

HAMMER LANE

DEVELOPMENT DATA

ANCHOR STORES	
PREMIER FURNITURE GALLERY	100,000 S.F.
AVAILABLE	19,500 S.F.
COSTCO TIRE CENTER	12,000 S.F.
TOTAL ANCHOR STORES	
131,500 S.F.	
TOTAL PERIPHERAL BUILDING AREA	
21,219 S.F.	
OVERALL LEASABLE AREA	
±152,719 S.F.	
LAND AREA	
23.13 ACRES	

PLOT PLAN THE CENTER STOCKTON, CALIFORNIA NJ INVESTMENTS STOCKTON, LLC

MANAGED BY
A2Z REAL ESTATE
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COLOR KEY
 OCCUPIED
 VACANT

WEST LANE

WEST LANE FRONTAGE ROAD

MONTAUBAN AVE

GILMER DRIVE

SHAMERAN STREET

MONTAUBAN

OWNED BY OTHERS

PYLON SIGN LOCATION

COSTCO FUEL STATION
PARCEL
21,344 S.F.

EL FORASTERO

COSTCO WAREHOUSE
(NOT INCLUDED)

COSTCO TIRE CENTER
12,000 S.F.

AVAILABLE
BUILD-TO-SUIT
±44,000 SF

AVAILABLE
19,500 S.F.

PREMIER FURNITURE GALLERY
100,000 S.F.

PAD AVAILABLE
3,000 S.F.

PAD AVAILABLE
3,000 S.F.

UNIT #5
JIFFY LUBE
5,200 S.F.

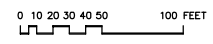
UNIT #7
IHOP
4,503 S.F.

UNIT #8
2,070 S.F.

UNIT #9
2,296 S.F.
SPRINT

UNIT #13
SIZZLER
7,150 S.F.

NOTE:
THIS SITE PLAN SHOWS ONLY THE APPROXIMATE LOCATION OF THE DEMISED PREMISES IN THE PROJECT. LESSOR RESERVES THE RIGHT TO CHANGE THE TENANTS NAMES & LOCATIONS OF OTHER TENANTS, PROVIDED THE PARKING AREA IS NOT SUBSTANTIALLY REDUCED. LESSOR ALSO RESERVES THE RIGHT TO CHANGE PARKING ARRANGEMENTS, ENTRANCES, EXITS, SERVICE AREAS, ETC. LESSOR MAKES NO REPRESENTATION THAT THE PREMISES WILL BE OCCUPIED AS SHOWN, BUT ONLY INTENDS TO SHOW WHAT MAY BE DEVELOPED IN THE PROJECT. ANY COVENANTS WITH REFERENCE TO WHAT OTHER TENANTS MAY OCCUPY SPACE IN THE PROJECT MUST APPEAR IN THE WRITTEN BODY OF THE LEASE.



REVISIONS	DATE: 05/22/19
06/11/19	
07/25/19	

PP-1