

CENTENNIAL PLAZA

1802-1868 WEST LACEY BLVD.
HANFORD, CALIFORNIA

RETAIL SPACE FOR LEASE
SHOP SPACE AND FORMER WALMART AVAILABLE



PACIFIC
COMMERCIAL REALTY ADVISORS
INDEPENDENTLY OWNED AND OPERATED

PROPERTY FEATURES

- Located at the NWC W. Lacey Boulevard and 12th Avenue
- Anchored by Foods Co. & Pep Boys
- Co-tenants include Hobby Lobby, Taco Bell, Dollar Tree, Rally's Chevron, Great Clip, Little Caesar's.
- Located across street from Home Depot and Hanford Mall
- Located at the primary retail intersection in Hanford
- Traffic Counts of 35,000 cars per day

2013 DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
ESTIMATED POPULATION	5,736	55,966	67,158
EST. DAYTIME POPULATION	7,682	19,960	22,104
EST. HOUSEHOLD INCOME	\$65,635	\$62,432	\$63,905



CENTENNIAL PLAZA WELCOMES



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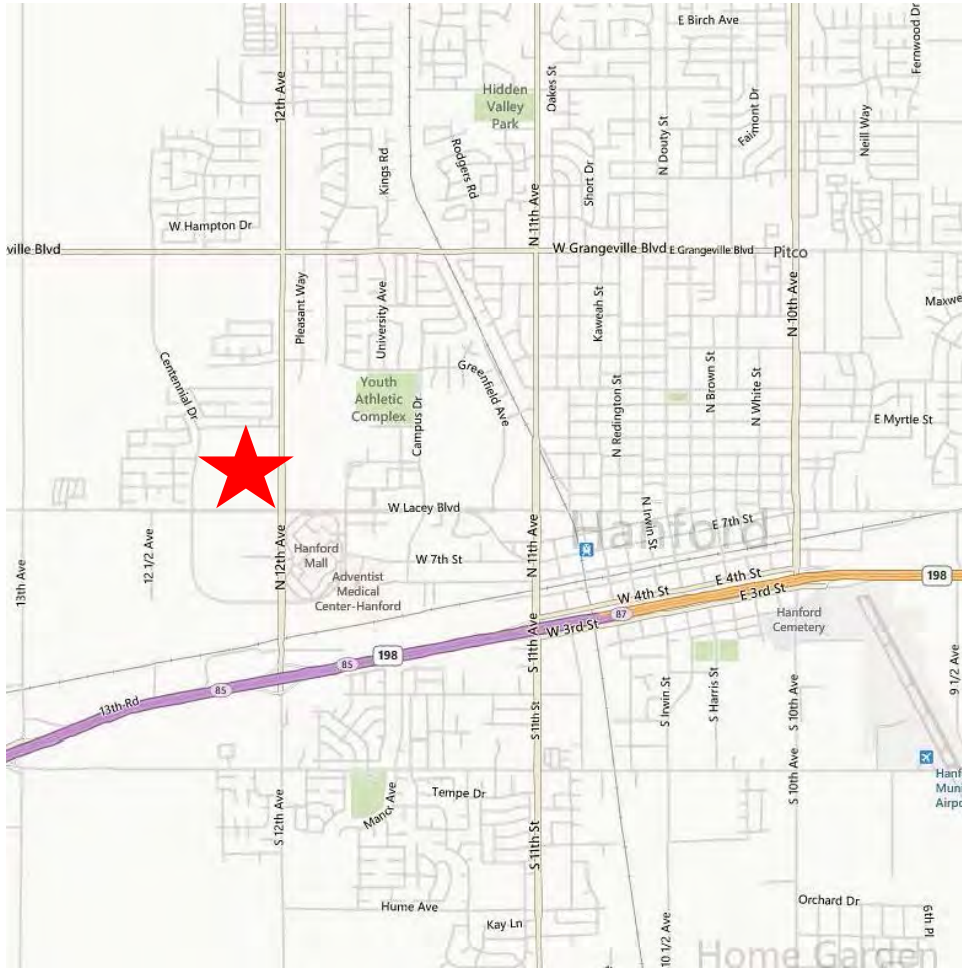
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Retail Space for Lease

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LOCATION MAP



AERIAL

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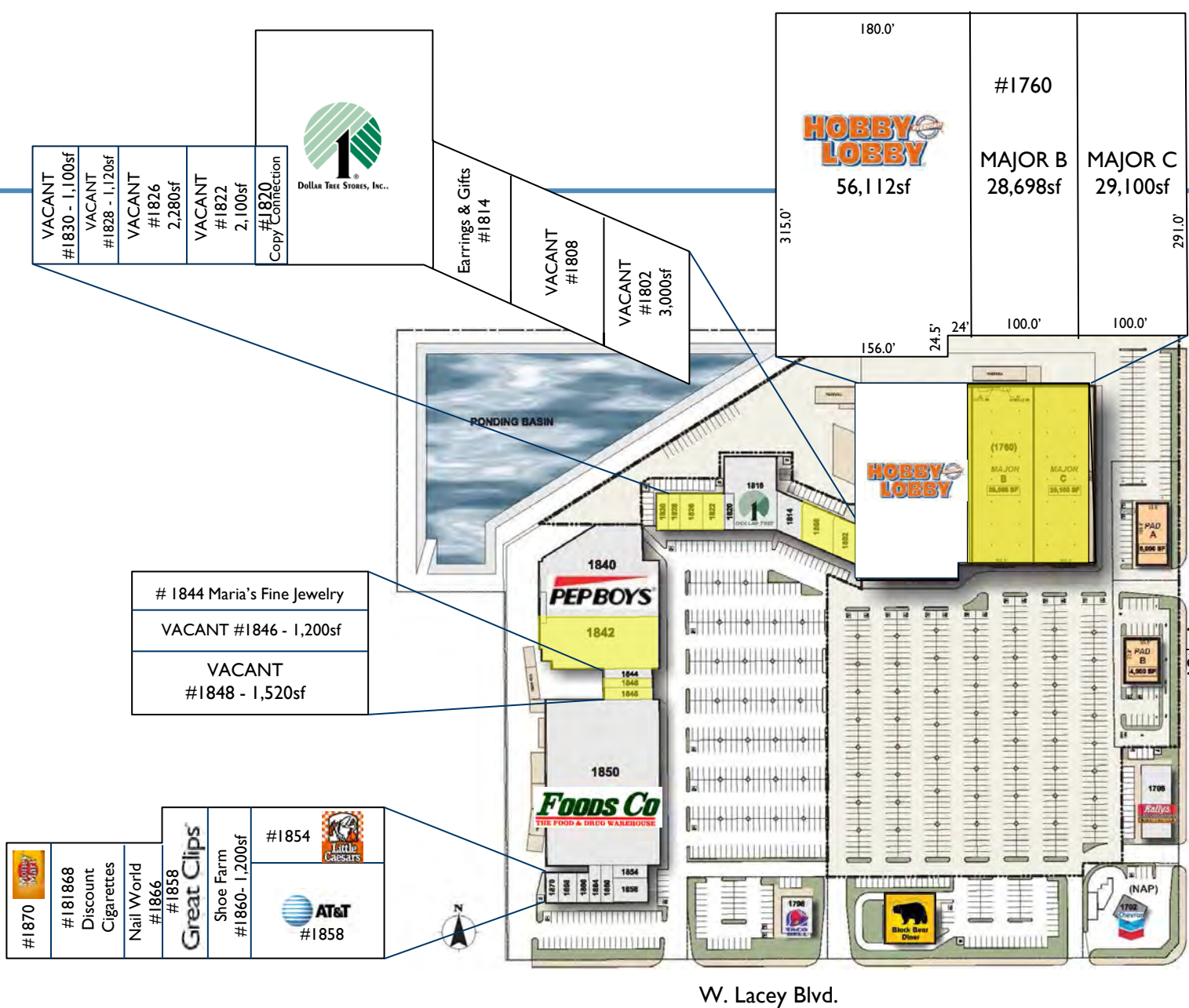
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FOR LEASE
HANFORD, CA



SUITE	TENANT	S.F.
1702	Chevron (NAP)	
1706	Rally's	
1760	VACANT (PORTION OF FORMER WALMART)	See Plan
1790	Black Bear Diner	
1796	Taco Bell (NAP)	
1802	VACANT	3,000
1808	VACANT	3,300
1814	Earrings & Gifts	
1818	Dollar Tree	
1820	Copy Connection	
1822	VACANT	2,100
1826	VACANT	2,280
1828	VACANT	1,120
1830	VACANT	1,100
1840	Pep Boys	
1842	VACANT	15,980
1844	Maria's Fine Jewelry	
1846	VACANT	1,200
1848	VACANT	1,520
1850	Foods Co	
1854	Little Caesar's	
1858	AT&T	
1860	Shoe Farm	
1858	Great Clips	
1866	Nail World	
1868	Discount Cigarettes	
1870	Money Mart	

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SUMMARY PROFILE

2000-2010 Census, 2013 Estimates with 2018 Projections

Calculated using Proportional Block Groups



Lat/Lon: 36.3292/-119.6745

RS1

Centennial Plaza Hanford, CA 93230		1 mi radius	3 mi radius	5 mi radius	10 mi radius
POPULATION	2013 Estimated Population	5,736	55,966	67,158	101,640
	2018 Projected Population	5,895	57,584	69,104	104,711
	2010 Census Population	5,674	55,317	66,377	100,410
	2000 Census Population	4,182	42,601	53,015	81,359
	Projected Annual Growth 2013 to 2018	0.6%	0.6%	0.6%	0.6%
	Historical Annual Growth 2000 to 2013	2.9%	2.4%	2.1%	1.9%
HOUSEHOLDS	2013 Median Age	32.1	30.5	31.2	30.8
	2013 Estimated Households	1,877	17,735	21,523	32,821
	2018 Projected Households	1,940	18,346	22,265	33,978
	2010 Census Households	1,853	17,515	21,256	32,400
	2000 Census Households	1,434	14,100	17,510	26,638
	Projected Annual Growth 2013 to 2018	0.7%	0.7%	0.7%	0.7%
RACE AND ETHNICITY	Historical Annual Growth 2000 to 2013	2.4%	2.0%	1.8%	1.8%
	2013 Estimated White	63.6%	60.5%	61.6%	60.9%
	2013 Estimated Black or African American	5.6%	4.8%	4.7%	4.8%
	2013 Estimated Asian or Pacific Islander	7.0%	4.2%	4.0%	4.9%
	2013 Estimated American Indian or Native Alaskan	1.9%	1.4%	1.4%	1.4%
	2013 Estimated Other Races	21.8%	29.1%	28.3%	28.0%
INCOME	2013 Estimated Hispanic	46.3%	51.3%	49.5%	47.6%
	2013 Estimated Average Household Income	\$65,635	\$62,432	\$63,906	\$64,681
	2013 Estimated Median Household Income	\$60,734	\$55,160	\$56,144	\$56,108
EDUCATION (AGE 25+)	2013 Estimated Per Capita Income	\$22,415	\$20,077	\$20,740	\$21,142
	2013 Estimated Elementary (Grade Level 0 to 8)	10.7%	13.8%	13.4%	14.1%
	2013 Estimated Some High School (Grade Level 9 to 11)	13.3%	15.1%	15.1%	15.5%
	2013 Estimated High School Graduate	21.5%	20.6%	20.5%	21.0%
	2013 Estimated Some College	32.4%	27.1%	27.0%	26.3%
	2013 Estimated Associates Degree Only	9.3%	8.8%	9.2%	8.6%
	2013 Estimated Bachelors Degree Only	8.7%	10.4%	10.5%	10.3%
BUSINESS	2013 Estimated Graduate Degree	4.1%	4.2%	4.4%	4.3%
	2013 Estimated Total Businesses	494	1,870	2,070	2,836
	2013 Estimated Total Employees	7,682	19,960	22,104	30,893
	2013 Estimated Employee Population per Business	15.6	10.7	10.7	10.9
	2013 Estimated Residential Population per Business	11.6	29.9	32.4	35.8

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.