

LAGUNA CREEK TOWN CENTER

SEC Laguna Boulevard & Franklin Boulevard - Elk Grove, CA

A PROUD MEMBER OF
CHAINLINKS
RETAIL ADVISORS



Kevin Soares
Executive Vice President
CA DRE #01291491
ksoares@GallelliRE.com

Jeff Hagan
Senior Vice President
CA DRE #01494218
jhagan@GallelliRE.com

Matt Goldstein
Vice President
CA DRE #01886233
mgoldstein@GallelliRE.com

Gallelli Real Estate
3005 Douglas Blvd., Suite 200
Roseville, CA 95661
P 916 772 1700
www.GallelliRE.com
Gary B. Gallelli, Broker
CA DRE #00811881



Licensed as Real Estate Salespersons by the CA DRE. The information contained herein has been obtained from sources we deem reliable. While we have no reason to doubt its accuracy, we do not guarantee it. © Gallelli Real Estate. All Rights Reserved.



LAGUNA CREEK TOWN CENTER

PROPERTY HIGHLIGHTS & DEMOGRAPHICS

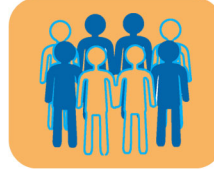
A PROUD MEMBER OF
CHAINLINKS
RETAIL ADVISORS

location: SEC Laguna Boulevard and Franklin Boulevard
Elk Grove, CA

notable tenants: Bel Air, CVS Pharmacy

shopping center GLA: ±119,173 Square Feet (GLA)

availability: ±1,250 SF - ±4,060 SF Retail Space



2024 total population

1-mile	18,160
3-mile	128,945
5-mile	284,145



2024 daytime population

1-mile	16,135
3-mile	112,572
5-mile	246,275



2024 total employees

1-mile	3,169
3-mile	27,316
5-mile	69,388



2024 total households

1-mile	6,124
3-mile	40,803
5-mile	87,262



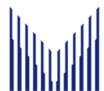
2024 average HH income

1-mile	\$142,777
3-mile	\$145,594
5-mile	\$132,962



traffic counts

Laguna Blvd (west of Franklin Blvd)	35,314
Laguna Blvd (east of Franklin Blvd)	36,006
Franklin Blvd (north of Laguna Blvd)	26,443
Franklin Blvd (south of Laguna Blvd)	22,832



McLellan
C O M P A N Y

Kevin Soares
Executive Vice President
CA DRE #01291491
ksoares@GallelliRE.com

Jeff Hagan
Senior Vice President
CA DRE #01494218
jhagan@GallelliRE.com

Matt Goldstein
Vice President
CA DRE #01886233
mgoldstein@GallelliRE.com

Gallelli Real Estate
3005 Douglas Blvd., Suite 200
Roseville, CA 95661
P 916 772 1700
www.GallelliRE.com
Gary B. Gallelli, Broker
CA DRE #00811881



LAGUNA CREEK TOWN CENTER

PROPERTY OVERVIEW

A PROUD MEMBER OF
CHAINLINKS
RETAIL ADVISORS

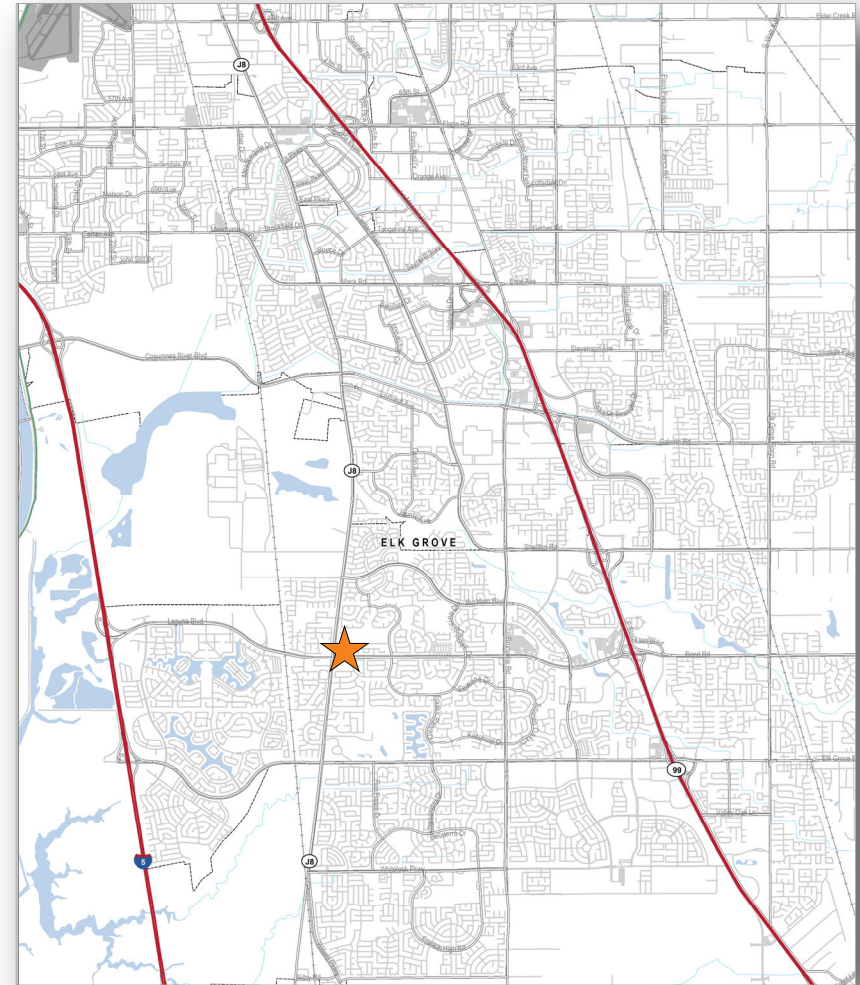
Laguna Creek Town Center is a ±119,173 square foot neighborhood center located at the southeast corner of Laguna Boulevard and Franklin Boulevard in the heart of the Elk Grove/Laguna area.

Visible to over 60,000 cars per day at the intersection, the center is anchored by Bel Air and CVS Pharmacy and is part of more than ±1,000,000 square feet of retail along the Laguna Boulevard corridor.

Laguna Creek Town Center serves Elk Grove's southwestern community of Laguna and benefits from strong area demographics.

With a city population of approximately 176,584, the City of Elk Grove continues to be one of the strongest retail sub-markets in the Greater Sacramento Region.

Major employers that are located in Elk Grove include Sutter Health, Kaiser Permanente, Apple and the Elk Grove Unified School District.



Kevin Soares
Executive Vice President
CA DRE #01291491
ksoares@GallelliRE.com

Jeff Hagan
Senior Vice President
CA DRE #01494218
jhagan@GallelliRE.com

Matt Goldstein
Vice President
CA DRE #01886233
mgoldstein@GallelliRE.com

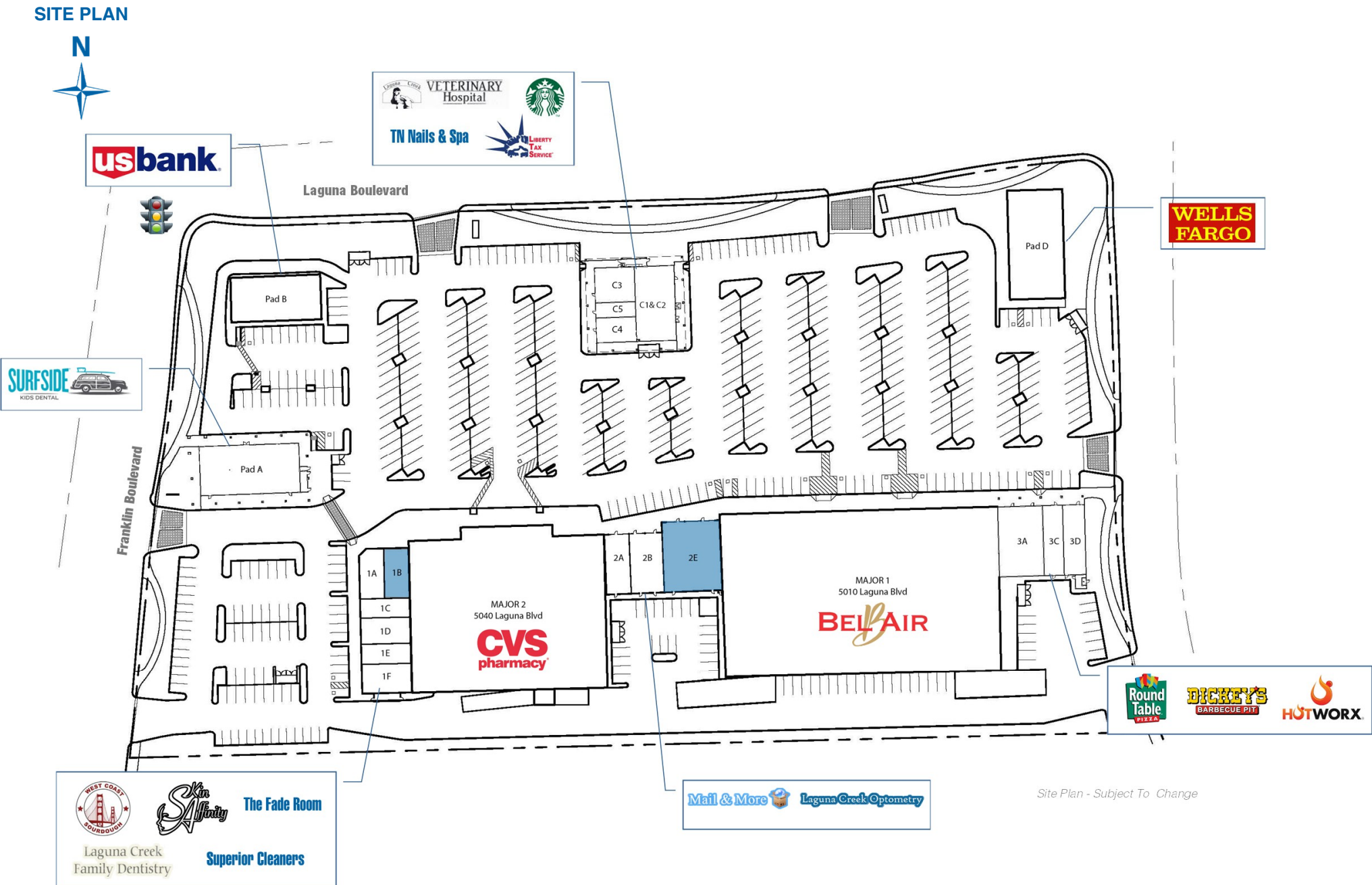
Gallelli Real Estate
3005 Douglas Blvd., Suite 200
Roseville, CA 95661
P 916 772 1700
www.GallelliRE.com
Gary B. Gallelli, Broker
CA DRE #00811881



LAGUNA CREEK TOWN CENTER

SEC Laguna Boulevard & Franklin Boulevard - Elk Grove, CA

A proud member of
CHAINLINKS
RETAIL ADVISORS



SUITE	TENANT	SQ. FT.
Major 1	Bel Air	45,540
Major 2	CVS Pharmacy	31,276
1A	West Coast Sourdough	1,227
1B	AVAILABLE	1,250
1C	The Fade Room	950
1D	Laguna Creek Family Dentistry	1,300
1E	Skin Affinity Aesthetics +	1,000
1F	Superior Cleaners	1,500
2A	Mail & More	1,500
2B	Laguna Creek Optometry	1,980
2E	AVAILABLE (11-01-2025)	4,060
3A	Round Table Pizza	3,150
3C	Dickey's BBQ Pit	1,400
3D	Hotworx	1,540
Pad A	Surfside Kid's Dental	5,000
Pad B	US Bank	4,500
C1 & C2	Laguna Creek Veterinary	3,000
C3	Starbucks	1,400
C4	TN Nails & Spa	1,000
C5	Liberty Tax Service	600
Pad D	Wells Fargo	6,000

For leasing information,
please contact:

Kevin Soares
CA DRE #01291491
ksoares@GallelliRE.com

Jeff Hagan
CA DRE #01494218
jhagan@GallelliRE.com

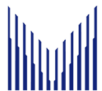
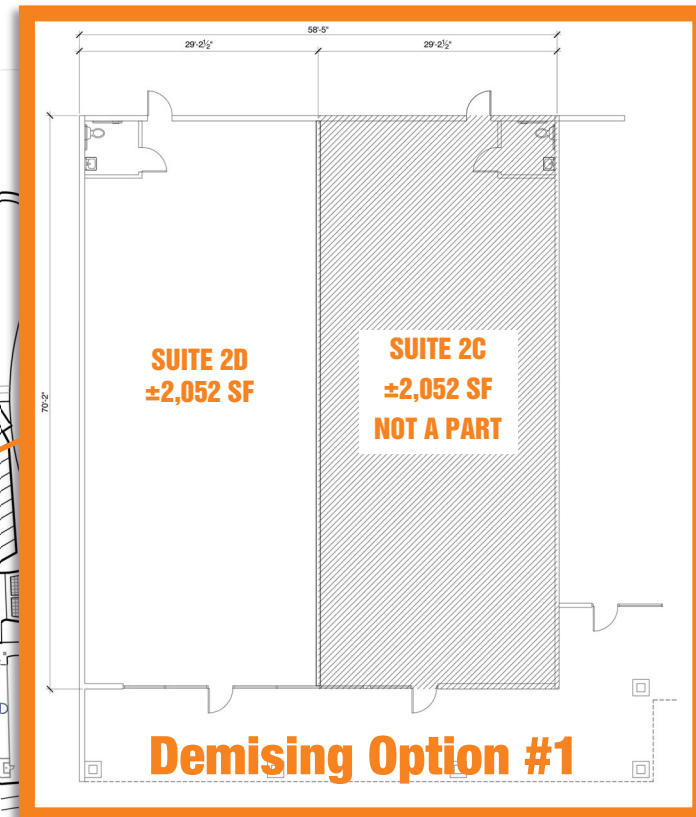
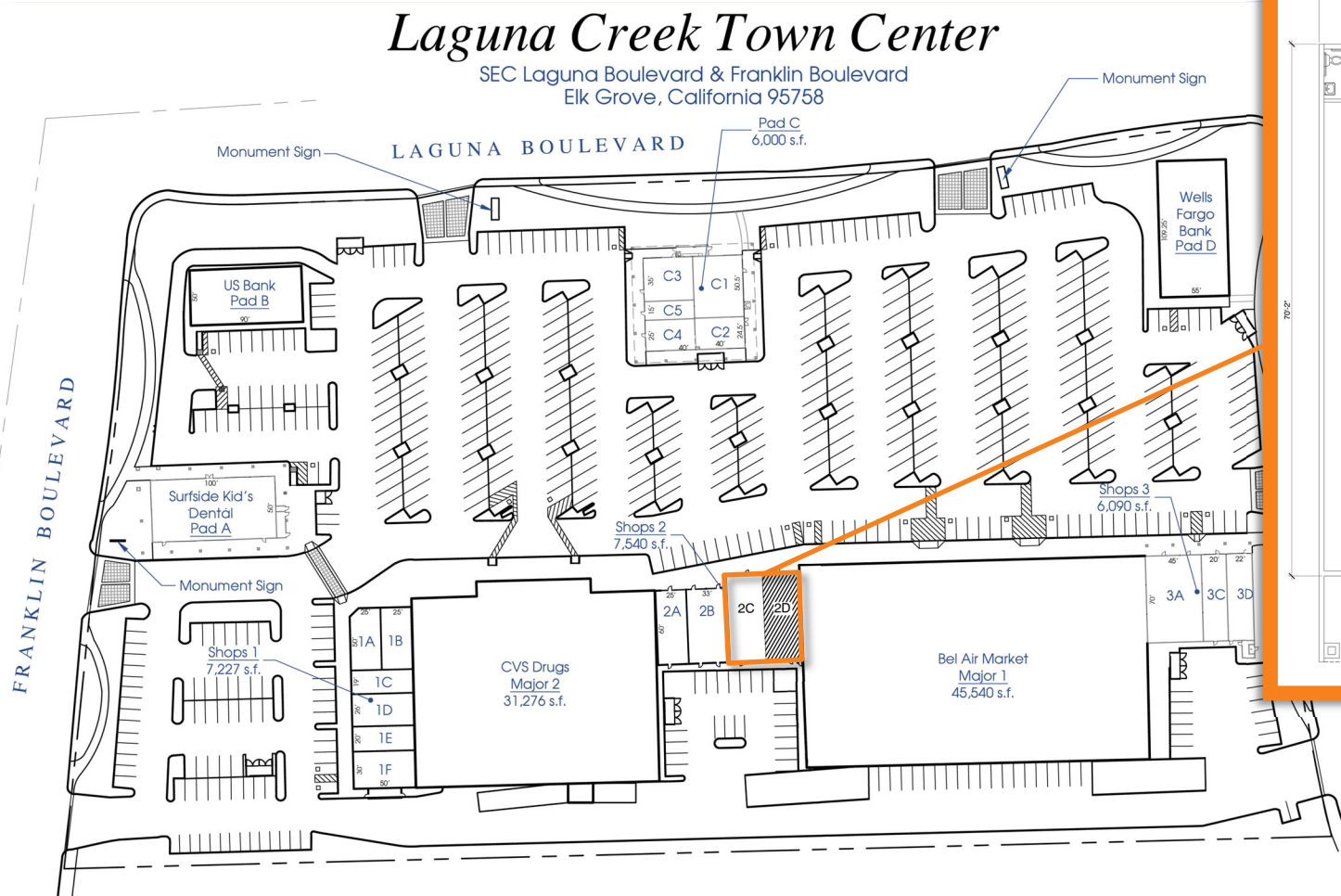
Matt Goldstein
CA DRE #01886233
mgoldstein@GallelliRE.com

Gallelli Real Estate
3005 Douglas Blvd., Suite 200
Roseville, CA 95661
P 916 772 1700
www.GallelliRE.com
Gary B. Gallelli, Broker
CA DRE #00811881

LAGUNA CREEK TOWN CENTER

ELK GROVE RETAIL TRADE AREA

A PROUD MEMBER OF
CHAINLINKS
RETAIL ADVISORS



McLellan
COMPANY

Kevin Soares
Executive Vice President
CA DRE #01291491
ksoares@GallelliRE.com

Jeff Hagan
Senior Vice President
CA DRE #01494218
jhagan@GallelliRE.com

Matt Goldstein
Vice President
CA DRE #01886233
mgoldstein@GallelliRE.com

Gallelli Real Estate
3005 Douglas Blvd., Suite 200
Roseville, CA 95661
P 916 772 1700
www.GallelliRE.com
Gary B. Gallelli, Broker
CA DRE #00811881

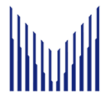
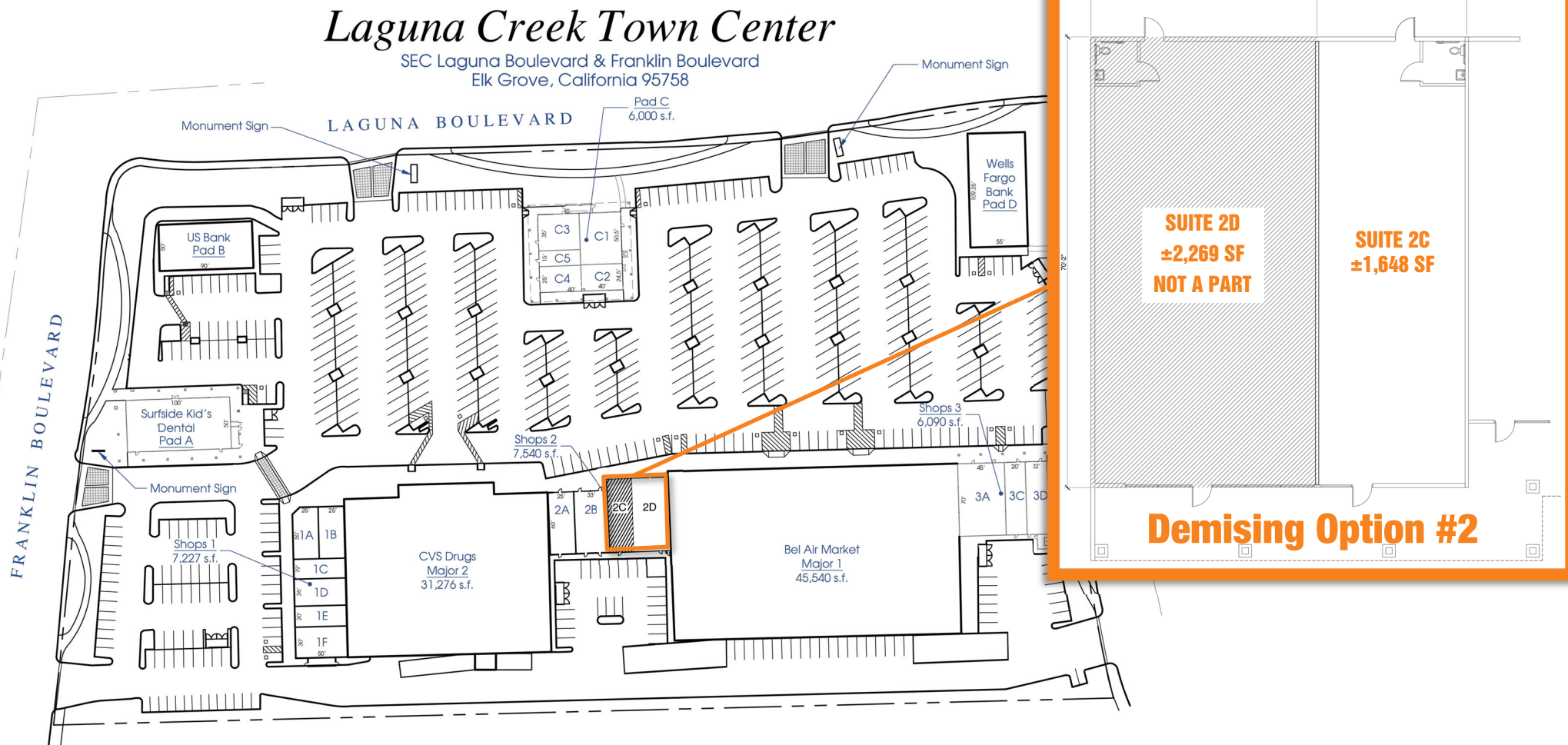


GALLELLI
REAL ESTATE

LAGUNA CREEK TOWN CENTER

ELK GROVE RETAIL TRADE AREA

A PROUD MEMBER OF
CHAINLINKS
RETAIL ADVISORS



McLellan
C O M P A N Y

Kevin Soares
Executive Vice President
CA DRE #01291491
ksoares@GallelliRE.com

Jeff Hagan
Senior Vice President
CA DRE #01494218
jhagan@GallelliRE.com

Matt Goldstein
Vice President
CA DRE #01886233
mgoldstein@GallelliRE.com

Gallelli Real Estate
3005 Douglas Blvd., Suite 200
Roseville, CA 95661
P 916 772 1700
www.GallelliRE.com
Gary B. Gallelli, Broker
CA DRE #00811881



Licensed as Real Estate Salespersons by the CA DRE. The information contained herein has been obtained from sources we deem reliable. While we have no reason to doubt its accuracy, we do not guarantee it. © Gallelli Real Estate. All Rights Reserved.



LAGUNA CREEK TOWN CENTER

INTERSECTION AERIAL

A PROUD MEMBER OF
CHAINLINKS
RETAIL ADVISORS



Kevin Soares
Executive Vice President
CA DRE #01291491
ksoares@GallelliRE.com

Jeff Hagan
Senior Vice President
CA DRE #01494218
jhagan@GallelliRE.com

Matt Goldstein
Vice President
CA DRE #01886233
mgoldstein@GallelliRE.com

Gallelli Real Estate
3005 Douglas Blvd., Suite 200
Roseville, CA 95661
P 916 772 1700
www.GallelliRE.com
Gary B. Gallelli, Broker
CA DRE #00811881



Licensed as Real Estate Salespersons by the CA DRE. The information contained herein has been obtained from sources we deem reliable. While we have no reason to doubt its accuracy, we do not guarantee it. © Gallelli Real Estate. All Rights Reserved.

LAGUNA CREEK TOWN CENTER

ELK GROVE RETAIL TRADE AREA

A PROUD MEMBER OF
CHAINLINKS
RETAIL ADVISORS



McLellan
C O M P A N Y

Kevin Soares
Executive Vice President
CA DRE #01291491
ksoares@GallelliRE.com

Jeff Hagan
Senior Vice President
CA DRE #01494218
jhagan@GallelliRE.com

Matt Goldstein
Vice President
CA DRE #01886233
mgoldstein@GallelliRE.com

Gallelli Real Estate
3005 Douglas Blvd., Suite 200
Roseville, CA 95661
P 916 772 1700
www.GallelliRE.com
Gary B. Gallelli, Broker
CA DRE #00811881



GALLELLI
REAL ESTATE

Licensed as Real Estate Salespersons by the CA DRE. The information contained herein has been obtained from sources we deem reliable. While we have no reason to doubt its accuracy, we do not guarantee it. © Gallelli Real Estate. All Rights Reserved.