

22650 MAIN STREET

RETAIL FOR LEASE | HAYWARD, CA

Variety of suite sizes available

Historic downtown location

\$2.25 PSF NNN



 **TRANSWESTERN**[®]

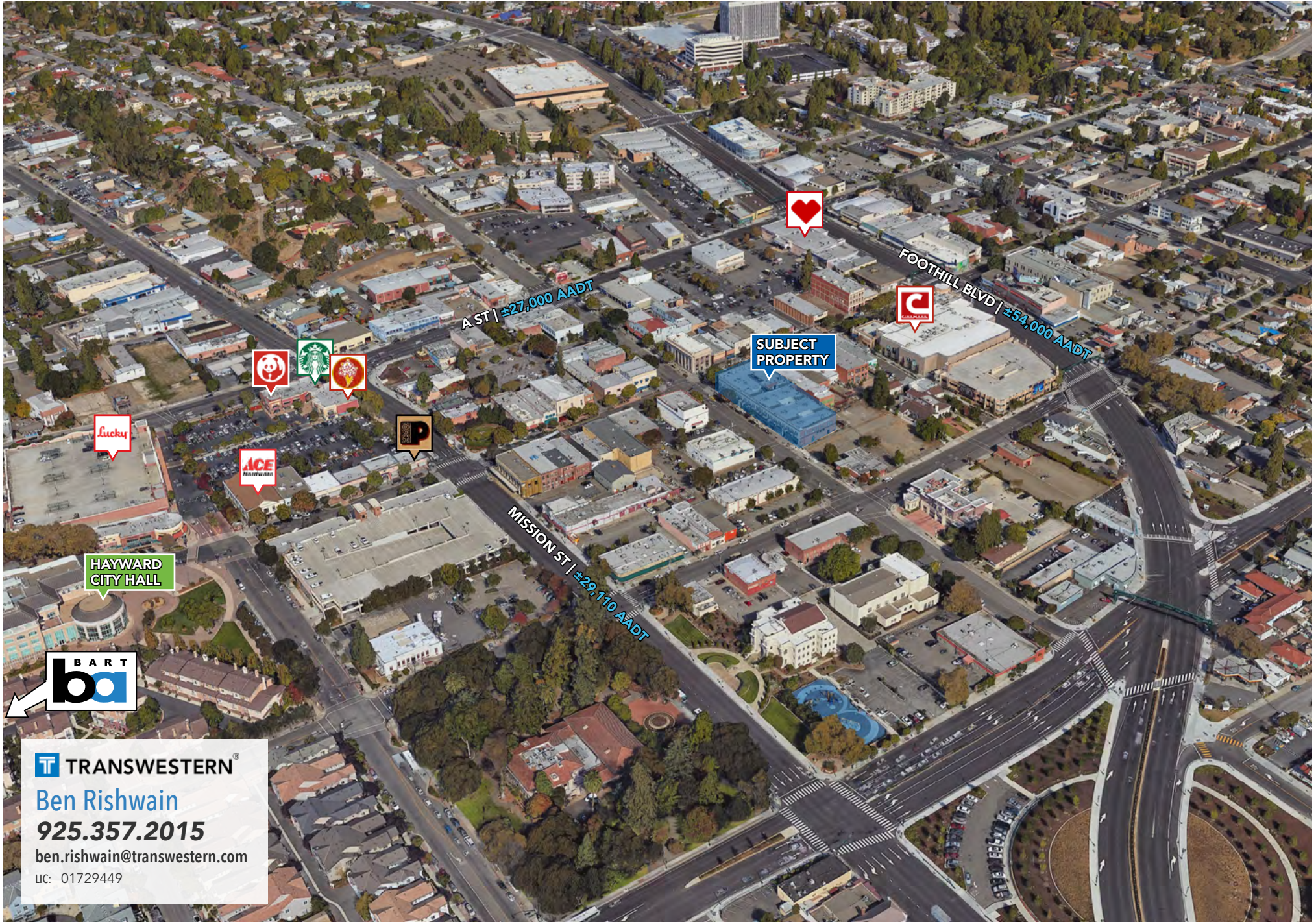
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HIGHLIGHTS



The Green Shutter Hotel historic site in downtown Hayward is on the California Registry of Historical Resources



Ground floor retail spaces available from as small as 650 SF to 1,700 SF



Other tenants include high traffic restaurant venues, Bistro and Acqua E'farina



Retail spaces are below recently-renovated 65 apartments



3 blocks away from BART and Hayward City Hall

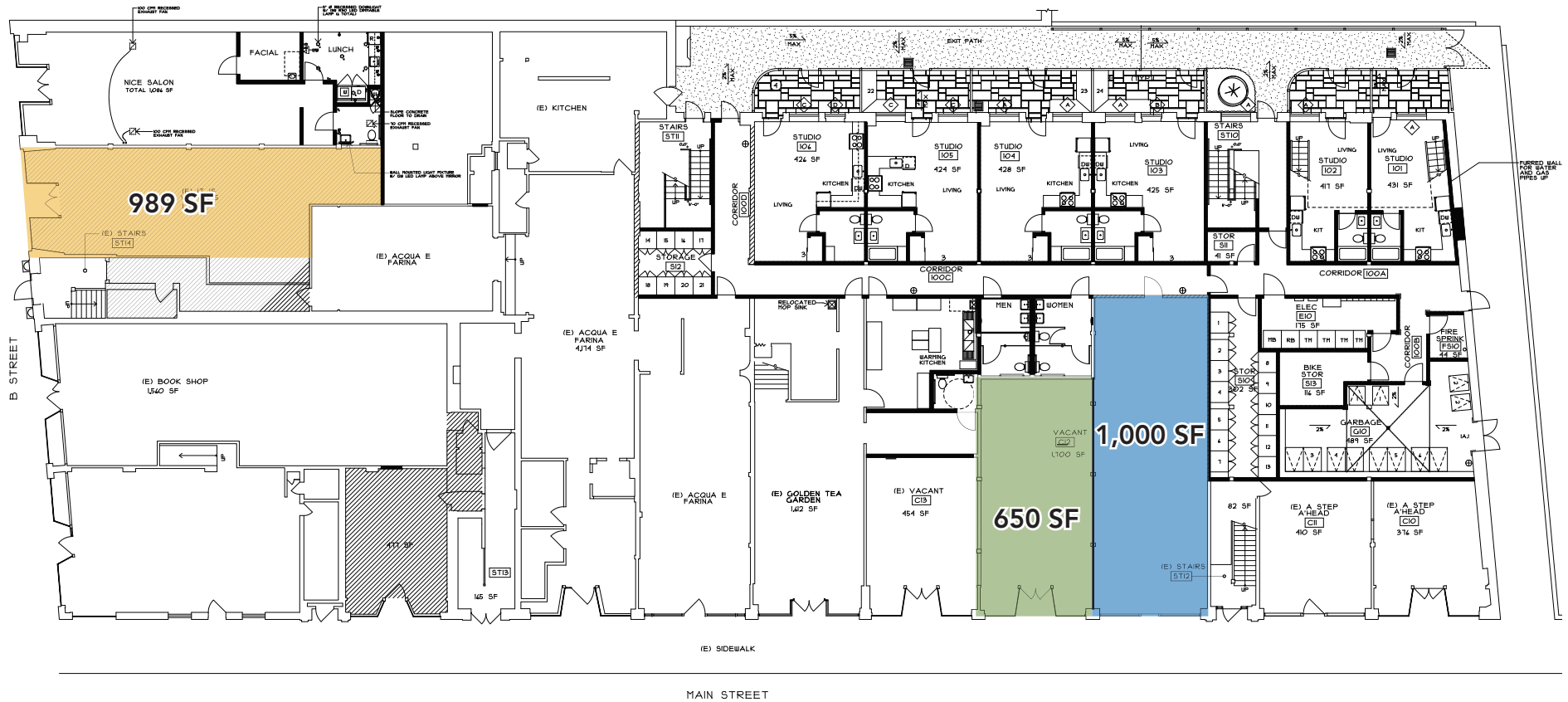


Awnings and frontage are planned for incoming renovation



At the crossroads of Hayward's major thoroughfares, including Foothill Blvd and Mission St

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	1 mile		3 miles		5 miles	
	#	%	#	%	#	%
POPULATION						
2027 Forecast	35,403		226,980		347,953	
2022 Projection	34,499		224,808		345,706	
2017 Estimate	33,474		224,428		347,211	
2010 Census	29,943		211,116		329,583	
Forecast Growth 2027-2022		2.62%		0.97%		0.65%
Projected Growth 2022-2017		3.06%		0.17%		-0.43%
Estimated Growth 2017-2010		11.79%		6.31%		5.35%
HOUSEHOLDS						
2027 Forecast	12,775		75,554		116,212	
2022 Projection	12,474		74,820		115,457	
2017 Estimate	12,139		74,691		115,977	
2010 Census	10,903		70,111		109,915	
Forecast Growth 2027-2022		2.41%		0.98%		0.65%
Projected Growth 2022-2017		2.76%		0.17%		-0.45%
Estimated Growth 2017-2010		11.33%		6.53%		5.52%
ETHNICITY/RACE						
White	8,209	24.52%	58,564	26.09%	91,550	26.37%
Black	4,845	14.47%	25,723	11.46%	36,898	10.63%
Asian	4,536	13.55%	40,033	17.84%	79,314	22.84%
Hispanic	13,936	41.63%	86,060	38.35%	118,654	34.17%
Other	1,947	5.82%	14,048	6.26%	20,795	5.99%
EDUCATION						
Less than 9th Grade	2,412	10.86%	15,190	10.29%	22,702	9.76%
Some High School, no Diploma	1,814	8.17%	11,509	7.79%	17,334	7.45%
High School Graduate (or GED)	5,651	25.45%	38,469	26.05%	59,565	25.62%
Some College, no Degree	4,577	20.62%	33,370	22.59%	51,043	21.95%
Associate Degree	1,606	7.23%	11,478	7.77%	18,477	7.95%
Bachelor's Degree	4,199	18.91%	26,864	18.19%	44,558	19.16%
Masters Degree	1,673	7.54%	7,988	5.41%	13,649	5.87%
Professional School Degree	137	0.62%	1,685	1.14%	2,834	1.22%
Doctorate Degree	132	0.59%	1,135	0.77%	2,354	1.01%
WORKPLACE/INCOME						
Median Household Income	\$ 63,392		\$ 69,478		\$ 72,521	
Average Household Income	\$ 77,727		\$ 86,656		\$ 91,592	
Total Employment	11,550		65,246		138,442	
White Collar	3,502	30.52%	20,779	31.96%	40,045	29.02%
Blue Collar	7,972	69.48%	44,240	68.04%	97,966	70.98%
Median Employee Salary	\$ 47,327		\$ 47,973		\$ 48,810	
Average Employee Salary	\$ 55,213		\$ 56,595		\$ 57,139	
Daytime Population	27,312		215,325		352,810	
Weekly Per Capita Spending	\$ 366.81		\$ 376.55		\$ 381.12	



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