

SANTA MARIA COMMERCE CENTER

SWC Betteravia Road & Miller Street - Santa Maria, CA

A PROUD MEMBER OF
CHAINLINKS
RETAIL ADVISORS



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SANTA MARIA COMMERCE CENTER

PROPERTY HIGHLIGHTS & DEMOGRAPHICS

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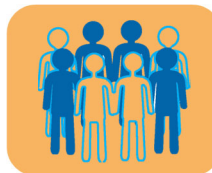
location: SWC Betteravia Road & Miller Road
Santa Maria, CA

notable tenants in center: 99 Cent Only, Ross Dress for Less, Stanton Optical

shopping center GLA: ±117,020 Square Feet (GLA)

availability: ±1,500, ±1,982 & ±8,400 SF - Inline Retail Space
±5,600 SF - Pad Space

asking rent & NNN charges: \$1.50 to \$2.25 psf
\$0.46 NNN psf



2022 total population

1-mile	17,715
3-mile	86,193
5-mile	140,149



2022 daytime population

1-mile	23,516
3-mile	91,088
5-mile	130,424



2022 total employees

1-mile	13,444
3-mile	41,209
5-mile	50,405



2022 total households

1-mile	5,661
3-mile	25,147
5-mile	41,461



2022 average HH income

1-mile	\$99,517
3-mile	\$94,059
5-mile	\$104,260



traffic counts

Betteravia Road	±24,422 ADT
Miller Street	±20,210 ADT



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SITE PLAN



SUITE	TENANT	SQ. FT.
Anchor 1	99 Cent Only	
Anchor 2	Ross	
230-A	All Valley Pet Hospital	2,617
230-C	Alliance Dog Training	2,085
230-D	Papa John's Pizza	1,400
230-E	AVAILABLE	1,500
230-F	Tortilleria Mexico	1,895
230-G	Cugini's Pizzeria & Trattoria	1,855
230-H-J	A La Carte Furniture	3,819
230-K	Gavin's Books	1,089
230-L	Check Into Cash	1,431
230-M/R	AVAILABLE	8,400
230-S	Pacific Eye	1,260
230-T	Hama Sato Japanese Restaurant	3,637
236-A	Dave's Hot Chicken	2,670
236-B	Panda Express	2,000
238-A	One Main Financial	1,800
238-B	Lotus Nail & Spa	1,950
238-C&D	CaliDental	4,650
336	Stanton Optical	5,614
338-A	Farmers Insurance	975
338-B	Crystal Cleaners	1,763
338-C	Soccer Action USA	1,365
338-D	Anaya Chiropractic	976
338-E	Smoke-4-Less	1,300
338-G	AVAILABLE	1,982
338-H	Trends Salon	3,968
340-A-D	AVAILABLE	5,600
340-E	Cha 101 Boba Tea & Chicken Steak	1,050

For leasing information,
please contact:

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PROPERTY OVERVIEW

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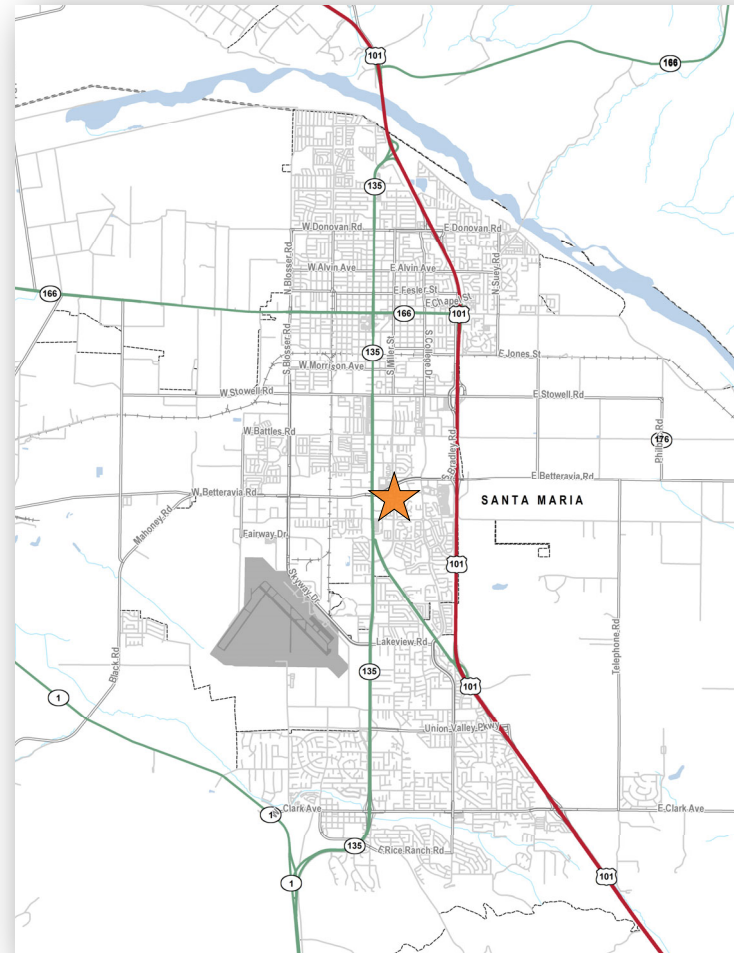
Santa Maria Commerce Center is a ±117,020 square foot neighborhood center located at the southwest corner of Betteravia Road and Miller Street in northern Santa Maria, California.

Part of approximately 1 million square feet of commercial retail in the Santa Maria trade area, **Santa Maria Commerce Center** is anchored by 99 Cent Only, Ross and Stanton Optical.

The North Broadway and South Broadway corridor (also known as Business Highway 101) is the main north-south traffic corridor in the Santa Maria trade area. Major retailers in Santa Maria include Macy's, JC Penney, Sears, Dick's Sporting Goods, HomeGoods, Walmart Supercenter, Target, Kohl's, TJ Maxx, Costco and Home Depot.

With a city population of approximately 107,400 people, the City of Santa Maria is the largest city in Santa Barbara County.

Santa Maria is situated approximately 17 miles south of Pismo Beach and 16 miles northeast of Vandenberg Air Force Base and is part of California's Central Coast in Santa Barbara County. The Santa Maria Valley region is a world renowned winemaking area and boasts being the home to dozens of world-class wineries and vineyards.



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RETAIL TRADE AREA AERIAL

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