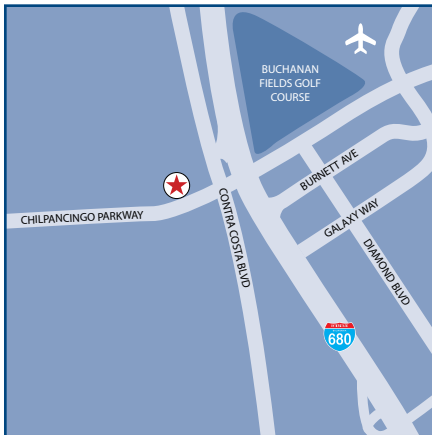


# Pleasant Hill, California

## DVC PLAZA

85 CHILPANCINGO PARKWAY • PLEASANT HILL, CALIFORNIA • 94523



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1850 Mt Diablo Blvd, Suite 200  
Walnut Creek California, 94596  
925.279.0120 phone

### THE BUILDING

Anchored by Safeway and K-Mart  
Ample parking (5/1,000sf ratio)  
Adjacent to DVC college campus (22,000 students)

### ACCESS

Easy access to Contra Costa Blvd and 680

### PRICE

Asking rent \$1.25-\$1.50/sf  
NNNs estimated at \$.35/sf

### DEMOGRAPHICS (2008)

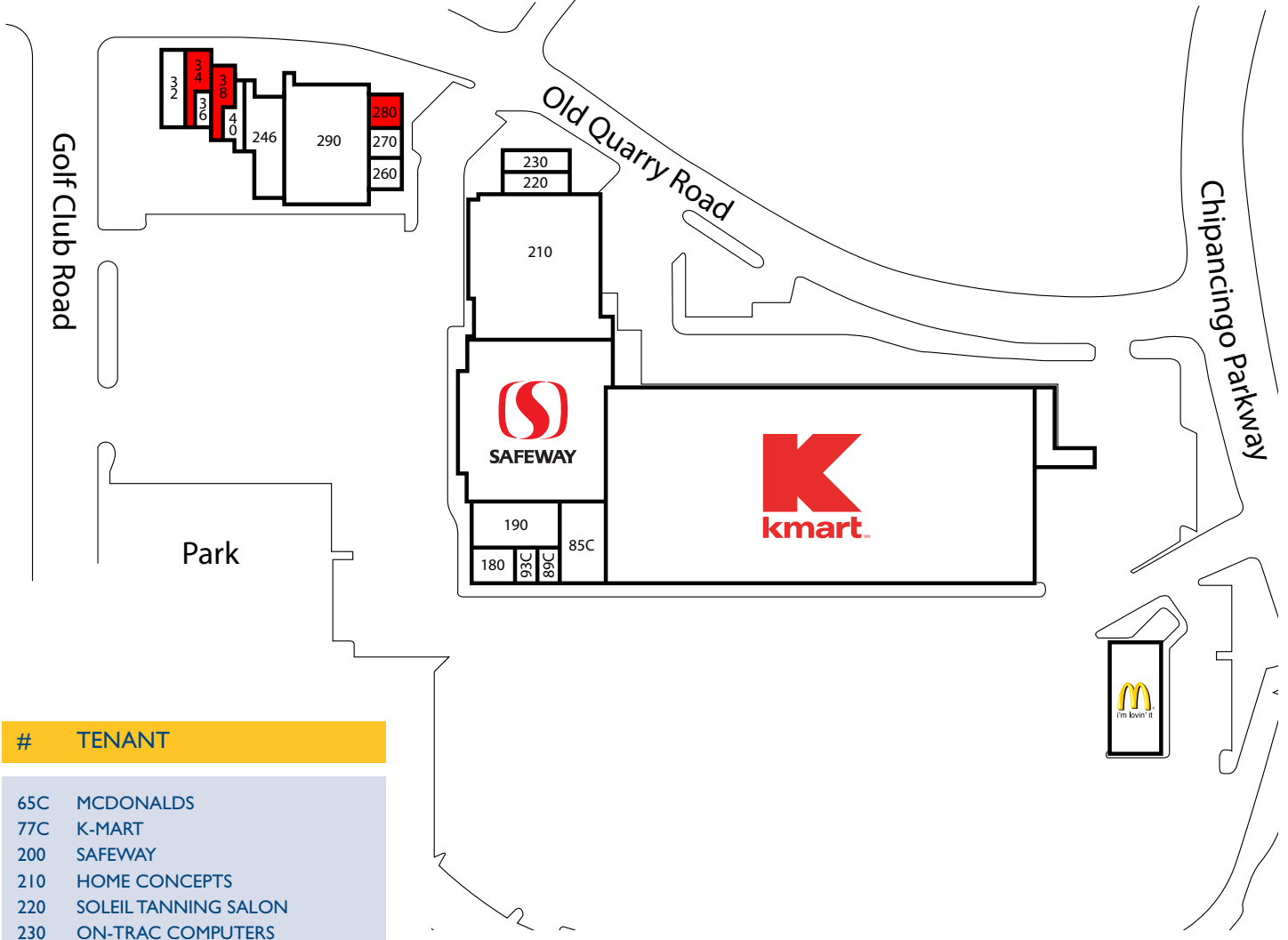
	1 mile	3 mile	5 mile
Daytime Population	13,002	80,902	151,043
Population	9,519	127,426	232,632
Average Household Income	\$87,700	\$83,601	\$90,077

**COLLIERS**  
INTERNATIONAL

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#	TENANT
65C	MCDONALDS
77C	K-MART
200	SAFeway
210	HOME CONCEPTS
220	SOLEIL TANNING SALON
230	ON-TRAC COMPUTERS
260	PLANET RAW
270	LITTLE DRAGON RESTAURANT
280	AVAILABLE ±1,000 SQ. FT
290	CA HEALTH CLUB
238	AVAILABLE ±1,800 SQ. FT
234	AVAILABLE ±1,792 SQ. FT
246	IEC
240	FLORA'S GYROS
236	IEC
232	GET USED BOOKS
85C	ROUND TABLE PIZZA
89C	SPA NAILS
93C	GLORIA MICHAEL'S HAIR SALON
180	THE UPS STORE

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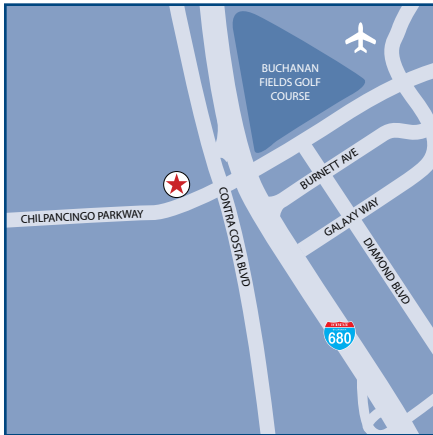
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