The Davis Collection

Yolo County | Sacramento-Roseville-Folsom, CA | 93,470 Sq Ft

835-885 Russell Blvd | Davis, CA 95616

38.5472, -121.7604





Demographics	1 Mile	3 Miles	5 Miles
Population	19,376	67,694	77,166
Daytime Pop.	32,057	119,847	128,482
Households	5,879	24,080	27,686
Income	$118,139	$135,059	$145,080

Source: Synergos Technologies, Inc. 2024

Major $48M redevelopment completed in 4Q 2025, reimagined the former University Mall into a modern retail destination anchored by Trader Joe's with Nordstrom Rack, Ulta Beauty, PetSmart, and 100K+ SF of new retail and dining surrounding an outdoor community courtyard

Located across from the University of California, Davis with 52K+ students and faculty

Strong daytime population of 119K+ within 3-miles

Surrounded by an affluent and well-educated population with an average household income of $135K+ and 74% college educated within a 3-mile radius

High visibility from 24K+ VPD on Russell Blvd and 45K+ VPD on Route 113 (Kalibrate, 2025)



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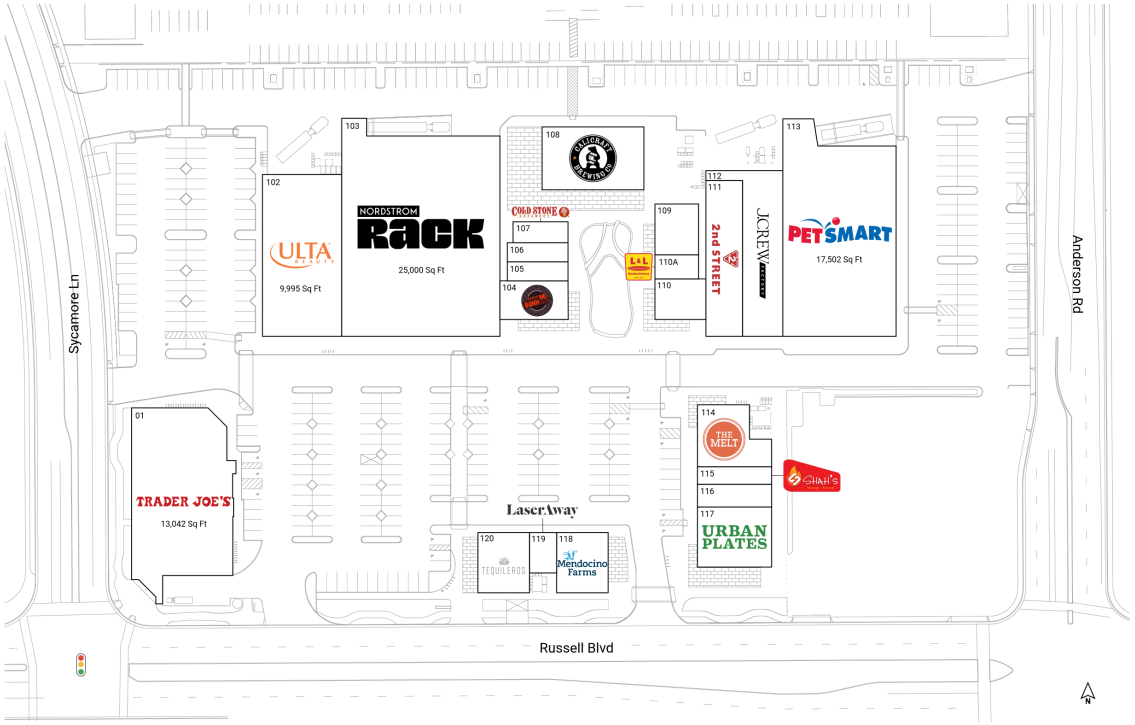
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Current Tenants

Space size listed in square feet

01	Trader Joe's	13,042
102	ULTA Beauty	9,995
103	Nordstrom Rack	25,000
104	Paris Banh Mi Cafe Bakery	2,000
105	The Old Teahouse	900
106	Fluffy Fluffy Dessert Cafe	900
107	Cold Stone Creamery	900
108	Calicraft Brewing Co.	4,000
109	Good Friends Hawaiian Poke	1,730
110	Chocolate Fish Coffee Davis	1,300
110A	L&L Hawaiian Barbecue	1,186
111	2nd Street USA	4,562
112	J.Crew Factory	5,271
113	PetSmart	17,502
114	The Melt	3,000
115	Shah's Halal Food	1,016
116	88 Bao Bao	1,310
117	Urban Plates	3,500
118	Mendocino Farms	2,420
119	LaserAway	1,800
120	Tequileros Taqueria	1,432

This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time.

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