

RETAIL FOR LEASE



Gould Plaza

San Jose, CA



UNIT 20
±1,300 SF

UNIT 5
±3,150 SF

UNIT 1
±2,520 SF



GOULD PLAZA

Highlights



Anchored by Lion
Supermarket & Rite-Aid



Medical Office Use
Permitted



McDonald's, Bonchon,
Starbucks, Metro PCS,
UPS, Laser Maxx, & Planet
Fitness (coming soon!)

UNIT 1

1007 E. Capitol Expwy
±2,520 SF (\$3.25/SF NNN)

UNIT 5

1015 E. Capitol Expwy
±3,150 SF (\$3.25/SF NNN)

UNIT 20

1059 E. Capitol Expwy
±1,300 SF (\$3.25 PSF NNN)

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population	29,907	255,046	576,484
Avg. Household Income	\$144,999	\$160,561	\$169,272
Daytime Population	19,791	169,803	473,106

TRAFFIC COUNTS

E Capitol Expressway	55,070 ADT
McLaughlin Avenue	10,000 ADT

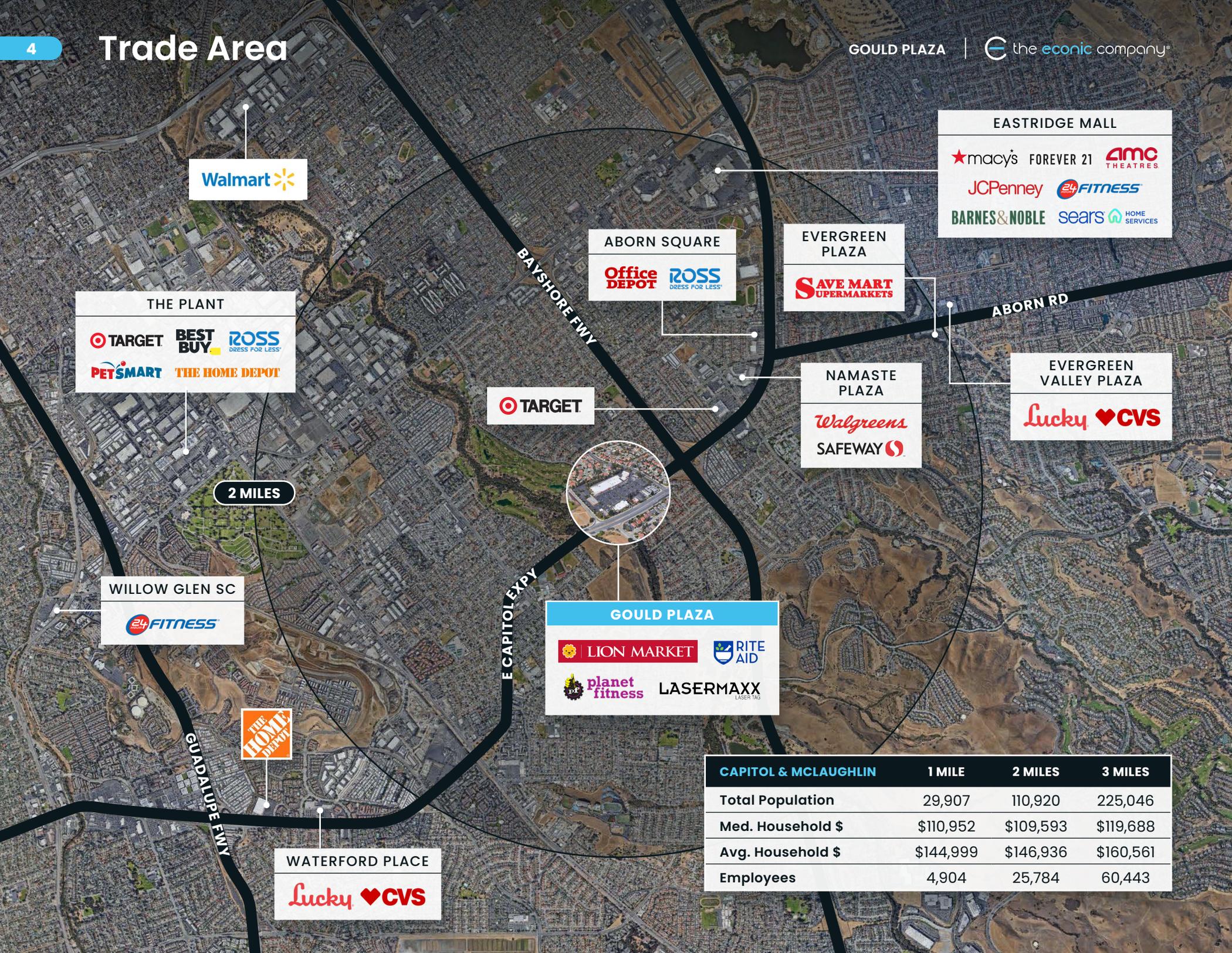
Source: 2025 Esri.



UNIT	TENANT	SF
1	AVAILABLE	±2,520
2	UPS STORE	±1,330
3	BACK A YARD	±1,400
4	ENVISION OPTOMETRY	±1,400
5	AVAILABLE	±3,150
6	ALINA SALON	±900
7	RAINBOW CLEANERS	±1,200
8	TAI PAN DIM SUM BAKERY & BBQ	±2,000
9	LION SUPERMARKET	-
10	LASER MAXX	±12,093
11	PLANET FITNESS	±20,285
12	GARDEN CENTER	±5,931
13	WUSHU CENTRAL'S KUNG FU KIDS	±2,400
14	MERIDIAN MEDICAL	±2,400
15	PRO TAX AND ACCOUNTING CORP	±1,302
16	HELLO TEA	±1,302
17	DON'S LIQUOR	±3,970
18	CITY OF SAN JOSE	±1,300
19	PREMIER DENTAL	±1,301
20	AVAILABLE	±1,300
21	DENNY'S	±5,390
22	RITE AID	-
23	MCDONALD'S	±4,600
24	RAWASF	±1,636
25	OKAYAMA SUSHI JAPANESE CUISINE	±1,557
26	METRO BY T-MOBILE	±1,387
27	STARBUCKS	±1,406
28	SHELL GAS	±13,540
29	BONCHON FRIED CHICKEN	±2,825
30	PHOTASTIC RESTAURANT	±1,500
31	YIFENG ACUPUNCTURE & MASSAGE	±2,560

 AVAILABLE

Trade Area



Walmart 

EASTRIDGE MALL

 macy's  FOREVER 21  amc THEATRES

 JCPenney  24 FITNESS

 BARNES&NOBLE  sears  HOME SERVICES

ABORN SQUARE

 Office DEPOT  ROSS DRESS FOR LESS

EVERGREEN PLAZA

 SAVE MART SUPERMARKETS

THE PLANT

 TARGET  BEST BUY  ROSS DRESS FOR LESS

 PET SMART  THE HOME DEPOT

EVERGREEN VALLEY PLAZA

 Lucky  CVS

 TARGET

NAMASTE PLAZA

 Walgreens

 SAFEMART

2 MILES



WILLOW GLEN SC

 24 FITNESS

GOULD PLAZA

 LION MARKET  RITE AID

 planet fitness  LASERMAXX LASER TAG

 THE HOME DEPOT

WATERFORD PLACE

 Lucky  CVS

CAPITOL & MCLAUGHLIN	1 MILE	2 MILES	3 MILES
Total Population	29,907	110,920	225,046
Med. Household \$	\$110,952	\$109,593	\$119,688
Avg. Household \$	\$144,999	\$146,936	\$160,561
Employees	4,904	25,784	60,443



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