

Esplanade Shopping Center

195 W Esplanade Drive, Oxnard, CA 93036

Prime Leasing Opportunity in Oxnard, CA

Esplanade Shopping Center is a 357,000 square foot grocery-anchored, open-air lifestyle center located in a high-growth area with a strong demographic profile in Oxnard, CA, and is situated at the prominent intersection of Oxnard Blvd. and Esplanade Dr. with over 58,000 VPD. The shopping center is easily accessible via the 101 Freeway, and includes frontage and signage along the freeway, with traffic counts at over 137,000 VPD.

Located across the freeway is The Collection at Riverpark, a master-planned community that features over 4,000 residential units and destination retail. Additionally, there are over 2,500 multifamily units under construction or planned to support the rapidly growing population surrounding the Property.

Esplanade Shopping Center is home to best-in-class anchor tenancy including Walmart Neighborhood Market, Home Depot (NAP), TJ Maxx, Nordstrom Rack, Bob's Discount Furniture, and Dick's Sporting Goods. The Property also features strong national shop and pad tenants including In N Out, Chipotle, and BJ's Restaurant.

Anchor and jr. anchor opportunities available.



Highlights

Total SF: 357,000

Parking Spaces: 1,683

Type: Retail Center

Parking Ratio: 4.72/1,000



Population

Avg. Household Income

Traffic Count

1 mile: 28,549

1 mile: \$120,361

Over 58,000 VPD at the intersection of Oxnard Blvd. and Esplanade Dr., and over 137,000 VPD on the Ventura Fwy 101.

3 miles: 129,296*

3 miles: \$123,952

5 miles: 268,798

5 miles: \$127,238

69.1% Hispanic or Latino population within a 3-mile radius



PRIMESTOR

9950 Jefferson Blvd.
Building 2
Culver City, CA 90232
www.primestor.com

Leasing Contact

Rhiana Lindsey | rlindsey@primestor.com | 213.223.5505

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AVAILABLE
+/- 10,000 SF
JR ANCHOR
OPPORTUNITY

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This site plan is presented solely for the purpose of identifying the approximate location and size of the building, and intended as a reference only.

Unit	Tenant	Sq. Ft.
01	TJMaxx	27,955
02	Nordstrom Rack	35,026
03	Bob's Discount Furniture	35,254
04	Dick's Sporting Goods	44,295
06	Cost Plus World Market	18,375
07/08	Reserved	16,097
09	Liza Threading	2,913
10	Euphoria Nails & Spa	3,006
11/12	Bath & Body Works	5,026
14	Miniso	10,005
17	AVAILABLE	10,000
18	Paris Baguette	3,500

Unit	Tenant	Sq. Ft.
19	5.11 Tactical	3,866
20	L&L Hawaiian Barbeque	1,028
21	Chakaa Tea House	1,470
22	Dave's Hot Chicken	1,989
23/24	Kura Revolving Sushi Bar	3,175
25	Ozeki Noodle Restaurant	1,190
26	West Coast Sourdough	1,200
27	Bright Now! Dental	3,535
29	T Mobile	3,000
30	Crumbl Cookies	1,200
31	Sport Clips	1,100
32	Chipotle Mexican Grill	3,000

Unit	Tenant	Sq. Ft.
36	BMO Bank	2,944
37	In-N-Out Burger	3,244
39	BJ's Restaurant	11,204
40	Staples	23,713
41	Walmart Neighborhood Mkt	32,814
42	Boot Barn	10,673
43	Five Below	13,468
46	UFC Gym	25,244
50	Home Depot	163,180

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