

BREA VILLAGE CENTER

Retail For Lease

1001-1045 East Imperial Highway, Brea, CA 92821



AVAILABLE LEASE OPPORTUNITIES

± 750 SF - 3,000 SF Retail Space Available

Description:

- Located on Imperial Hwy, the main retail corridor of the Brea trade area.
- Convenient access from a signalized intersection with multiple ingress/egress points throughout the center.
- Tenant benefit from being in close proximity to Brea Mall and Hwy 57.

Traffic Count:

- ± 63,000 Average Daily Traffic on East Imperial Highway
- ± 9,240 Average Daily Traffic on South Randolph Avenue

Demographics:

	1 MILE	3 MILES	5 MILES
Population '15	19,257	132,190	378,069
Population '20	20,709	138,710	394,735
Average H.H. Income	\$95,081	\$101,166	\$96,756
Daytime Population	22,737	89,034	193,370

Source: ESRI



**Newmark Grubb
Knight Frank**

Retail

For further information, please contact our exclusive agents:

KEVIN HANSEN	Associate	949.608.2194	khansen@ngkf.com	CA RE License #01937047
CHRIS WALTON	Senior Managing Director	949.608.2096	cwalton@ngkf.com	CA RE License #01839264

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Tenant Roster		
SUITE	TENANT	SF
A1	First Financial	2,250
A1B	Chiropractor	2,250
B1	L. Geiger Jewelers	875
B2	The Lofts Pilates & Personal Trainer	700
C1	Marsha Carter Coffee	1,350
C2	Comfort Day Spa	1,650
C3	Ichiban Restaurant	2,400
G1	Brea Village Travel	750
G2	Lease Pending	1,125
G5	Domenic's Salon	1,123
D1	California Cleaners	1,200
D2-3	Mac Fitness	1,200
D4-5	H-Bling Cryo, Infrared & Nutritional Therapy	2,900
E1	Mustafa Zekna Signs	1,000
E2	Dantella	750
E3	Real Games & Comics	1,500
E4	Available	750
E5	Joanna Nails	750
E6	Brea Bead Works	1,250
E11	Dr. Chan & Lee, D.D.S.	1,385
F1	Available	3,000
F2-3	Two Wheeler Dealer	1,800
1045	Eastwood Insurance	4,500
1046	Vitamin Shoppe Industries, Inc.	5,065
1047	IHOP	4,500



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Executive Summary

Brea Village Center.
1001 E Imperial Hwy, Brea, California, 92821
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 33.91318
Longitude: -117.89112

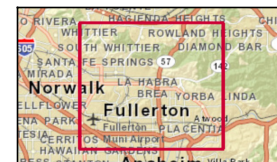
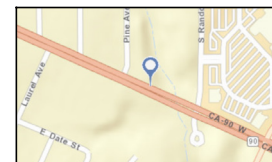
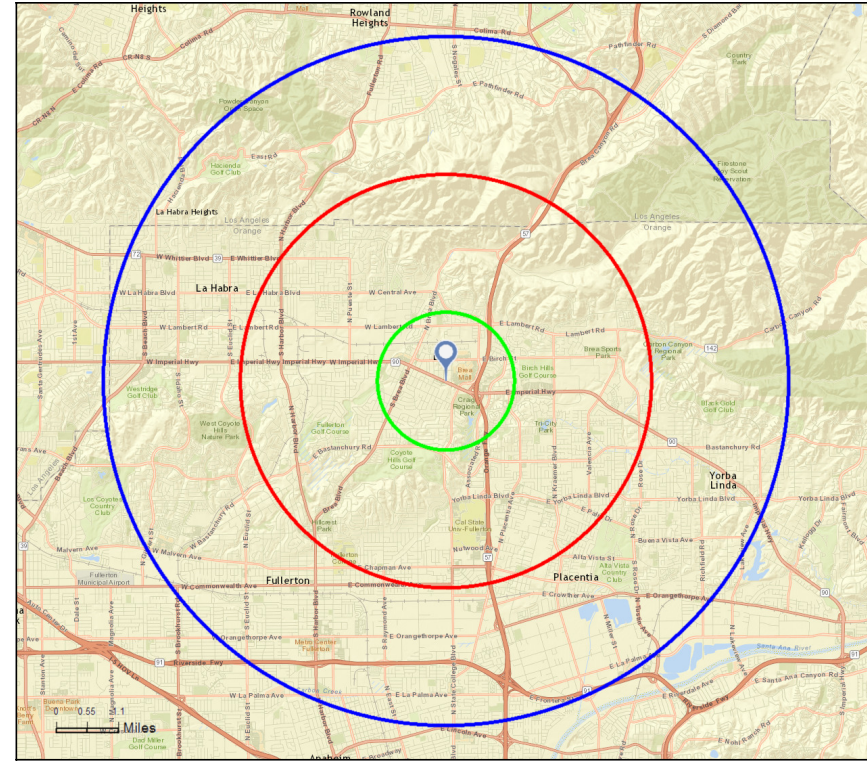
	1 mile	3 miles	5 miles
Population			
2000 Population	16,516	118,148	341,701
2010 Population	17,603	124,873	361,842
2015 Population	19,257	132,190	378,069
2020 Population	20,709	138,710	394,735
2000-2010 Annual Rate	0.64%	0.56%	0.57%
2010-2015 Annual Rate	1.73%	1.09%	0.84%
2015-2020 Annual Rate	1.46%	0.97%	0.87%
2015 Male Population	49.6%	48.8%	49.3%
2015 Female Population	50.4%	51.2%	50.7%
2015 Median Age	37.5	37.5	36.1
Households			
2000 Households	6,092	43,003	110,499
2010 Households	6,450	44,483	116,314
2015 Total Households	6,975	46,621	120,717
2020 Total Households	7,466	48,859	126,003
2000-2010 Annual Rate	0.57%	0.34%	0.51%
2010-2015 Annual Rate	1.50%	0.90%	0.71%
2015-2020 Annual Rate	1.37%	0.94%	0.86%
2015 Average Household Size	2.76	2.78	3.09
Median Household Income			
2015 Median Household Income	\$76,694	\$76,074	\$71,522
2020 Median Household Income	\$85,384	\$85,292	\$81,825
2015-2020 Annual Rate	2.17%	2.31%	2.73%
Average Household Income			
2015 Average Household Income	\$95,081	\$101,166	\$96,756
2020 Average Household Income	\$107,817	\$115,034	\$110,347
2015-2020 Annual Rate	2.55%	2.60%	2.66%
Per Capita Income			
2015 Per Capita Income	\$33,417	\$35,966	\$31,178
2020 Per Capita Income	\$37,714	\$40,749	\$35,507
2015-2020 Annual Rate	2.45%	2.53%	2.63%



Site Map

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Prepared by Esri
Latitude: 33.91318
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