

RETAIL/RESTAURANT FOR LEASE

LAKE FOREST MARKETPLACE

SWC El Toro Road & Rockfield Boulevard
Lake Forest, CA 92630

1,118 – 2,400 SQUARE FEET AVAILABLE



DESCRIPTION

- Strategically located on El Toro Road, one of the major retail corridors in all of Orange County.
- Convenient access to Interstate 5 with multiple ingress/egress points throughout the center.
- Major notable tenants in the market include Home Depot, Ralphs, HomeGoods, PetSmart, Staples, Office Depot and Crunch Fitness.

TRAFFIC COUNT (CoStar 2012)

- ±54,000 Average Daily Traffic on El Toro Road
- ±16,000 Average Daily Traffic on Rockfield Boulevard

DEMOGRAPHICS (Nielsen PrimeLocation, 2012)

| | 1 Mile | 3 Mile | 5 Mile |
|-------------------------|----------|----------|-----------|
| POPULATION | 24,604 | 146,055 | 279,933 |
| AVG. H.H. INCOME | \$66,918 | \$93,974 | \$106,531 |
| EMPLOYEE COUNT | 18,188 | 96,972 | 177,758 |

FOR MORE INFORMATION, PLEASE CONTACT:

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CUSHMAN & WAKEFIELD OF CALIFORNIA, INC.

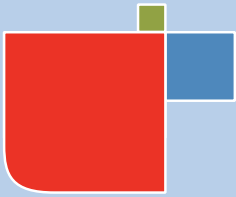
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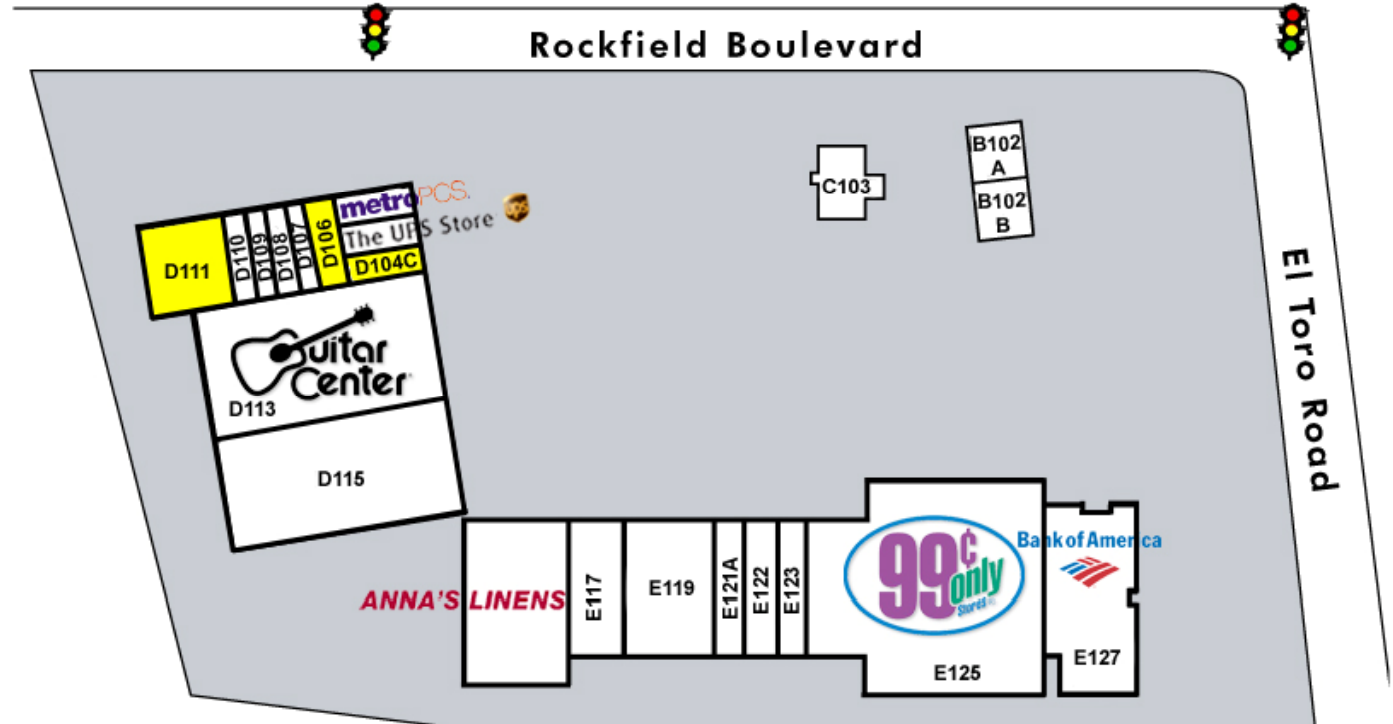
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| STE. | TENANT | SQ. FT. |
|-------|---------------------------------|---------|
| D111 | Available | 2,400 |
| D110 | Coin Laundry | 1,500 |
| D109 | Oasis Relax | 1,500 |
| D108 | Delux Donuts | 930 |
| D107 | Lisa Beauty | 930 |
| D106 | Available | 1,473 |
| D104A | Unlimited PCS | 1,112 |
| D104B | The UPS Store | 1,128 |
| D104C | Vacant (Restaurant Opportunity) | 1,118 |
| D113 | Guitar Center | 16,198 |
| D115 | Costume Castle | 13,892 |
| E116 | Anna's Linens | 9,000 |
| E117 | Kinetisys | 4,003 |
| E119 | T-Shirt Plus | 6,314 |
| E121A | Hookah Lounge | 2,000 |
| E122 | Costa Mesa Medical | 2,500 |
| E123 | Cigar & Wine Aficionado | 2,100 |
| E125 | 99 Cent Only | 24,408 |
| E126 | Bank of America | 10,497 |
| E127 | Dry Clean Express | 1,500 |
| C103 | Alertos | 2,400 |
| B102A | Payday Loan Corp | 1,400 |
| B102B | Kokoro Sushi | 2,050 |



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