

# THE BRICKYARD

NWC Foothills Boulevard & Baseline Road - Roseville, CA

A PROUD MEMBER OF  
**CHAINLINKS**  
RETAIL ADVISORS



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# THE BRICKYARD

## PROPERTY HIGHLIGHTS & DEMOGRAPHICS

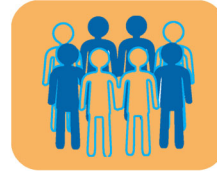
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**location:** NWC Foothills Boulevard & Baseline Road  
Roseville, CA

**anchor tenants:** Bel Air, Rite Aid

**shopping center GLA:** ±129,382 Square Feet (GLA)

**availability:** ±900 SF - ±1,400 SF Retail Space



### 2022 total population

1-mile	17,358
3-mile	103,646
5-mile	324,625



### 2022 daytime population

1-mile	13,527
3-mile	114,053
5-mile	309,983



### 2022 total employees

1-mile	3,778
3-mile	54,497
5-mile	121,688



### 2022 total households

1-mile	6,542
3-mile	38,587
5-mile	115,917



### 2022 average HH income

1-mile	\$107,421
3-mile	\$117,001
5-mile	\$120,610

### traffic counts

Foothills Blvd (north of Baseline Rd)	31,174
Foothills Blvd (south of Baseline Rd)	31,016
Baseline Rd (west of Foothills Blvd)	13,343
Main St (east of Foothills Blvd)	12,998



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## PROPERTY OVERVIEW

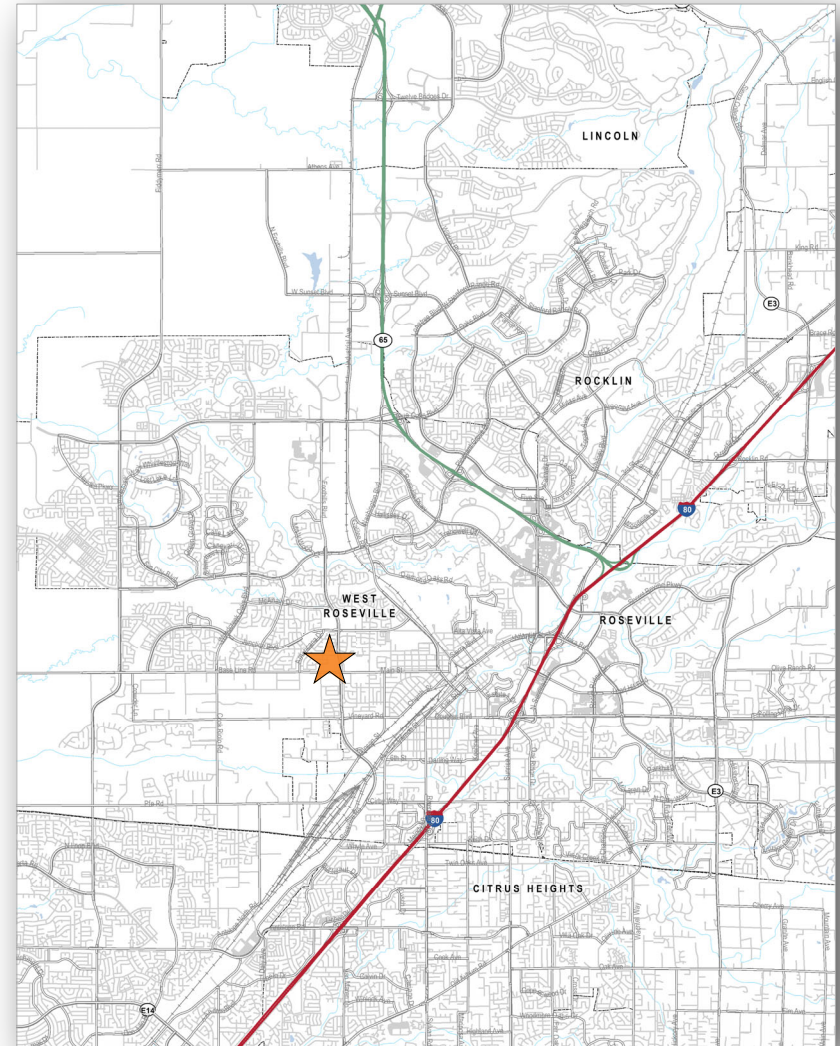
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*The Brickyard* is located at the northwest corner of Baseline Road and Foothills Boulevard in Roseville, California and is anchored by Bel Air Market and Rite Aid.

Part of the West Roseville submarket, *The Brickyard* is ideally positioned in the heart of one of the most stable and established communities of the Roseville trade area.

This prominently situated ±129,382 square foot neighborhood center is surrounded by dense residential communities and is visible to more than 44,000 cars per day at the intersection of Baseline Road and Foothills Boulevard. *The Brickyard* benefits from strong trade area demographics within a five mile radius with a total population of 324,625 with 121,688 total employees and average household incomes of \$120,610.

Notable tenants and traffic generators within close proximity include, Savemart, CVS, Walgreens, California Family Fitness, Gold's Gym and Denio's Farmers Market.



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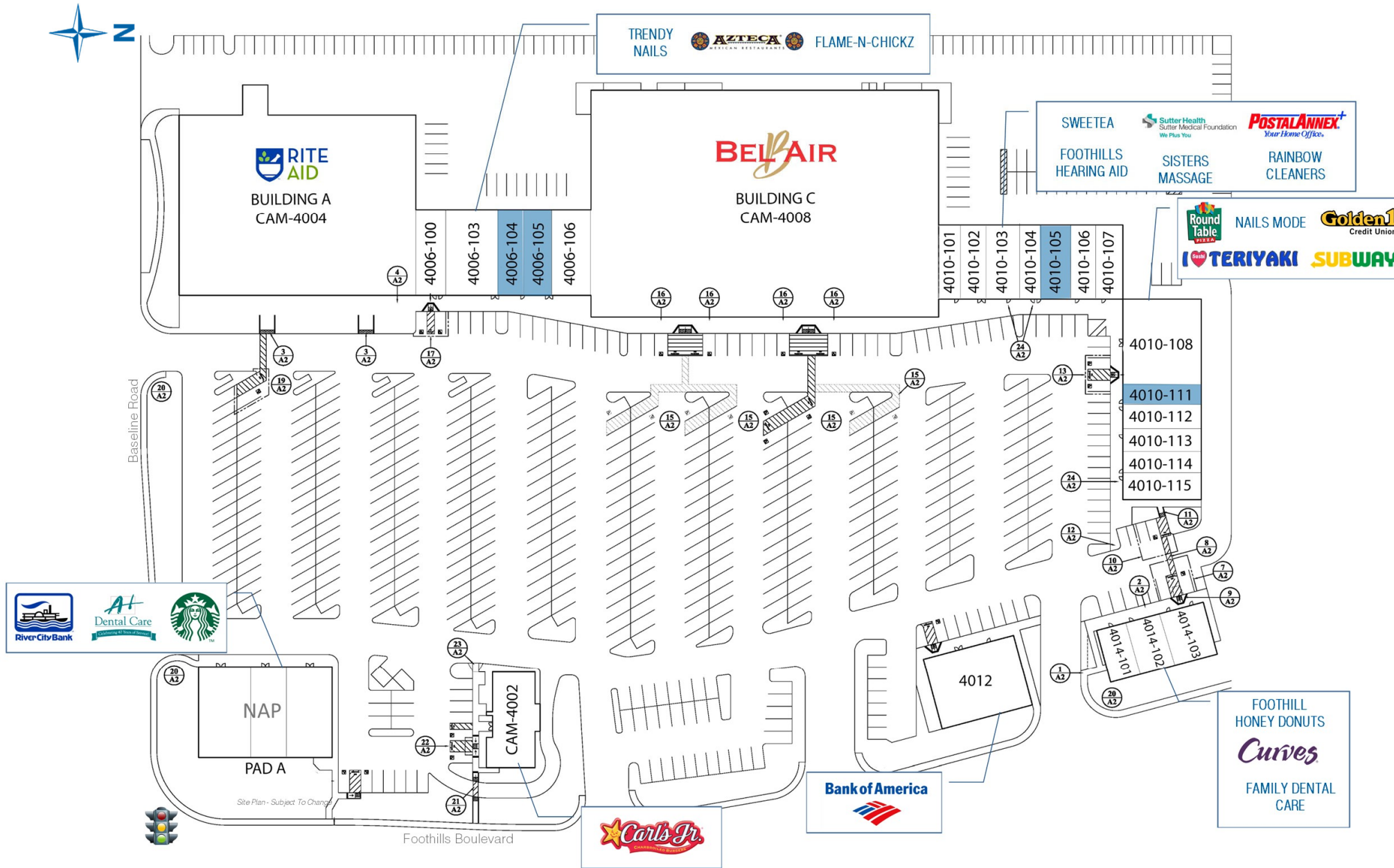
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## SITE PLAN



SUITE	TENANT	SQ. FT.
Building A	Rite Aid	44,821
Building C	Bel Air Market	31,472
4006-100	Trendy Nails	781
4006-103	El Azteca Taqueria	3,769
4006-104	AVAILABLE	1,400
4006-105	AVAILABLE	1,050
4006-106	Flame-N-Chickz	2,450
4010-101	Sweetea	1,500
4010-102	Sutter Health Foundation	1,500
4010-103	Postal Annex	1,200
4010-104	Foothills Hearing Aid	900
4010-105	AVAILABLE	900
4010-106	Sisters Massage	1,500
4010-107	Rainbow Cleaners	1,500
4010-108	Round Table Pizza	4,500
4010-111	AVAILABLE	1,020
4010-112	Nails Mode	1,080
4010-113	Golden One ATM	900
4010-114	I Love Teriyaki	1,200
4010-115	Subway	1,200
4012	Bank of America	4,000
4014-101	Foothill Honey Donuts	858
4014-102	Curves	1,408
4014-103	Vimal Dulabh DDS	1,734
Pad A	River City Bank	NAP
Pad A	A+ Dental Care	NAP
Pad A	Starbucks	NAP
Pad B	Carl's Jr.	NAP

For leasing information,  
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## INTERSECTION AERIAL

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## RETAIL TRADE AREA AERIAL

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