

## **Transcan Development Awards CBRE Leasing Contract for New 250-Acre Mixed-Use Project in Antioch, CA; County Crossings with 1.5 Million SF of Retail**

*Transcan Development announced today it has awarded the marketing and leasing contract for County Crossings in Antioch, Calif. to CB Richard Ellis. Projected to be the largest retail development in the San Francisco Bay Area for the foreseeable future, the 250-acre project is planned to feature 1,500,000 SF of retail, a high density residential village, and a proposed Light Rail BART Station at the northwest quadrant of highly trafficked Highways 4 and 160 in Contra Costa County.*

ALAMO, CA - Transcan Development, LLC announced today it has awarded the marketing and leasing contract for County Crossings in Antioch, Calif. to CB Richard Ellis (CBRE). Projected to be the largest retail development in the San Francisco Bay Area for the foreseeable future, the 250-acre project is planned to feature 1,500,000 square feet of retail, a high density residential village, and a proposed Light Rail BART Station.

Located at the northwest quadrant of highly trafficked Highways 4 and 160 in Contra Costa County, the project is the central point linking San Francisco and the East Bay to Sacramento and the Central Valley, and is expected to draw residents from the region including the cities of Pittsburg, Antioch, Oakley and Brentwood.

The top producing team of Craig Burress, Chris Campbell, Sue Fowler and Andrew Mustin in CBRE's Sacramento office will handle the leasing and marketing of County Crossings, which is expected to encompass large format and major retailers, specialty shops, lifestyle venues, restaurants and cafes plus a neighborhood component.

The project was originally planned to include 250,000 square feet of office and only 1,000,000 square feet of retail however due to the pent-up demand for retail, Transcan Development wanted to increase the square footage of the retail component.

"The well-located County Crossings will provide retailers with outstanding freeway visibility, strong demographics, continued residential growth, and an abundant and affordable work force," says CBRE's Craig Burress. "Currently, there are more than 280,000 people that live within 10 miles of the site."

CBRE's Chris Campbell adds, "County Crossings is expected to serve the needs of this rapidly growing region in Contra Costa County which on average sees over 82,000 cars passing the site daily."

"With our planned grading of the site, County Crossings will provide 1.25 miles of unobstructed freeway frontage and visibility," says Bob Bahen, CEO and president of Transcan Development of Alamo, Calif. "County Crossings also has incredible access as there are five major access feeders/collectors to the site from 18th Street, Oakley Road, Hillcrest Avenue, Phillips Lane and Slatten Ranch Road. Cal Trans also has a planned major upgrade at Hillcrest interchange and a new bypass."

Last month, Transcan Development announced that award-winning KTG Y GROUP, INC., Architecture and Planning in Santa Monica had been named as the project architect. "We want to create a distinct sense of 'neighborhood' for the residents and visitors," states Greg Lyon, principal at KTG Y. "It is our goal to have County Crossings' design reflect Antioch's quality lifestyle, and offer an intimacy of scale and customer convenience that will include ease of access as well as artistic embellishments, service amenities and a wide retail selection.

The 1.5 million square-foot shopping center, which is currently in the planning stages, is estimated to break ground in 2008 and open mid to late 2009.

For more information on the project or to download the leasing brochure for County Crossings, visit [www.countycrossings.com](http://www.countycrossings.com).

#### About Transcan Development

Transcan Development, based in Alamo, specializes in the development of large-scale, quality mixed-use projects that include retail, office, residential and/or transportation. Led by Robert J. Bahen, a seasoned veteran with a 30-year track record in all aspects of real estate development and complex redevelopment projects, Transcan Development's long standing relationships with tenants, municipalities and lenders and its reputation for integrity and performance, has propelled it to the forefront of California development.

Currently, the Company is in various stages of planning and development of approximately 3.7 million square feet throughout California including three freeway-oriented regional projects: Canyon Crossings in Riverside, a 90-acre Retail/Class A office project under construction (visit [www.canyoncrossings.com](http://www.canyoncrossings.com)); County Crossings in Antioch, a 1.5 million square-foot Retail, Residential and proposed Light Rail Bart Station (visit [www.countycrossings.com](http://www.countycrossings.com)); and California Crossings, a 1.2 million square-foot retail project in Otay Mesa (San Diego County). For more information about Transcan Development, visit [www.transcanllc.com](http://www.transcanllc.com).

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