



Gateway Plaza

Vallejo-Fairfield, CA

38.13, -122.22
114-173 Plaza & Turner Parkway | Vallejo, CA 94591

Center Size: 428,750 SF



Demographics	3 Mile	7 Mile	20 Mile
	105,726	185,498	1,433,669
	36,707	64,784	529,375
	\$79,943	\$92,362	\$112,544

Market-dominant power center anchored by Bed Bath & Beyond, Marshalls, Ross Dress for Less, Century Theatres, & Michaels

Surrounded by a dense population of 106,000+ with an average household income of \$80,000+ within 3 miles

High visibility from 146,000 vehicles daily on I-80

Draws from the Napa Valley area, 20 miles northwest of the center

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Available Space

20	9,000 SF
21A	4,815 SF
28	10,000 SF
77	1,400 SF

Pad Opportunities

PAD A	10,000 SF/0.2
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Current Retailers

N.A.P.08	PHO Vallejo	2,100 SF	38	Black Angus	10,350 SF
N.A.P.09	Daniel's Jewelers	2,240 SF		Restaurant	
N.A.P.10	Costco Gas	0 SF	39	Pep Boys	22,268 SF
OP1	Panera Bread	4,200 SF	40	The Habit Burger	3,200 SF
01	Banana Island	3,700 SF		Grill	
02	Sharetea	1,058 SF	41	IHOP	4,500 SF
03	Computer Corners	960 SF	42	America's Best	3,166 SF
04	Suruki's Japanese	1,300 SF		Contacts &	
	Restaurant			EyeGlasses	
05	Envy Beauty Care	1,300 SF	42A	Orangetheory	2,834 SF
06	Quickly	1,950 SF		Fitness	
07	State Farm	1,300 SF	43	GameStop	1,000 SF
08	Cigars & More	1,300 SF	44	Rubio's	2,440 SF
09	Fire Wings	2,800 SF	45	Bank Of America	150 SF
10	Bath & Body	4,934 SF	46	Chevy's	6,680 SF
	Works		48	Cold Stone	1,060 SF
13	GNC	1,400 SF		Creamery	
14	Unique Nails	1,050 SF	50	Ulta Beauty	10,142 SF
15	Ike's Love &	1,260 SF	50A	DSW	15,636 SF
	Sandwiches		51	Marshalls	30,000 SF
16	Gateway Cleaners	1,638 SF	51B	Party City	14,832 SF
17	Coast Dental	3,760 SF	62	City Sports Club	44,775 SF
18	Ross Dress For	26,240 SF	64	Bed Bath &	35,011 SF
	Less			Beyond	
23	Affordable	3,215 SF	66	Michaels	24,000 SF
	Dentures		70	MOD Super Fast	3,000 SF
24	OneMain Financial	2,400 SF		Pizza	
26	Bayside	2,000 SF	72	Bag O' Crab	3,500 SF
	Optometry		74	T-Mobile	2,300 SF
27	OfficeMax	23,500 SF	75	L&L Hawaiian	1,200 SF
36	Century Theaters	50,090 SF		Barbeque	
37	Petco	12,000 SF	76	Jamba Juice	1,200 SF



4029