

Junior Anchor, Pads, & Shop Space Available for Lease



SEC VAN BUREN BLVD & WASHINGTON ST, RIVERSIDE, CA

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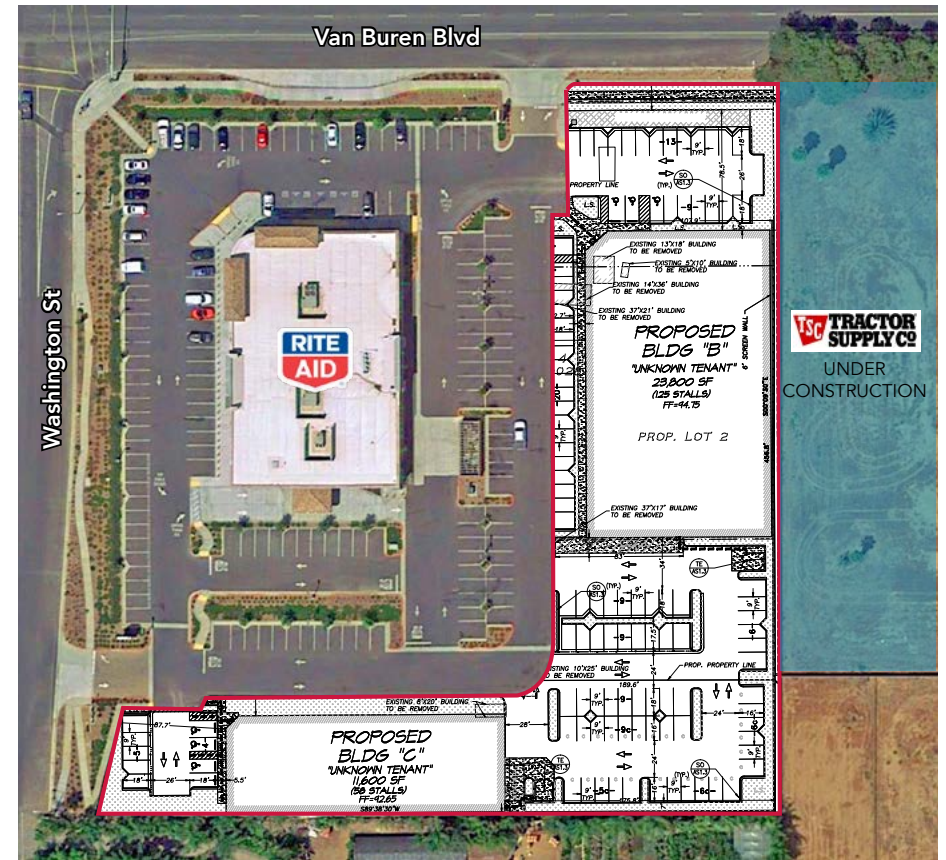
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PROPOSED DEVELOPMENT AREA



SAMPLE SITE PLAN



PROPERTY FEATURES

- Planned ±4.62 AC neighborhood shopping center development
- Average annual household income in excess of \$150,000.00
- Junior Anchor space, pads, and shops available
- Ideal for fitness, grocery, restaurants, and daily needs users
- Major Street visibility with traffic counts exceeding 47,000 cars per day on Van Buren Blvd & Washington St

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3 MILE PROPERTY DEMOGRAPHICS

 ESTIMATED POPULATION
40,456

AVERAGE HOUSEHOLD INCOME 
\$150,335

 ADJUSTED DAYTIME DEMOGRAPHICS
16,852

TRAFFIC COUNTS ON VAN BUREN BLVD & WASHINGTON ST 
47,000 CPD

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