

STONE CREEK VILLAGE

SWQ Zinfandel Drive & Bear Hollow Drive - Rancho Cordova, CA

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CHAINLINKS
RETAIL ADVISORS



NOW OPEN!

ONE OF RANCHO CORDOVA'S NEWEST GROCERY-ANCHORED RETAIL CENTERS!



Elliott Homes
A Tradition of Quality since 1914

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STONE CREEK VILLAGE

PROPERTY HIGHLIGHTS & DEMOGRAPHICS

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location: SWQ Zinfandel Drive and Bear Hollow Drive
Rancho Cordova, CA

anchor tenant(s): Sprouts Farmer's Market

shopping center GLA: ±34,000 Square Feet (GLA)

availability: ±1.296 Acre Pad



2023 total population

1-mile	14,650
3-mile	70,072
5-mile	182,941



2023 daytime population

1-mile	27,862
3-mile	84,751
5-mile	197,192



2023 total employees

1-mile	10,324
3-mile	48,116
5-mile	89,755



2023 total households

1-mile	5,632
3-mile	25,227
5-mile	69,640



2023 average HH income

1-mile	\$113,944
3-mile	\$95,823
5-mile	\$117,991



traffic counts

Zinfandel Dr (north of Bear Hollow Dr)	15,638
Zinfandel Dr (south of Bear Hollow Dr)	19,496
Bear Hollow Dr (west of Zinfandel Dr)	3,972

tenants within close proximity:



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PROPERTY OVERVIEW

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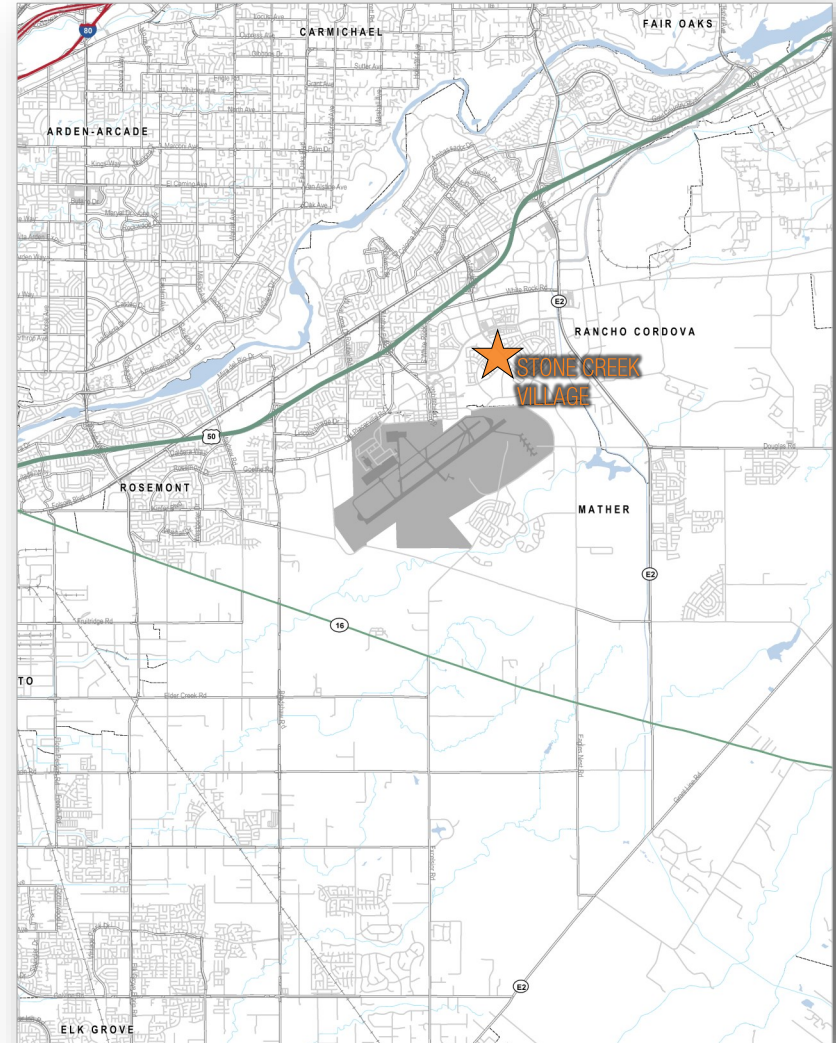
Stone Creek Village is a new retail development, anchored by a newly opened Sprouts Farmers Market, in Rancho Cordova and is located at the southwest quadrant of Zinfandel Drive and Bear Hollow Drive.

This ±34,000 square foot neighborhood shopping center will help serve Rancho Cordova's ongoing area that includes the Sunridge Specific Plan and the Rio Del Oro Specific Plan.

These specific plans and more have been approved for the development of more than 43,000 total homes, making Rancho Cordova the next explosive growth market in the Sacramento Region.

The City of Rancho Cordova offers an ideal retail environment and is the Sacramento area's largest employment sub-center, with almost 50,000 employees in more than 1,900 businesses and 72,203 residents within city limits.

Notable daytime employment generators in Rancho Cordova include Aerojet Rocketdyne, Delta Dental, VSP, HealthNet and Sacramento County Office of Education.



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STONE CREEK VILLAGE

INTERSECTION AERIAL

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STONE CREEK VILLAGE

RETAIL TRADE AREA AERIAL

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