

**RIVERHILL PLAZA**  
**1008 BLOSSOM HILL RD.**  
**SAN JOSE,**  
**CALIFORNIA**

**FORMER HAIR SALON ALONG MAJOR**  
**SOUTH SAN JOSE THOROUGHFARE**



**PROPERTY HIGHLIGHTS:**

- Suite A: 1,820± SF Former Hair Salon with 14 Stations
- Co-Tenants: Crossroads Trading, Wells Fargo Bank, and Togo's
- Traffic Count 24,000+ ADT
- Located Across from 1.1 Million Square Foot Westfield Oakridge Mall, featuring Target, Macy's Living Spaces and Century Theaters
- Easy Access Into Center From Both Directions
- Asking \$3.50, plus NNN
- Available June 1, 2022

**FOR MORE INFORMATION CONTACT:**

**Ryan Warner**

Lic. #01397580

**[rwarner@moinc.net](mailto:rwarner@moinc.net)**

**(408) 477-2505**

**(408) 378-5900**

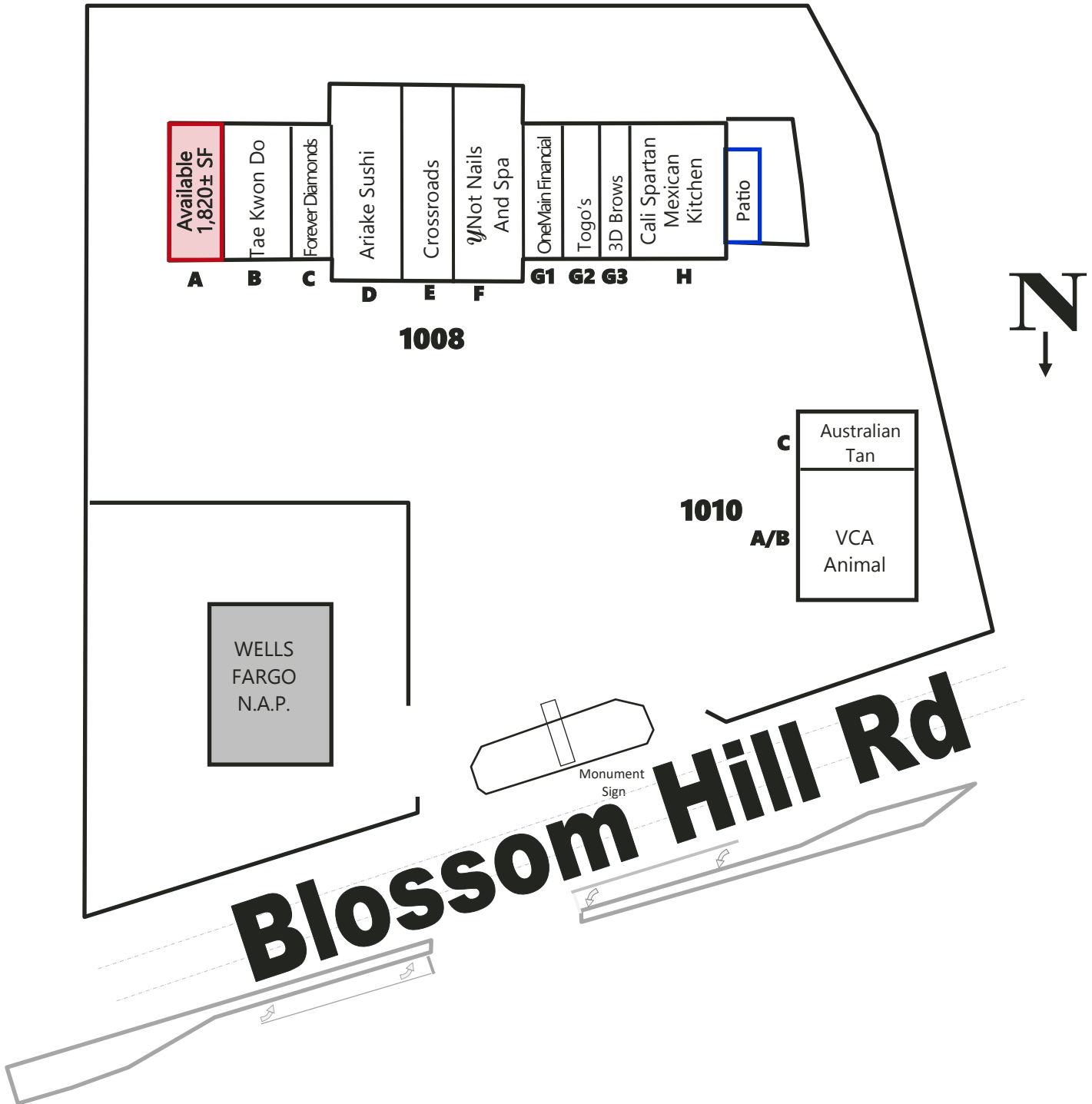
**COMMERCIAL BROKERAGE | INVESTMENT SALES | PROPERTY MANAGEMENT**



8 No. San Pedro Street, Suite 300 San Jose, California 95110  
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**Westfield Oakridge**

**TARGET**

**macys**

**The Icesecake Factory**

**HiM**

**LIVING SPACES**

**CINEMARK**

**CITY SPORTS CLUB**

**Total Wine & MORE**

**Bass Pro Shops**

**WAL-MART**

**BEST BUY**

**COSTCO WHOLESALE**

**ALMADEN PLAZA**

**HomeGoods**

**TJ-MAXX**

**BED BATH & BEYOND**

**TRADER JOE'S**

**ROSS DRESS FOR LESS**

**BevMo!**

**Party City**

**WHOLE FOODS MARKET**

**OfficeMax**

**COST PLUS**

**WORLD MARKET**

**BIG 5 SPORTING GOODS**

**THE HOME DEPOT**

**wagly PET GAMES**

**KOHL'S**

**IN-N-OUT BURGER**

**Lucky California**

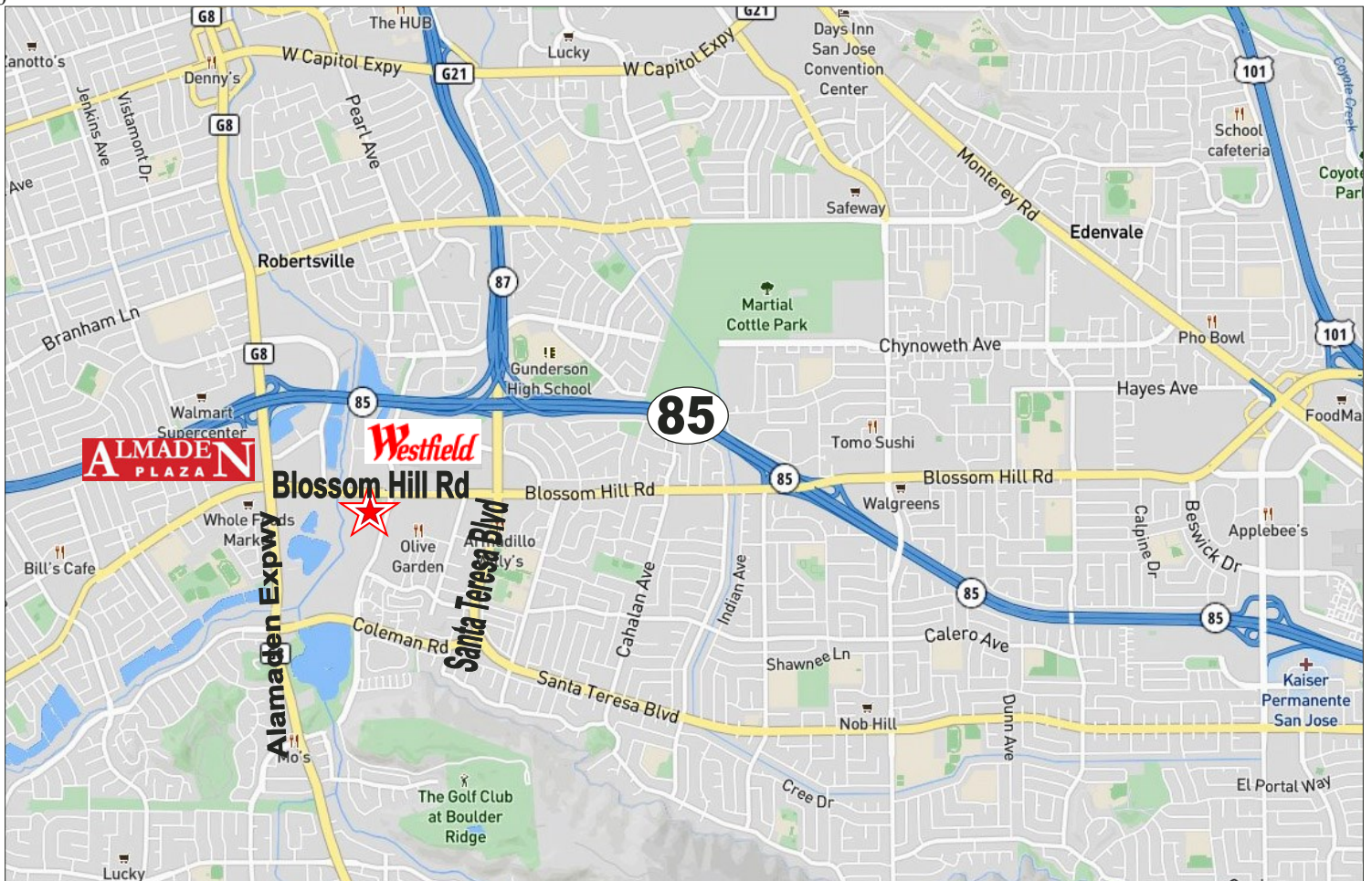
**avenue**

**Retro Fitness**

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## ESTIMATED DEMOGRAPHICS:

	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
POPULATION	22,255	195,837	436,044
AVG. HH INCOME:	\$136,164	\$175,323	\$165,858

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