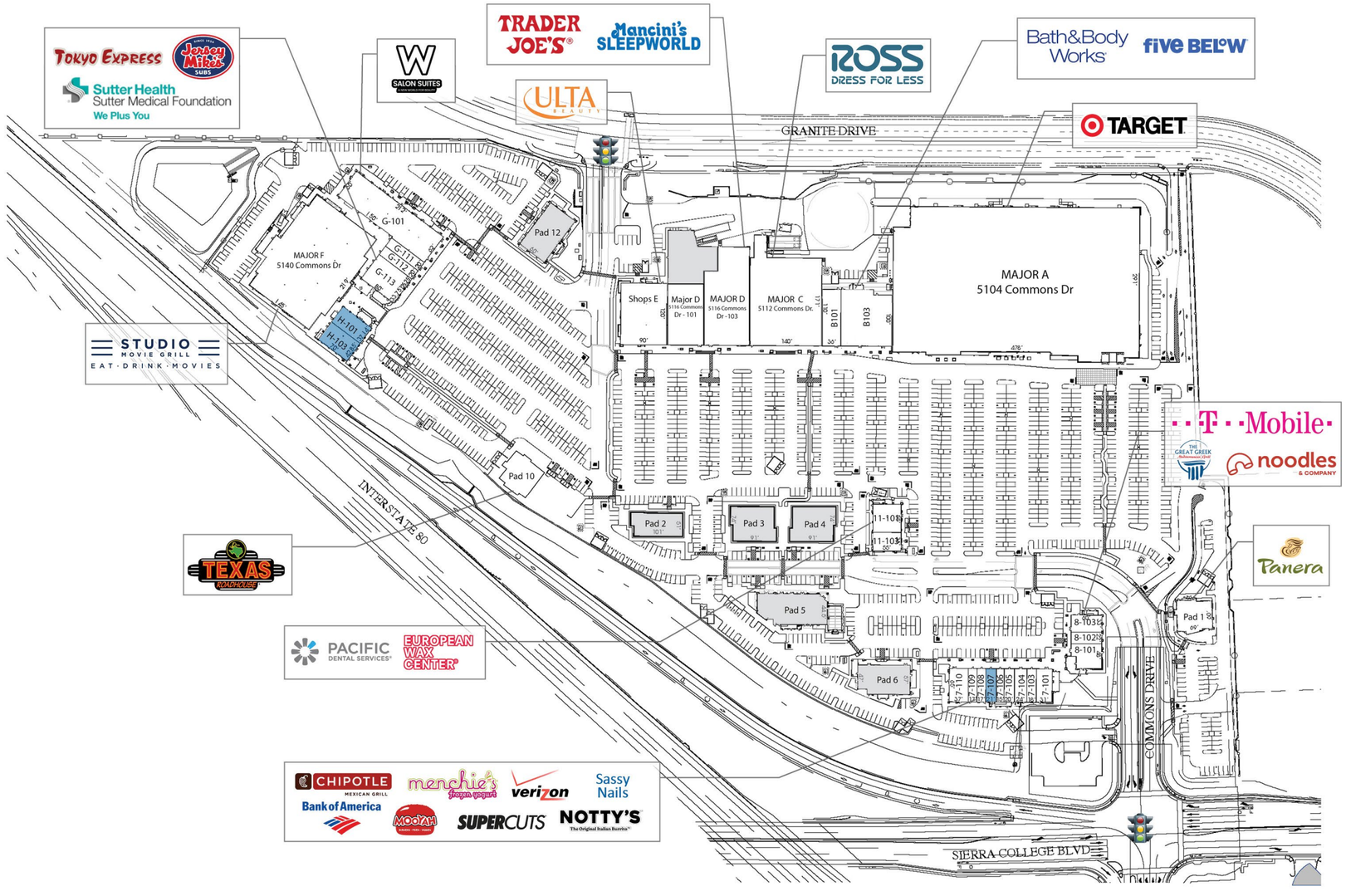
	3-Mile	5-Mile	7-Mile
2025 Total Population	47,511	149,384	254,844
2025 Daytime Population	47,084	165,975	266,486
2025 Total Employees	14,067	69,419	106,610
2025 Total Households	17,963	54,958	96,387
2025 Average Household Income	$162,582	$173,754	$162,285

	Interstate 80	Sierra College Boulevard (East of Interstate 80)	Sierra College Boulevard (West of Interstate 80)
Traffic Counts	±103,764	±17,475	±17,002

SITE PLAN & LEASING

ROCKLIN COMMONS

NWQ SIERRA COLLEGE BOULEVARD & INTERSTATE 80, ROCKLIN, CA



SUITE	TENANT	SQUARE FEET
Major A	Target	137,000
Major C	Ross	25,000
Major D-Suite 101	Mancini's Sleepworld	8,000
Major D-Suite 103	Trader Joe's	15,232
Major F	Studio Movie Grill	35,000
B-101	Bath & Body Works	4,015
B-103	Five Below	10,585
Shops E	ULTA	10,800
G-101	W. Salon Suites	12,880
G-111	Jersey Mike's	1,600
G-112	Tokyo Express	1,600
G-113	Sutter Medical Foundation	4,720
H-101	AVAILABLE	2,600
H-103	AVAILABLE	3,000
7-101	Chipotle	2,015
7-103	Menchie's	1,200
7-104	Go Wireless by Verizon	1,560
7-105	Sassy Nails	1,300
7-106	Supercuts	975
7-107	AVAILABLE	1,333
7-108	Notty's Italian Burrito	1,105
7-109	Bank of America	1,105
7-110	Mooyah Burger	2,405
8-101	Noodles & Company	2,650
8-102	T-Mobile	1,350
8-103	The Great Greek	2,000
11-101	Pacific Dental	3,000
11-103	European Wax Center	2,000
Pad 1	Panera Bread	4,200
Pad 2	AVAILABLE - Future Phase	5,000
Pad 3	AVAILABLE - Future Phase	6,500
Pad 4	AVAILABLE - Future Phase	6,500
Pad 5	AVAILABLE - Future Phase	7,725
Pad 6	AVAILABLE - Future Phase	5,630
Pad 10	Texas Roadhouse	8,000
Pad 12	SOLD - NAP	6,000

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ROSEVILLE/ROCKLIN RETAIL TRADE AREA



LET US WELCOME YOU HOME

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