



### Center Highlights

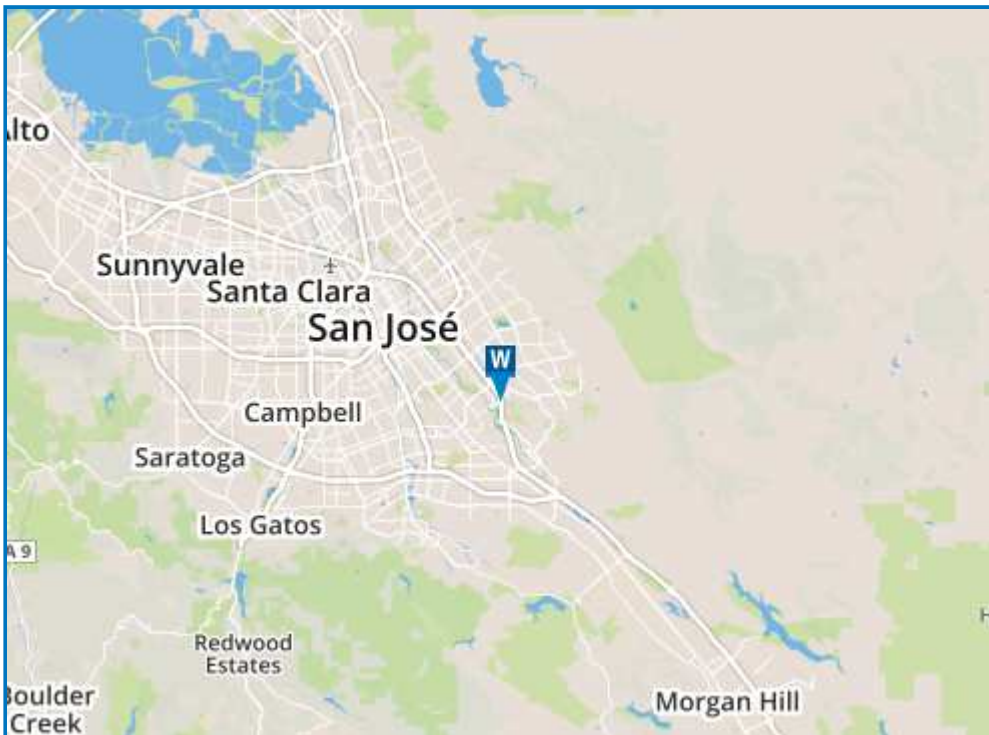
Developed for this upscale residential community in San Jose, Silver Creek is a key shopping destination for over 235,000 people within a 3-mile radius. With easy access to East Capitol Expressway, Silver Creek's tenants include Walgreens, Bank of America, and Wendy's.

**Center Address:** E Capitol Expressway at Aborn Rd

**City/State:** San Jose, CA

**Property Size:** 131,821 sq. ft.

**Latitude/Longitude:** 37.30933 N, -121.81062 W



### Demographics



**Population:**  
3-mile radius

**237,941**



**Traffic Counts:**  
E Capitol  
Expressway &  
Aborn Rd

**88,240**



**Average  
Household  
Income:**

**\$107,792**

### Contact Us

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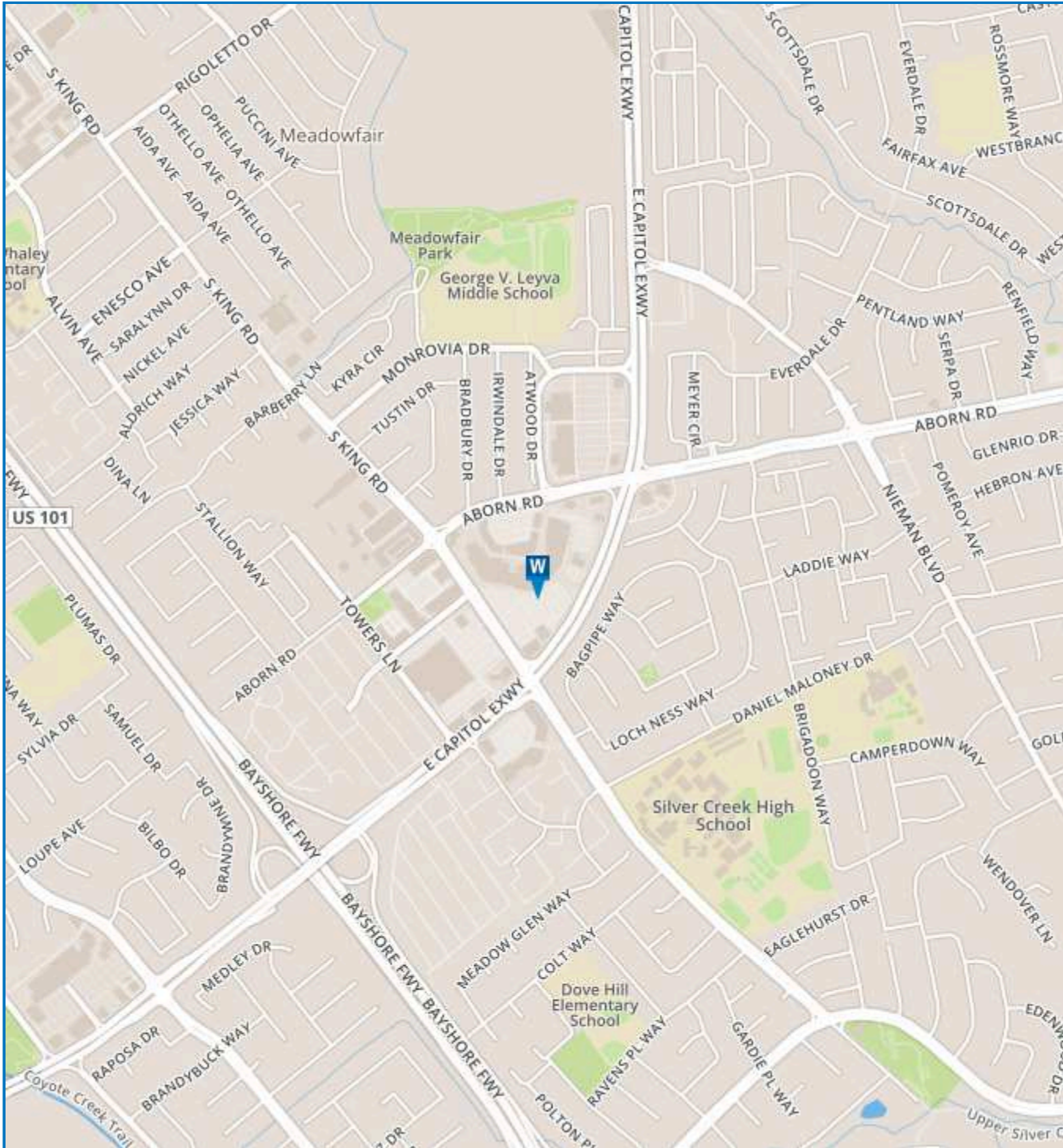
**Weingarten Realty Investors**

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**TENANT LIST**

|     |                               |           |
|-----|-------------------------------|-----------|
| B0A | Sewing Machine Center         | 2,125 SF  |
| B0B | Com Tam Thien Huong           | 2,550 SF  |
| B0C | Silver Creek Dental Group     | 2,200 SF  |
| B0D | Namaste Plaza                 | 3,925 SF  |
| B0F | Quality Pet Spa               | 925 SF    |
| B0G | Kashish Salon                 | 760 SF    |
| B0H | Advanced Connection           | 310 SF    |
| C0A | Sprouts Farmers Market        | 30,130 SF |
| C0C | My Salon Suites               | 7,563 SF  |
| C0H | Banfield Pet Hospital         | 2,696 SF  |
| D0A | AAA                           | 3,040 SF  |
| D0C | 8 Elements                    | 3,370 SF  |
| D0E | Popeye                        | 2,300 SF  |
| D0F | Kumon Math and Reading Center | 2,700 SF  |
| D0H | Pet Food Express              | 7,000 SF  |
| D0K | Available                     | 7,000 SF  |
| D0M | Walgreens                     | 16,000 SF |
| E0A | Capitol Pure Water            | 800 SF    |
| E0B | Subway                        | 800 SF    |
| E0C | L&L Hawaiian Barbeque         | 1,000 SF  |
| E0D | Krazy Churros                 | 1,000 SF  |
| E0E | Little Caesars                | 1,500 SF  |
| E0F | Pro Nail Art                  | 1,500 SF  |
| E0G | Vietnamese Restaurant         | 1,800 SF  |
| R0A | T-Mobile                      | 2,390 SF  |
| R0B | Sonoma Chicken Coop           | 5,706 SF  |
| R0C | Bank of America               | 6,000 SF  |
| R0D | Speedee Lube                  | 3,000 SF  |
| R0E | Wendy's                       | 2,520 SF  |
| R0F | Starbucks                     | 1,800 SF  |
| RAA | Provident Credit Union        | 2,161 SF  |
| RAC | Chase Bank                    | 3,600 SF  |
| RFB | Bonne Baguette                | 1,650 SF  |



**Demographics**



**Population:**

1-Mile **31,726**  
3-Mile **237,941**  
5-Mile **546,248**



**Number of Households:**

1-Mile **7,731**  
3-Mile **59,462**  
5-Mile **156,918**



**Average Household Income:**

1-Mile **102,913**  
3-Mile **107,792**  
5-Mile **107,009**



**Total Number of Employees:**

1-Mile **7,147**  
3-Mile **41,280**  
5-Mile **158,674**