

Napa Tahoe Specialty Retail Development, LLC

Developed by Tallen & Keshen Holdings and Heller Development

**A NEW RETAIL DEVELOPMENT AT THE INTERSECTION OF THE
I-80 & 680 FREEWAY AT GREEN VALLEY ROAD IN FAIRFIELD, CA,
NORTHERN CALIFORNIA'S HIGH GROWTH CORRIDOR**



- **I-80 Average Daily Traffic Count 196,000*** cars per day
- **Fairfield is one of California's highest growth communities with approximately 3,500 new homes and over 2.3 million sq. ft. of office and industrial being developed in the immediate area**
- **Interstate frontage**
- **Adjacent to Costco and a Safeway, Longs Drugs & TJ Maxx anchored center**

* Source: Cal-Trans 2003 Traffic Volumes

FAIRFIELD FACTS

- ❖ **Size: 36.7 square miles**
- ❖ **Population (1/04): 103,600 persons**
- ❖ **Population growth (avg): 3% per year (90-04)**
- ❖ **Median age (2000): 31**
- ❖ **Median Income (2004): \$73,900**

Source: City of Fairfield – 2000 Census

NOW UNDER CONSTRUCTION

The Development includes many high profile tenants including:

Bank of America
Pet Club
Applebee's
Quizno's
Fantastic Sam's
Sleep Train

FOR GROUND LEASES, LEASING & PAD SALE INFORMATION, CONTACT:

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FOR ACQUISITION CRITERIA OR TO SUBMIT DEVELOPMENT OPPORTUNITIES, CONTACT:

Terrence P. Tallen

Co-Chairman & CEO

Tallen & Keshen Holdings

Managing Member

Napa Tahoe Specialty Retail Dev, LLC

(415) 905-8840

Member - Fairfield-Suisun City Chamber of Commerce

Member - International Council of Shopping Centers

Senior Member - Urban Land Institute



visit our website at www.TallenKeshenHoldings.com

Napa Tahoe Specialty Retail Development Fairfield, CA

